

Wesley Austin Miller

millerwe@usc.edu

WesleyAustinMiller.com

Employment

University of Southern California, Lusk Center for Real Estate

Postdoctoral Scholar (Research Associate), September 2024 - Present

Texas A&M University, Texas Real Estate Research Center

Senior Research Associate, September 2021 - August 2024

Research Associate, September 2018 - August 2021

Education

Ph.D. Economics, Texas A&M University, May 2024

M.S. Economics, University of Texas at El Paso, May 2016 (Summa Cum Laude)

B.B.A. Economics, University of Texas at El Paso, May 2014

Research Fields

Urban, Real Estate, and Environmental Economics

Working Papers

1. “Leveraging the Microgeography of Neighborhoods to Estimate the Causal Effects of Flood Damage: Evidence from Hurricane Harvey”. *Working Paper*, 2025.
2. “Housing Supply Elasticities: A Structural Vector Autoregression Approach” (with Anthony W. Orlando and Christian L. Redfearn). Revise and Resubmit at *Journal of Applied Econometrics*, 2025.
3. “Rebuilding and New Residential Development Following a Destructive Wildfire: A Ten-Year Wildland-Urban Interface Case Study in Texas” (with N. Lee May and Urs P. Kreuter). Revise and Resubmit at *International Journal of Wildland Fire*, 2025.

Works in Progress

Human Capital Development and Labor Market Outcomes After Hurricane Harvey

Detecting the Determinants of Housing Destruction During Wildfires: A Case Study of the Eaton and Palisades Wildfires

Why Housing Construction Productivity Hasn’t Stagnated? Evidence from Manufactured Housing

Does Legalization of Informal Housing Support Safe and Affordable Tenancy?

Quasi-Random Extensions of the Eviction Process: Effects on Landlords and Tenants

Research Briefs

Reflecting on Bastrop (with N. Lee May). 2025. Texas Real Estate Research Center, *Tierra Grande*, No. 2443.

Where There’s Smoke: Climate Change, Population Growth, and Wildfires (with N. Lee May). 2024. Texas Real Estate Research Center, *Tierra Grande*, No. 2430.

Where Did New Texans Come From During the Pandemic (with Luis B. Torres). 2021. Texas Real Estate Research Center, *Tierra Grande*, No. 2324.

Finding a Representative Interest Rate for the Typical Texas Mortgagee. 2020. Texas Real Estate Research Center, *Tierra Grande*, No. 2278.

Residential Rental Protection and COVID-19. 2020. Texas Real Estate Research Center, *Tierra Grande*, No. 2271.

Filtering Out the Noise: Seasonally Adjusting Housing Data (with Luis B. Torres). 2019. Texas Real Estate Research Center, *Tierra Grande*, No. 2249.

Robot Revolution: Automation and the Changing Job Landscape (with Luis B. Torres and Paden Van). 2019. Texas Real Estate Research Center, *Tierra Grande*, No. 2236.

The New Texans (with Luis B. Torres). 2019. Texas Real Estate Research Center, *Tierra Grande*, 2224.

Highs and Lows of Floodplain Regulations (with Luis B. Torres and Clare Losey). 2018. Texas Real Estate Research Center, *Tierra Grande*, No. 2209.

Home Delivery: Where is All the New Housing? 2018. Texas Real Estate Research Center, No. 2203.

Imperfect Storm (with Luis B. Torres). 2018. Texas Real Estate Research Center, *Tierra Grande*, No. 2195.

Housing Bubble's 10th Burst-Day (with Luis B. Torres). 2018. Texas Real Estate Research Center, No. 2190.

Globalization's Effects on Texas Manufacturing (with Luis B. Torres). 2017. Texas Real Estate Research Center, *Tierra Grande*, No. 2183.

Built in Texas: What Happened to Manufacturing Employment (with Luis B. Torres). 2017. Texas Real Estate Research Center, *Tierra Grande*, No. 2171.

Teaching Experience

Urban Economics, University of Southern California (Guest Lecturer)	Fall 2024
Econometrics I (PhD Qualifying Exam), Texas A&M University (Tutor)	Summer 2018
Principles of Microeconomics, University of Texas at El Paso (Teaching Assistant)	Spring 2014

Conference and Seminar Presentations

2025

1. University of Southern California's Rena Sivitanidou Annual Research Symposium: Climate Sustainability, Adaptation, and Resilience, "Leveraging the Microgeography of Neighborhoods to Estimate the Causal Effects of Flood Damage: Evidence from Hurricane Harvey."
2. American Real Estate and Urban Economics Association (AREUEA) National Conference, "Leveraging the Microgeography of Neighborhoods to Estimate the Causal Effects of Flood Damage: Evidence from Hurricane Harvey."

2024

1. Texas Manufactured Housing Convention, "Texas Manufactured Housing Survey: Pre-Election Conditions and Future Expectations"

2023

1. Texas Manufactured Housing Convention, "Texas Housing Manufacturer Sentiments: Contemporaneous Conditions and Six-Month Outlook"

2022

1. Federal Reserve Bank of Dallas: Emerging Trends in Real Estate Markets Post-COVID, “Texas Migration Trends: Impact on Single-Family Housing”
2. Freddie Mac Rural Research Symposium, “Estimating the Effects of Natural Disasters: Evidence from Hurricane Harvey”
3. Texas Manufactured Housing Convention, “Sentiments of Manufactured Housing”

2021

1. Texas Manufactured Housing Convention, “2021 Review of the Texas Manufactured Housing Survey Results”

Monthly Surveys

- Texas Manufactured Housing Survey (Collaboration with the Texas Manufactured Housing Association) - June 2020 to Present
- Texas Residential Mortgage Survey (Collaboration with the Texas Mortgage Bankers Association) - September 2020 to September 2024

Service

2025

1. Commercial Real Estate Insurance Roundtable, University of Southern California (Organizer)
2. Rena Sivitanidou Annual Research Symposium: Climate Sustainability, Adaptation, and Resilience, University of Southern California (Organizer)

Media Coverage

- “The Migration Myth: New Study Finds Out-of-State Movers Are Not to Blame for Increased Housing Prices in Texas,” 04/04/2022, Spectrum News 1 - Austin
- “People Moving to Texas Note the Main Source of Surging Home Prices,” 03/15/2022, NBC 5 Dallas-Fort Worth
- “Expert expects a surge in evictions as protections are lifted,” 06/08/2020, Dallas Business Journal