

# WILLIAM D. LARSON

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## EDUCATION

Ph. D. Economics, George Washington University May 2011  
M.A. Economics, George Washington University May 2008  
B.A. Economics, Whitman College May 2005

## CURRENT POSITION

Senior Economist, Federal Housing Finance Agency April 2015 – Present

## PRIOR POSITIONS AND AFFILIATIONS

Research Fellow, Lincoln Institute of Land Policy 2019-2020  
Adjunct Professor, Intro to Econometrics, GWU Fall 2017  
Research Economist, Bureau of Economic Analysis April 2013 – April 2015  
Manager, Modeling and Forecasting, Washington Post June 2011 – April 2013  
Manager (interim), Web Analytics, Washington Post Aug 2012 – Jan 2013

## FIELDS OF SPECIALIZATION

Urban economics, housing finance, time series modeling and forecasting

## PUBLICATIONS

with Tara Sinclair (2021), [Forecasting Unemployment Insurance Claims in the Time of COVID-19](#), *International Journal of Forecasting*.  
with Morris Davis, Stephen Oliner, and Jessica Shui (2021), [The Price of Residential Land for Counties, ZIP codes, and Census Tracts in the United States](#), *Journal of Monetary Economics*.  
with Andressa Lemes Proque, Gervásio Ferreira dos Santos, and Admir Antonio Betarelli Júnior (2020), [Effects of Land Use and Transportation Policies on the Spatial Distribution of Urban Energy Consumption in Brazil](#), *Energy Economics*.  
with Weihua Zhao (2020), [Oil Prices and Urban Housing Demand](#), *Real Estate Economics*.  
with Weihua Zhao (2020), [Self-Driving Cars and the City: Effects on Sprawl, Energy Consumption, and Housing Affordability](#), *Regional Science and Urban Economics*.  
with Dan Broxterman (2020), [An Empirical Examination of Shift-share Instruments](#), *Journal of Regional Science*.  
with Johnson et al. (2020), [A benefit–cost analysis of floodplain land acquisition for U.S. flood damage reduction](#), *Nature: Sustainability*.  
with Alex Bogin and William Doerner (2019), [Missing the Mark: Mortgage Asset Valuation Accuracy and Credit Modeling](#), *Financial Analysts Journal*.  
with Alex Bogin and William Doerner (2019), [Local House Price Dynamics: New Indices and Stylized Facts](#), *Real Estate Economics*.  
with Alex Bogin and William Doerner (2017), [Local House Price Paths: Accelerations, Declines, and Recoveries](#), *Real Estate Finance and Economics*.

with Weihua Zhao (2017), [Telework: Urban Form, Energy Consumption, and Greenhouse Gas Emissions Implications](#), *Economic Inquiry*.

with Paul Carrillo and Erik De Wit (2015), [Can Tightness in the Housing Market Help Predict Subsequent Home Price Appreciation? Evidence from the U.S. and the Netherlands](#), *Real Estate Economics*.

with Anthony Yezer (2015), [The Energy Implications of City Size and Density](#), *Journal of Urban Economics*.

with Laura Bakkensen (2014), [Population Matters When Modeling Hurricane Fatalities](#), *Proceedings of the National Academy of Sciences*.

with Simon Johnson, Arvind Subramanian, and Chris Papageorgiou (2013), [Is Newer Better? Penn World Table Revisions and Their Impact on Growth Estimates](#), *Journal of Monetary Economics*.

with Feng Liu and Anthony Yezer (2012), [Energy Footprint of the City: Effects of Urban Land Use and Transportation Policies](#), *Journal of Urban Economics*.

with Feng Liu and Anthony Yezer. In Susan Smith (editor) (2012), [Energy Consumption, Housing, and Urban Development Policy](#), *International Encyclopedia of Housing and Home*.

### **WORKING PAPERS UNDER REVIEW**

with Paul Carrillo and William Doerner, “House Price Markups and Mortgage Defaults,” revise and resubmit, *Journal of Money, Credit, and Banking*.

with Jessica Shui, “Land Valuation using Public Records and Kriging: Implications for Land versus Property Taxation in Cities”, under review, *Journal of Housing Economics*.

with Morris Davis, Stephen Oliner, and Benjamin Smith, “A Quarter Century of Mortgage Risk,” under review, *Review of Financial Studies*.

with Tony Yezer and Weihua Zhao, “Urban Planning Policies and the Cost of Living in Large Cities,” revise and resubmit, *Regional Science and Urban Economics*.

### **WORK IN PROGRESS**

with Justin Contat, “Transaction Composition and House Price Index Measurement: Evidence from a Repeat-Sales Aggregation Index.”

with Christos Makridis and Chad Redmer, “House price expectations and forbearance.”

with Weihua Zhao, “Ridesharing and the city.”

### **OTHER PROFESSIONAL EXPERIENCE**

Consultant, Washington Post	April 2013-Oct. 2013
Research Assistant (Anthony Yezer)	June 2007-Spring 2011
Teaching Assistant, Principles of Economics (Katie Foreman)	Fall 2009-Fall 2010
Consultant, International Monetary Fund	Fall 2009-Spring 2010
Research Assistant, International Monetary Fund (Simon Johnson, Arvind Subramanian, Chris Papageorgiou)	June 2008-Aug. 2009
Consultant, Benchmark Forecasts (Fred Joutz)	Jan.2007-Sept. 2007
Research Assistant, U.S. Senate Committee on Finance	Sept. 2005-May 2006

### **FELLOWSHIPS AND AWARDS**

Best Paper on Real Estate Valuation (ARES)	2018
Best Paper on Real Estate Cycles (ARES)	2017
Best Paper on Real Estate Market Analysis (ARES)	2016
Graduate Research Fellow, Center for Economic Research, GWU	2007-2011
Doctoral Dissertation Research Grant, HUD (\$25,000)	2010-2011

Early Doctoral Student Research Grant, HUD (\$15,000)

2007-2008

### **PROGRAMMING SKILLS**

Matlab, R, STATA, Eviews, LaTeX, SQL (MS, HIVE), HTML5, ASP, PHP

### **SERVICE, MEMBERSHIPS, PRESS**

Referee: *AEJ: Policy, Journal of Urban Economics, Economic Inquiry, Real Estate Economics, Journal of Empirical Finance, Regional Science and Urban Economics, Journal of Regional Science, Journal of Housing Economics, International Journal of Forecasting, Economic Letters, Eastern Economic Journal, Economic Development Quarterly, Journal of Macroeconomics*

Program Committee: 2017 and 2018 AREUEA Mid-Year Meetings.

Member: American Economic Association, American Real Estate and Urban Economics Association, Urban Economics Association, GWU Research Program on Forecasting

Dissertation Committee Member for Stephen Popick, George Washington University (2016); Han Liu, George Washington University (2021)

Founder and Co-Organizer, GWU Graduate Research Seminar Series  
Founder and Co-President, GWU Economics Graduate Student Assoc.

Press hits: [New York Times](#), [Washington Post](#) and [here](#) and [here](#), [Chicago Tribune](#), [NBC News](#), [The Economist](#), [24/7 Wall Street](#), [Forbes](#), [Wall Street Journal](#), [Bloomberg](#), [Houston Chronicle](#), [Baseball Prospectus](#), [Fangraphs](#), [National Mortgage Market News](#), [The M Report](#), [Consumerist](#).

### **REFERENCES**

Available upon request.

Updated: August 17, 2021