

EDUCATION

Massachusetts Institute of Technology (MIT), Cambridge, MA

Ph.D. in Urban Science and Policy

September 2023

Dissertation: “Three Essays on Rental Housing Markets in the United States”

Master in City Planning

June 2019

Tufts University, Medford, MA,

B.S. in Physics & Peace and Justice Studies, *summa cum laude*

May 2015

Santa Fe Institute, Santa Fe, NM, Graduate Workshop in Computational Social Science

July 2022

Universidad De Chile, Santiago, Chile, Tufts-in-Chile Program

July - December 2013

RESEARCH INTERESTS

Interests: Housing policy, wealth inequality, economic development, inclusive growth

Methods: Econometrics and statistics, network analysis, geospatial analysis

RESEARCH & WORK EXPERIENCE

National Housing Crisis Task Force, Washington, DC, *Director*

2024 - Present

- Manage the daily functioning of the Task Force, including all research, communications, operations, and meetings, overseeing an annual budget of over \$1 million from 10+ funders
- Oversee a team of 10+ staff, 5+ consultants, 4 Co-Chairs, and 28 task force members to achieve project objectives
- Serve as primary author on a 40-part Federal Housing Policy Agenda, ensuring the bipartisan, multisectoral Task Force members and co-chairs reached consensus through active participation and feedback
- Direct a federal government relations strategy to encourage adoption of Task Force policy recommendations
- Plan and execute quarterly Task Force meetings, overseeing agenda development and meeting follow-up
- Develop and pursue partnership engagements with numerous stakeholders in the housing ecosystem, ensuring broad adoption of state and local housing solutions in Land, Capital, Construction, Regulation, and Governance
- Collaborate with Nowak Metro Finance Lab Director Bruce Katz in fundraising for the Task Force

Nowak Metro Finance Lab, Drexel University, Washington, DC, *Senior Research Fellow*

2022 - Present

- Researched, designed, wrote, and developed an anti-displacement strategy for residential and commercial tenants in North Philadelphia in collaboration with a community-based organization, including 18 implementable policies, programs, and strategies for housing stability and economic development
- Co-lead a 6-month research-and-action project to redesign public procurement practices in San Antonio, TX
- Collaborate with the Aspen Institute’s Latino’s and Society program to help grow Latino-owned businesses across a cohort of 6 cities, through monthly strategy meetings and presentations to local leaders
- Co-author two reports and five newsletters relating to housing policy, rental markets, and economic development

Department of Urban Studies and Planning, MIT, Cambridge, MA

Research Assistant

2020 - 2022

- Programmed suite of scripts in R to harmonize 5 datasets on housing values and household incomes in all urban US census tracts, leading to the development of a novel metric for gentrification in the US context
- Co-wrote 2 research articles with faculty members and colleagues to disseminate findings of research
- Evaluated the predictive power of our metric through the use of regressions and causal inference models
- Designed maps and charts in R to communicate our findings to readers, practitioners, and the general public

Teaching Assistant, Quantitative Reasoning and Statistical Methods for Planning I

Spring 2021

- Led weekly recitations to teach students statistical methods, data visualization, and data analysis in R

Center for Public Studies, Santiago, Chile, *Visiting Research Assistant* 2019

- Studied causal impact of immigrants on housing prices in Santiago, Chile during a recent wave of immigration using Chilean census data on 7 million households and 400,000 parcels with housing price transaction data
- Co-authored results of the findings in the CEP's white paper series, *Puntos de Referencia*

Urban Redevelopment Authority, Pittsburgh, PA, *Graduate Housing Intern* 2018

- Researched best practices & recommended activities for the new \$10M Housing Opportunity Fund
- Advised a 17 person advisory board to develop strategies that address affordable housing shortages in Pittsburgh

Cambridge Housing Authority, Cambridge, MA, *Research Associate Intern* 2018

- Workshopped with public housing residents, CHA staff, and ecosystem partners to identify innovative models of shared equity housing, public housing homeowner assistance programs, and financial education
- Designed a pilot program focusing on homeownership assistance for residents of Cambridge public housing

Lewis-Burke Associates, Washington, DC, *Government Relations Associate* 2015 - 2017

- Developed and executed strategies to advocate for 30+ clients' priorities with federal policymakers in Congress and in the Executive branch in the fields of smart cities, engineering, energy, and the physical sciences
- Researched, in a team-based setting, university and federal scientific investment priorities
- Monitored and analyzed federal R&D funding and legislation, writing weekly newsletters and reports to clients

SKILLS

Technical	R, RStudio, ArcGIS, Python, PostgreSQL, PostGIS, LaTeX, Dedupe	Language	English: Native fluency Spanish: Professional & working fluency French: Basic
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SELECTED PUBLICATIONS & REPORTS

Preis, B. "Where the Landlords Are: Identification of Regions and Megaregions through Rental Ownership" *The Annals of the American Association of Geographers*. 2024

Preis, B., B. Katz, and K. Gillen. "We Buy Houses: You Lose Out" *Nowak Metro Finance Lab at Drexel University*. 2023

bunten, dm., **B. Preis**, and S. Aron-Dine, "Remeasuring Gentrification." *Urban Studies*. 2023

Preis, B. "Winding Paths Through Urban Systems and Urban Networks" *Book Chapter*. 2023

Dowdall, E., I. Goldstein, B. Katz, and **B. Preis**, "Investor Home Purchases & the Rising Threat to Owners and Renters" *Nowak Metro Finance Lab at Drexel University*. 2022

Preis, B, L. Susskind. "Municipal Cybersecurity: More Work Needs to be Done." *Urban Affairs Review*. 2021

Katz, B., **B. Preis**. "A Small Business Reading List" *Nowak Metro Finance Lab at Drexel University*. 2020

Preis, B, A. Janakiraman, A. Bob, and J. Steil. "Mapping Gentrification and Displacement Pressure: An Exploration of Four Distinct Methodologies." *Urban Studies*. 2020

Preis, B. "The Relationship Between Local Rental Market Ownership Concentration and Rent" *Work in Progress*

SELECTED FELLOWSHIPS, GRANTS, & HONORS

Fellowships:	MIT Presidential Fellowship (2019); National Science Foundation Graduate Research Fellowship (2018)
Grants:	Harold Horowitz Research Fund (2022); Sagalyn-Hack Dissertation Award (2022); Lloyd and Nadine Rodwin Fund (2019); Carrol L. Wilson Prize (2019); William Emerson Travel Grant (2018)
Honors:	Sigma Pi Sigma (2015), Phi Beta Kappa (2015), Class of 1898 Prize (2015), Marshall Hochhauser Prize (2015)