



Urban Economics and Public Finance Conference

April 30 – May 1, 2026
Cambridge, MA

PRELIMINARY AGENDA

Thursday, April 30, 2026

- 8:30 – 9:00 a.m.** ***Registration and Continental Breakfast***
- 9:00 – 9:15** **Welcome and Introduction**
- 9:15 – 10:45** **Falling Behind? State and Local Government Employee Compensation Since the Great Recession**
- Byron Lutz, *Federal Reserve Board of Governors*
- Discussant:** Robert Triest, *Northeastern University*
- 10:45 – 11:00** ***Break***
- 11:00 – 12:30 p.m.** **Does Centralization Matter? The Equity and Cost Implications of State Property Tax Assessment**
- Luke Spreen, *University of Maryland*
- Discussant:** Paul Carrillo, *George Washington University*
- 12:30 – 2:00** ***Lunch***
- 2:00 – 4:30 pm** **Panel: The Promises and Pitfalls of Big Property Data for Property Tax and Housing Research**
- Presenters:** Dan McMillen, *University of Illinois at Chicago*, and Ron Rakow, *Lincoln Institute of Land Policy*
- Panelists:** Ruchi Singh, *University of Georgia*; Luke Rodgers, *Florida State University*; Jeff Zabel, *Tufts University*; Will Larson, *US Treasury Office of Financial Research*
- 6:00 – 8:30** ***Conference Reception/Dinner***

Friday, May 1, 2026

8:15 – 9:00 a.m. ***Continental Breakfast***

9:00 – 10:30 **A New Way to Measure Clustering Where It Matters: Evidence of Retail Agglomeration at a Very Small Scale**

- Rachel Meltzer, *Harvard University*

Discussant: Ed Coulson, *University of California, Irvine*

10:30 – 10:45 ***Break***

10:45 – 12:15 p.m. **Fiscal Externalities of Transaction Taxes: Evidence from the Los Angeles Mansion Tax**

- Tejaswi Velayudhan, *University of California, Irvine*

Discussant: Paavo Monkkonen, *University of California, Los Angeles*

12:15 ***Conference Adjourns***