

Jiakang Zhang

647-740-9412 · jiakangz.0907@gmail.com · Kitchener, Ontario

PROFESSIONAL SUMMARY

Research and data analyst with experience since 2021 across academic, nonprofit, and community mental-health settings, turning large, fragmented datasets into evidence people can act on. Skilled at collecting, validating, and integrating administrative, third-party, and Census data; creating neighbourhood-level measures of housing, transit access, and demographic change; building and testing statistical and spatial models; and translating results into plain-language briefings, maps, and dashboards for planners and decision-makers.

PROFESSIONAL EXPERIENCE

Research Data Analyst

Sep 2025 – Present

University of Guelph · Housing Experience Project

- Independently led the short-term-rental sub-project, collecting, consolidating, and preparing large-scale administrative and third-party datasets for analysis.
- Ran statistical analyses in Stata and translated complex demographic data into plain-language insights on how short-term rentals may raise local poverty rates.
- Built spatial visualizations and interactive reports in QGIS, ArcGIS, and Tableau to support strategic reporting and decision-making.
- Authored briefing notes, discussion papers, and localized impact reports; maintained organized, analysis-ready datasets.

Graduate Researcher, MA Thesis

Sep 2023 – Apr 2026

University of Guelph · Quantitative Analysis of Airbnb's Impact on Long-Term Rents in Toronto

- Built an original dataset from ten sources, including three years of Census data, rental-market listings, and third-party platform data, writing Python programs to automate collection and cleaning.
- Created custom accessibility measures for every property, including real door-to-door public transit travel times and a walking-distance attractions score.
- Used QGIS to map every listing to its census tract; built and tested econometric models in Stata with instrumental-variable methods and formal diagnostic tests.
- Quantified that short-term rentals were associated with about a 5.6% rent increase citywide; identified a regulatory loophole in Toronto's short-term-rental by-law, with out-of-scope listings linked to roughly double the rent impact.
- Authored a 135-page thesis presenting the findings in plain language.

Research Assistant

Sep 2025 – Dec 2025

University of Guelph · Gentrification in Toronto

- Collected, cleaned, and integrated 20 years of Census data (2001–2021) into QGIS for spatial analysis.
- Designed concentric distance buffers to model small-area spatial trends, surfacing building-age patterns and socio-economic effects on vulnerable populations.
- Prepared and presented data summaries and briefing notes, validating accuracy before reporting.

Teaching Assistant, University of Guelph

Sep 2023 – May 2026

- Explained complex concepts to students, gave constructive feedback, and managed high-volume workloads under strict deadlines.

Freelance Project Manager / Chinese–English Translator

Sep 2022 – Present

- Coordinated daily with three international companies to ensure accurate translation and knowledge transfer across concurrent projects.

Research Analyst, Gansu Huiling Social Work Service Center, China

Jun 2021 – May 2023

Community nonprofit serving people living with mental illness

- Conducted research and statistical analysis on the social and psychological factors affecting people living with mental illness, handling sensitive personal information under strict confidentiality protocols.
- Led community engagement and outreach with clients, families, and community partners; carried out budget analysis to support program planning.

AWARDS & CONFERENCES

- **Methodological Excellence Award**, SOAN ENGAGE Conference (April 2026), for "original dataset creation, complex data analysis methods, and clear communication of findings."
- **Presenter**, SOAN ENGAGE Conference (April 2026): socio-economic impacts of short-term rentals, translating complex statistical data into clear visual summaries.

EDUCATION

Master of Arts (Thesis-based), Sociology · University of Guelph

Sep 2023 – Apr 2026

- Thesis: Quantitative Analysis of Airbnb's Impact on Long-Term Rents in Toronto · Independent reading course: Applied Housing Economics

Bachelor of Arts, Sociology · Northwest Minzu University, China

Sep 2017 – Jun 2021

- Valedictorian

Additional training

2020 – 2026

- Python Programming, University of Helsinki (online) · Social Surveys Practices, Peking University Summer School

TECHNICAL SKILLS

Data analysis & statistics: Econometric modeling, regression analysis, instrumental-variable methods, policy and program evaluation, trend analysis.

Tools & software: Stata, Python, QGIS, ArcGIS, SPSS, Tableau, Excel.

Data sources: Statistics Canada (Census), large administrative datasets, third-party platform and open data (street networks, transit schedules).

Communication: Plain-language briefing notes, discussion papers, dashboards and visualizations, stakeholder engagement, presenting to diverse audiences.