



Meeting *of the*
Governing Board of Directors

The Los Angeles Development Fund
and
LADF Management, Inc.

September 10, 2026

MEETING of the
GOVERNING BOARD OF DIRECTORS of
THE LOS ANGELES DEVELOPMENT FUND and LADF MANAGEMENT, INC.

September 10, 2026

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 - LADF Pipeline Report
- 3** Materials regarding Approval of Minutes for Board Meeting(s):
 - June 12, 2026
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 - Memo for Novogradac Conference (New Orleans)

Tab 1

AGENDA

**MEETING of the
GOVERNING BOARD OF DIRECTORS of
THE LOS ANGELES DEVELOPMENT FUND and LADF MANAGEMENT, INC.**

To Join in Person: City Hall, Room 1070 | 200 N Spring St, Los Angeles, CA 90012
To Join via Zoom: Dial (669) 444-9171 US | Meeting ID: 893 2951 3283
Thursday, September 10, 2026 | 02:30 PM to 4:00 PM

	AGENDA ITEM	PRESENTER	TAB
	Welcome and Call to Order	Frederick Jackson	
	Roll Call	Sandra Rahimi	
	Public Comment	Frederick Jackson	
1	Discussion Items	Sandra Rahimi	
	a. Pipeline Update		Tab 2
2	Approval of Minutes for Board Meeting(s) on:	Frederick Jackson	
	a. June 12, 2026		Tab 3
3	Action Items	Frederick Jackson	
	a. Request for authorization for LADF staff to issue a Letter of Interest (LOI) to the Hearts of Los Angeles Working Capital Loan project for providing up to \$7 million in New Markets Tax Credit Allocation if either the South LA Healthy Food project (Costco) or the Reseda Theatre project is unable to provide evidence of commitment for all financing sources, including allocation, leverage loan, and NMTC investor commitments, by October 2, 2026, and demonstrate the capability to close by December 20, 2026.		
	b. Request for authorization for LADF staff to issue a Letter of Interest (LOI) to the Project Angel Food (Phase II) project for providing up to \$7 million in New Markets Tax Credit Allocation if both the South LA Healthy Food project (Costco) and the Reseda Theatre project are unable to provide evidence of commitment for all financing sources, including allocation, leverage loan, and NMTC investor commitments, by October 2, 2026, and demonstrate the capability to close by December 20, 2026.		
	c. Request for approval for LADF staff members Sandra Rahimi, Christopher Chorebanian, and Jiaqi Wu to attend Novogradac's NMTC Conference in New Orleans from October 20 to 23, 2026.		Tab 4
4	Future Agenda Items	Frederick Jackson	
	TBD		
5	Next Meeting Date and Time of Governing Board	Frederick Jackson	
	Thursday, November 12, 2026 2:30 PM to 4:00 PM		
	Public Comment	Frederick Jackson	
	Adjournment	Frederick Jackson	

The LADF's Board Meetings are open to the public. Accommodations such as sign language interpretation and translation services can be provided upon 72 hours notice. Contact LADF @ (213) 808-8959. **PUBLIC COMMENT AT LADF BOARD MEETINGS** – An opportunity for the public to address the Board will be provided at the conclusion of the agenda. Members of the public who wish to speak on any item are requested to identify themselves and indicate on which agenda item they wish to speak. The Board will provide an opportunity for the public to speak for a maximum of three (3) minutes, unless granted additional time at the discretion of the Board. Testimony shall be limited in content to matters which are listed on this Agenda and within the subject matter jurisdiction of the LADF. The Board may not take any action on matters discussed during the public testimony period that are not listed on the agenda.

Tab 2

LADF

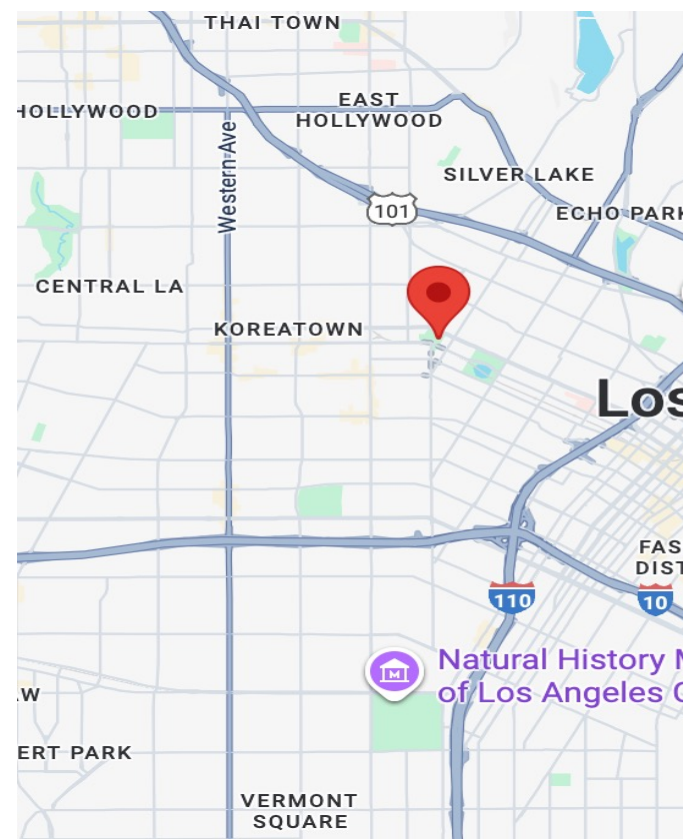
LOS ANGELES DEVELOPMENT FUND

PIPELINE PROJECT PRESENTATION

**LADF Board Meeting
September 2026**

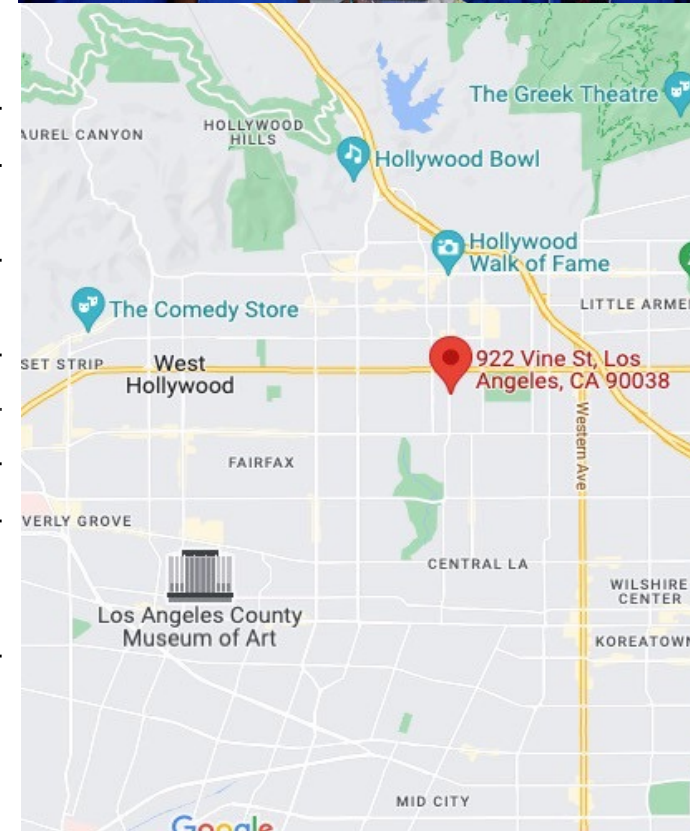
HEART OF LOS ANGELES (Working Capital)

Developer:	Heart of Los Angeles		
Project Type:	Working Capital; Free Afterschool Program to Underserved Youth		
Description:	Heart of Los Angeles (HOLA) is a nonprofit that provides free, high-quality after-school programs in academics, arts, music, and athletics to underserved youth. With NMTC financing, HOLA will expand from its Central LA base into South LA, bringing proven programs to severely distressed neighborhoods. This expansion will grow the number of youth served annually from 2,400 to 5,000, offering academic enrichment, STEM, visual arts, athletics, music, and wrap-around family services. HOLA's programs have led to 100% high school graduation and 95% college enrollment for participants, compared to local graduation rates of 47–61% and college attainment rates of 8–15%. Heart of LA has received broad support from City, State, and community leaders, including Governor Gavin Newsom, Mayor Karen Bass, LA City Councilmembers, LA County Supervisor Holly Mitchell, education officials, and cultural partners such as UCLA, USC, and the LA Philharmonic.		
Location:	11 sites across Central & South Los Angeles, including Watts, Crenshaw, Florence-Firestone, and Westlake (all severely distressed census tracts)		
Census Tract Eligibility (2016-20):	➤ All severely distressed tracts) 5 in Central LA (all severe/deep distress, 24-40% poverty, 37-49% AMI, 1.1-1.8x UE) 6 in South LA (all severe/deep distress, 21–40% poverty, 34–64% AMI, 1.8–4.1x UE)		
Estimated TDC & NMTC Allocation:	Budget:	\$ 30,000,000	Total QEI: \$ 30,000,000 LADF QEI: \$ 10,000,000
Potential Sources of Funds:	Fundraising and Donations:	\$ 20,640,000	
	NMTC Equity (\$0.80 / NMTC):	\$ 9,360,000	
Projected Closing:	Able to close as soon as allocation is secured		
Current Status:	➤Permitting complete (HCAI approvals finalized) ➤Underground utility and grading work started Nov. 2024		
Community Benefits/Impact:	➤Jobs: 88 Permanent (6 created / 82 retained) ➤Quality Jobs: 100% with benefits; 75% pay > MIT living wages; ➤Students Served: Currently 2,400, growing to 5,000 annually ➤Expands arts, STEM, music, and academic enrichment to underserved South LA		



PROJECT ANGEL FOOD (PHASE II)

Developer:	Project Angel Food (a non-profit organization)		
Project Type:	New Construction / Office & Community Space		
Description:	Project Angel Food ("PAF") is nonprofit that prepares and delivers medically tailored meals (MTMs) and nutrition counseling free of charge to critically ill residents across L.A. County. PAF's Phase II project is a new 16,000 sq. ft. facility (adjacent to the existing Phase I kitchen and dispatch facility) which will introduce new programming, including a Demonstration Kitchen for client culinary training and community education, a Research and Policy Institute to advance food-as-medicine policy, and a planned Medically Tailored Grocery delivery program. Phase II will also provide dedicated space that support the meal delivery operations next door including the Registered Dietitians who develop individualized meal protocols for every client; the Client Services team that manages intake, delivery coordination, and wraparound support; Volunteer Services, which recruits and deploys the volunteers contributing over 38,000 hours of annual labor to kitchen and dispatch operations.		
Location:	960 Vine Street, Los Angeles CA 90038 (CD 13)		
Census Tract Eligibility (2016-20):	➤ 20.5% Poverty Rate (<i>greater than 20%</i>) ➤ 50.8% of Metro/State Median Income (<i>less than 80% and 60%</i>)		
Estimated TDC & NMTC Allocation:	Budget:	\$ 39,500,000	Total QEI: \$ 30,000,000 LADF QEI: \$ 10,000,000
Potential Sources of Funds:	Sponsor Capital Campaign:	\$ 27,800,000	Lev. Loan Eligible
	NMTC Equity (\$0.79 / NMTC):	\$ 11,700,000	
Projected Closing:	Q4 2026		
Current Status:	➤ Building permits: expect RTI permits in Q3 2026 ➤ GC contract: expect GC selection in Q3 2026 ➤ Sponsor equity for leverage loan is on hand		
Community Benefits/Impact:	➤ Jobs: 77 Permanent (18 created / 59 ret.) – 193 Construction ➤ Quality Jobs: Perm. – 100% w/ benefits and Constr. – 100% Living Wages ➤ Accessible Jobs: Perm. – 45% to LIPs and Constr. – 100% accessible ➤ Individuals Served: 9,500 unique individuals annually and over 3.1 million in services provided – 100% to low-income persons		



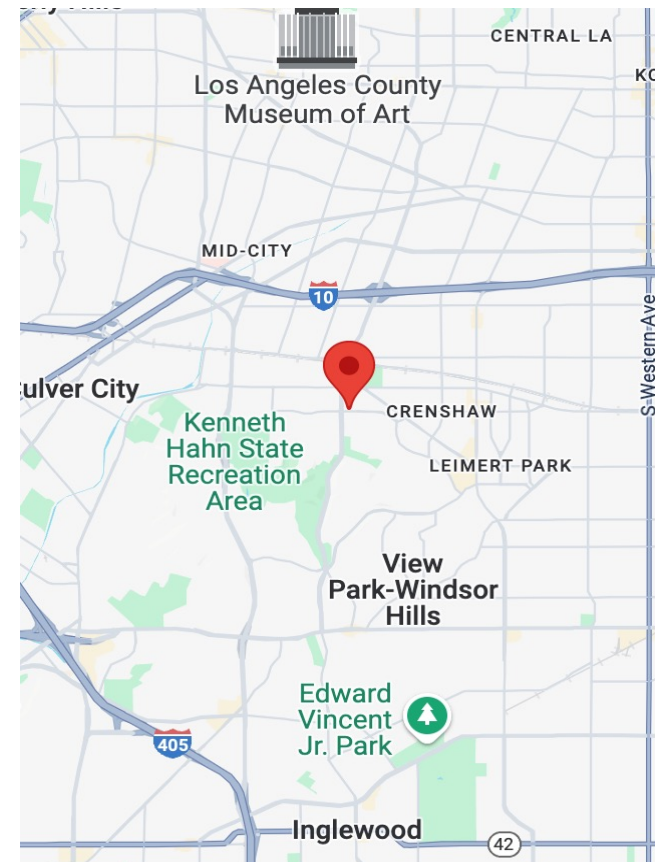
RESEDA THEATRE

Developer:	Azure Community Development, Inc.		
Project Type:	Renovation; Entertainment and Small Business Incubator		
Description:	The Reseda Theater & Public Market project is revitalizing a historic 15,860 square foot theater in Downtown Reseda into a vibrant community space. Managed by Azure Community Development, the project focuses on low-income, BIPOC communities, featuring a food hall with six tenants across 300-1,000 square feet each, a 92-seat craft beer garden, two movie theaters totaling 100 seats, and a weekday community meeting space. Tenants will benefit from interest-free, forgivable \$50,000 start-up loans and 20-25% below-market rent. This initiative is set to rejuvenate a once-thriving area, significantly affected since the 1970s, by promoting local business & community engagement in a historically rich location.		
Location:	18447 West Sherman Way, Los Angeles, CA 91335 (CD 3)		
Census Tract Eligibility (2016-20):	➤ 55.7% of Metro/State Median Income (<i>less than 80% and 60%</i>) ➤ Designated Opportunity Zone		
Estimated TDC & NMTC Allocation:	Budget:	\$ 16,000,000	Total QEI: \$ 16,000,000 LADF QEI: \$ 7,000,000
Potential Sources of Funds:	Sponsor Equity:	\$ 700,000	Lev. Loan Eligible
	City of LA Sect. 108 & Grants:	\$ 6,900,000	Lev. Loan Eligible
	CDFI Loan:	\$ 2,850,000	Lev. Loan Eligible
	LADF Loan (<i>requested</i>):	\$ 500,000	Lev. Loan Eligible
	NMTC Equity (\$0.81 / NMTC):	\$ 5,050,000	
Projected Closing:	TBD		
Current Status:	➤ Permits issued Nov 2025; Construction commenced ➤ Financing: Pending commitments for \$3.2MM debt (including \$2.7mm CDFI loan and proposed \$500,000 loan from LADF) and \$1mm PRI; Section 108 for Reseda was approved.		
Community Benefits/Impact:	➤ Jobs: 42 Permanent (<i>all created</i>) – 45 Construction ➤ Latina-led and -controlled non-profit. The GC is also an MBE. ➤ Start-Up Loan Program: Up to \$50k forgivable loans for tenant start-ups, 25% forgiven annually over 4 years if business remains operational. ➤ Sponsor to recruit food tenants via local WorkSource entrepreneurship program; tenants to have at least 1 site (e.g. food truck) for business growth		



SOUTH LA HEALTHY FOOD / COSTCO

Developer:	Thrive Living		
Project Type:	New Construction – Full-Service Costco In an Affordable Housing Complex		
Description:	This project involves the construction of a full-service Costco store with four floors of subterranean parking, providing residents with access to healthy foods in a USDA-designated Food Desert. Thrive Living is also developing a \$327 million, 800-unit housing complex above Costco, with 184 units designated as affordable housing for tenants earning below 80% AMI. This project addresses a severe housing shortage while creating a community-focused, transit-oriented development in South LA. Thrive Living is a real estate developer dedicated to addressing the housing crisis in Los Angeles through a community-centered approach, collaborating with over 30 local organizations. Before initiating this project, Thrive spent 18 months gathering input from a local resident focus group, which led to a partnership with Costco to provide a much-needed healthy food option in the area.		
Location:	5035 Coliseum St. Los Angeles, CA 90016 (CD 10)		
Census Tract Eligibility (2016-20):	➤ 27.0% Poverty Rate (<i>greater than 20%</i>) ➤ 44.2% of Metro/State Median Income (<i>less than 80% and 60%</i>)		
Estimated TDC & NMTC Allocation:	Budget:	\$ 119,400,000	Total QEI: \$ 70,000,000 LADF QEI: \$ 6,500,000
Potential Sources of Funds:	Sponsor Equity :	\$ 29,830,000	Lev. Loan Eligible
	Senior Debt:	\$ 67,730,000	
	NMTC Equity (\$0.80 / NMTC):	\$ 21,840,000	
Projected Closing:	TBD		
Current Status:	➤Property acquired in 2019, permits issued in Feb 2026 ➤Financing: pending commitment for senior debt on residential portion		
Community Benefits/Impact:	➤Jobs: 290 Permanent (<i>all created</i>) – 508 Construction ➤Quality Jobs: 100% provided living wages and full benefits ➤Accessible Jobs: 96% ➤Estimated to serve 223,000 community members annually. ➤Social Services: Partners with local nonprofits for job training and hiring, offering benefits for employees and their dependents.		



Tab 3

LOS ANGELES DEVELOPMENT FUND
MINUTES OF THE MEETING OF THE GOVERNING BOARD OF LADF AND LADF MANAGEMENT, INC.
Friday, June 12, 2026 | 1:00 PM to 2:00 PM

City Hall, Room 1070 | 200 N Spring St, Los Angeles, CA 90012
To Join via Telephone: Dial (669) 444-9171 US | Meeting ID: 823 4162 2679

LADF STAFF PRESENT:

- Sandra Rahimi (Via Zoom)
- Christopher Chorebanian
- Jiaqi Wu

WELCOME AND CALL TO ORDER

Los Angeles Development Fund (LADF) Director Frederick Jackson called the meeting to order at **01:01 PM**.

ROLL CALL

The following Governing Board directors were present at the meeting:

- Director Jackson (Chairperson)
- Director Arceneaux
- Director Kalfayan
- Director Gipson
- Director Esparza

A QUORUM WAS PRESENT

PUBLIC COMMENT

- None.

Approval of Minutes for Board Meeting(s) on:

- a. **May 06, 2026**
 - Moved by Director Esparza. Seconded by Director Kalfayan.
 - Roll Call: AYES: 5; NOS: 0; ABSENT: 0; ABSTAIN: 0; APPROVED.

DISCUSSION ITEMS:

- a. **Governing Board Member introduction: Edwin Gipson**
 - Director Gipson introduced himself and provided an overview of his professional experience and background.
- b. **Pipeline Update**
 - Sandra Rahimi provided an update on LADF's current pipeline.
- c. **Election of LADF's new Chief Financial Officer (CFO)**
 - Director Gipson volunteered to serve as CFO. Directors Jackson, Arceneaux, Kalfayan, and Esparza agreed with the appointment.

ACTION ITEMS:

- a. **Request for Authorization for LADF President, or his or her delegate, to execute documents to effectuate a \$6,500,000 Sub-Allocation of New Markets Tax Credits for the Gateways Hospital Effie Street Project**
 - Moved by Director Gipson. Seconded by Director Esparza.
 - Roll Call: AYES: 5; NOS: 0; ABSENT: 0; ABSTAIN: 0; APPROVED.

- b. **Request for Authorization to elect a Board-selected individual as Chief Financial Officer (CFO) of the Los Angeles Development Fund and LADF Management, Inc.**
- As discussed under Discussion Item C, the Board selected Director Edwin Gipson to serve as Chief Financial Officer of the Los Angeles Development Fund and LADF Management, Inc.
 - Moved by Director Esparza. Seconded by Director Kalfayan.
 - Roll Call: AYES: 4; NOS: 0; ABSENT: 0; ABSTAIN: 1; APPROVED.
- c. **Request for Authorization to designate the Board-selected CFO as an authorized signer for all bank accounts controlled by the Los Angeles Development Fund and LADF Management, Inc.**
- Action item revised to "Request for Authorization to designate Director Edwin Gipson as an authorized signer for all bank accounts controlled by the Los Angeles Development Fund and LADF Management, Inc."
 - Moved by Director Esparza. Seconded by Director Arceneaux.
 - Roll Call: AYES: 4; NOS: 0; ABSENT: 0; ABSTAIN: 1; APPROVED.
- d. **Request for Authorization to update the Los Angeles Development Fund Underwriting Procedures to include the new anti-discrimination provisions required by the CDFI Fund.**
- Director Esparza raised concerns about whether the proposed anti-discrimination provisions comply with City of LA laws.
 - Director Gipson suggested the Board approve the action item subject to review and approval by the City Attorney of the proposed anti-discrimination provision.
 - The Board voted on the action item as amended, per Director Gipson's suggestion, that such approval by LADF's Governing Board is subject to the City Attorney's approval of the proposed anti-discrimination provision
 - Moved by Director Gipson. Seconded by Director Arceneaux.
 - Roll Call: AYES: 5; NOS: 0; ABSENT: 0; ABSTAIN: 0; APPROVED.

REQUEST FOR FUTURE AGENDA ITEMS

- a. **Final Approval for NMTC Sub-Allocation to the Gateways Hospital Effie Street Project**
- b. **Final Approval for NMTC Sub-Allocation and Source Loan to the Reseda Theater Project**
- c. **Request for authorization to submit an application for the NMTC 2026 CY Round.**

ADJOURNMENT

- Meeting was adjourned at **01:37 PM**.

Tab 4

MEMORANDUM

TO: LADF Board of Directors
FROM: Sandra Rahimi, LADF Secretary
DATE: September 10, 2026
SUBJECT: Novogradac's NMTC Conference in New Orleans on October 21 to 23, 2026

RECOMMENDATION

That the Los Angeles Development Fund (LADF) Governing Board of Directors authorizes LADF staff members Sandra Rahimi, Christopher Chorebanian, and Jiaqi Wu to attend Novogradac's NMTC conference in New Orleans, Louisiana on October 21 to 23, 2026. Cost for the conference would be paid from LADF's marketing budget.

BACKGROUND AND SUMMARY

Novogradac is one of the two largest CPA firms in the NMTC industry. Its conferences are well attended by all categories of industry experts and staff attendance will provide invaluable marketing opportunities for the LADF. The conferences are attended by developers, investors, CDFI Fund staff and other NMTC allocatee partners. The conferences also provide up-to-date information on the status of the NMTC program and industry best practices. They are also a great opportunity to hear about projects and build relationships with potential partners active in the NMTC world. LADF has developed a presence at these industry conferences, where LADF representatives often attend several meetings to voice City support of projects located in Los Angeles. This industry exposure resulted in a very strong LADF pipeline for LADF's previous NMTC applications.

At the upcoming Novogradac NMTC conference in New Orleans, QALICBs and consultants will present projects seeking allocation from the next round. For LADF, the event offers exposure to additional City of Los Angeles projects beyond its current pipeline, providing backup options if existing deals stall and building a future pipeline should LADF receive more NMTC. With statewide and national attendance, the conference is a key venue to strengthen relationships with developers, investors, CDEs, and policymakers. The permanent extension of NMTC signals a new era, reshaping deal structures, boosting investor confidence, and advancing long-term community development planning.

This year's conference agenda will include a "For-Sale Housing and NMTCs Workshop", reflecting growing industry interest in the topic. The session will provide experienced NMTC practitioners with insight into financing and structuring owner-occupied housing projects using NMTCs.

FISCAL IMPACT

The main conference is officially scheduled for October 22 and 23. The for-sale housing workshop will take place on October 21, and several networking events are also scheduled for October 21, the evening before the main conference begins. As a result, the LADF team would require three nights of hotel accommodations, for the nights of October 20, 21, and 22, as well as two travel days, on October 20 and October 23. The total estimated cost for the New Orleans conference is currently \$8,110.47.

Please refer to the table below for a detailed calculation.

Description	Cost (\$) per Person	Cost (\$) for LADF Team (3 Persons)
Conference Fee ¹ :	\$0.00 <i>(Waived by Novogradac)</i>	\$0.00 <i>(Waived by Novogradac)</i>
“For-Sale Housing and NMTCs Workshop” Fee ² :	\$0.00 <i>(Waived by Novogradac)</i>	\$0.00 <i>(Waived by Novogradac)</i>
Airfare ³ :	\$807.00	\$2,421.00
Luggage	\$180.00	\$540.00
Hotel ⁴ :	\$1,271.49	\$3,814.47
Taxi/Rideshare Cost ⁵ :	\$222.00	\$666.00
Per diem ⁶ :	\$223.00	\$669.00
TOTAL	\$2,703.49	\$8,110.47

ATTACHMENTS

Novogradac NMTC Conference New Orleans – Agenda

¹ The conference registration rate is \$775 per person. As clients of Novogradac, LADF requested that the total \$2,325 conference fee for LADF’s three attendees be waived. Novogradac has agreed to accommodate this request.

² The half-day workshop rate is \$475 per person. As clients of Novogradac, LADF requested that the total \$1,425 workshop fee for LADF’s three attendees be waived. Novogradac has agreed to accommodate this request.

³ The airfare budget is based on a Delta round-trip nonstop Main Extra/economy itinerary from LAX to MSY, departing October 20, 2026 at 4:00 PM and returning October 23, 2026 at 2:41 PM, for an estimated total of \$807.00. Actual airfare may vary slightly and is subject to change pending approval and booking.

⁴ The event is scheduled at The Roosevelt New Orleans, 130 Roosevelt Way, New Orleans, Louisiana 70112. Novogradac and The Roosevelt have arranged a discounted room rate of \$359 per night plus tax. The total cost is calculated as follows: Total Cost = 3 people × 3 nights × (\$359 room rate + \$8.98 Tourism Assessment + \$53.85 tax + \$2.00 Fee) = \$3,814.47

⁵ Estimated taxi/rideshare costs are \$150 for round-trip transportation between the LADF office and LAX, plus \$72 for round-trip transportation between MSY and The Roosevelt Hotel, for a total of \$222 per person.

⁶ Based on U.S. General Services Administration per diem amounts (2026 fiscal year) for meals and incidental expenses in New Orleans, Louisiana (excluding breakfast for both conference days and lunch on the day of the full conference). The total for per diem is calculated as follows:

Date	Description / Per Diem Rates	Amount/Person	Quantity	Total
Oct 20	First and Last Day of Travel @ 75% \$80 Meals & Incidental Expense	\$60.00	3	\$180.00
Oct 21	\$20 Breakfast + \$22 Lunch + \$33 Dinner + \$5 Incidental Exp. = \$80 Meals & Incidental Exp.	\$80.00	3	\$240.00
Oct 22	\$33 Dinner + \$5 Incidental Exp. Lunch and breakfast provided by conference	\$38.00	3	\$114.00
Oct 23	First and Last Day of Travel @ 75% \$22 Lunch + \$33 Dinner + \$5 Incidental Exp. Breakfast provided by conference	\$45.00	3	\$135.00
	TOTAL:	\$223.00	3	\$669.00

NOVOGRADAC 2026 Fall New Markets Tax Credit Conference



Agenda

About our Workshops

Novogradac workshops give you a chance to gain detailed insight and knowledge about affordable housing, community development, historic preservation, opportunity zones or renewable energy fields. Attend a workshop before one of our conferences to maximize your time learning about and networking with professionals within your specific industry.

Agenda is subject to change.

Please note: Agenda is in Central Time

Separate registration is required for workshops.

CPE Information Coming Soon

All Dates
10/21-10/23

Wednesday
10/21

Thursday
10/22

Friday
10/23

Filters



Search

October 21, 2026

9:00 AM CT

NMTC Basics Workshop (additional fee required)

9:00 AM-4:00 PM



Rebecca Darling
Partner
Novogradac



Ashley Wicks
Attorney
Butler Snow LLP



For-Sale Housing and NMTCs Workshop (additional fee required)

9:00 AM-12:00 PM



George Barlow
Partner
Novogradac



Don Sabine
Partner
Novogradac



October 22, 2026

8:00 AM CT

Networking Breakfast

8:00 AM-9:00 AM

9:00 AM CT

Conference Welcome

9:00 AM-9:30 AM



Brad Elphick
Conference Chair and Partner
Novogradac

9:30 AM CT

Washington Report

10:45 AM CT

Networking Break

10:45 AM-11:00 AM

11:00 AM CT

Investor Perspectives on an Evolving Market

11:00 AM-12:00 PM



Brad Elphick
Conference Chair and Partner
Novogradac

12:00 PM CT

Networking Lunch

12:00 PM-1:30 PM

1:30 PM CT

CDFI Fund Insiders Speak

1:30 PM-2:30 PM



Nicolo Pinoli
Partner
Novogradac

2:30 PM CT

Networking Break

2:30 PM-2:45 PM

2:45 PM CT

Navigating Evolving NMTC Oversight

2:45 PM-3:45 PM



Austin Power
Partner
Novogradac

3:45 PM CT

Networking Break

3:45 PM-4:00 PM

4:00 PM CT

Allocation Priorities in Action

4:00 PM-5:00 PM



Amanda Read
Partner
Novogradac

5:00 PM CT

Networking Reception

5:00 PM-6:30 PM

October 23, 2026

8:00 AM CT

Networking Breakfast

8:00 AM-9:00 AM

9:00 AM CT

Leverage That Actually Works: What's Funding NMTC Deals Right Now

9:00 AM-9:55 AM

10:00 AM CT

Where NMTC Deals Lose Subsidy: High-Cost Missteps

10:00 AM-10:55 AM



Nick Gettings
Principal
Novogradac

11:00 AM CT

What Should Change (And What Could Improve) in 2027 and Beyond

11:00 AM-11:55 AM



Warren Sebra
Partner
Novogradac

Reserve Your Seat

Join community development professionals in New Orleans for this two-day conference. With built-in networking breaks and an exclusive reception for attendees, this is your chance to connect with industry experts from across the country.

[Register >>](#)

Details

WHEN

[ADD TO CALENDAR](#)

October 22, 2026 – October 23, 2026

9:00 AM-12:00 PM
CT



Viewing in Central Time
[Adjust](#)

WHERE

[GET MAP](#)

**The Roosevelt New Orleans,
A Waldorf Astoria Hotel**

📍 130 Roosevelt Way
New Orleans, LA
70112
USA

CONTACT

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**Events Desk
(415) 356-7970**

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