



## Christopher T. Pierce

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### ST. LOUIS

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### Assistant

Jenny Anderson  
314.613.2508

### PRACTICE AREAS

Real Estate & Development  
Development & Incentives  
Tax Credit Finance  
Sales, Exchanges & Leases  
Land Use  
Opportunity Zones

### COURT MEMBERSHIPS

- Missouri
- Illinois

### EDUCATION

Washington University School of  
Law, J.D., 2006

- CALI Award for Excellence, Law  
& Politics Seminar
- *Journal of Law and Policy*,  
Associate Editor

Carleton College, B.A., *magna  
cum laude*, 2001

Christopher Pierce is a leading partner in the firm's Tax Credit group. Real estate and finance form the core of his practice - with an emphasis on projects financed with tax credits and other incentives. Chris places a high value on meeting all needs of each client.

Nonprofit and for-profit real estate developers, investors, syndicators and lenders turn to Chris for guidance on transactions involving low-income housing tax credits, historic tax credits and new markets tax credits.

His practice also includes advising clients in the acquisition, disposition, financing and leasing of office, retail, industrial, and multi-family residential properties. In addition, he assists lenders in documenting and closing commercial real estate and asset-based loans.

### Representative Experience

- Represented an equity investor in connection with its \$25 million qualified equity investment (consisting of a \$7.8 million equity investment and \$18.4 million leveraged loan) that was loaned to five Habitat for Humanity affiliates in the Gulf Opportunity (GO) Zone to build approximately 300 homes in communities affected by Hurricane Katrina.
- Represented a nonprofit developer in its \$10 million rehabilitation of a historic YMCA building into a performing arts center in Dallas, Texas, in a deal that combined 10 percent federal historic tax credits and a \$7.5 million NMTC allocation in a master lease structure.
- Represented an equity investor in connection with two federal QEIs and one Missouri QEI totaling approximately \$7.9 million in

connection with the construction of an addition to a school located in downtown St. Louis, Missouri.

- Represented a new markets tax credit allocatee and its subsidiary community development entity in connection with a \$13 million QEI used to make loans to and equity investments in a developer rehabilitating a Nabisco Bakery Building in Pittsburgh, Pennsylvania.
- Represented bridge lenders in connection with state low-income tax credit bridge loans to equity investors in developers rehabilitating low-income housing in St. Louis, Missouri.

## Presentations

- Co-presenter, "NMTC and Housing: A Curious Marriage," Novogradac 2023 Fall New Markets Tax Credit Conference, September 26, 2023
- Speaker, *NMTCs for Nonprofit Organizations*, Novogradac 2017 New Markets Tax Credit Fall Conference, Chicago, Illinois, October 2017
- *Targeted Populations*, Novogradac New Markets Tax Credit Conference, San Diego, California, January 2017.

## Client Alerts And Blog Posts

- FTC Targets Text Message Spam  
March 17, 2011

## In The News

- Lathrop Gage Adds Eight Tax Credit Attorneys in St. Louis  
November 18, 2014

## News Releases

- Eight Lathrop GPM Attorneys Named Lawyer of the Year, 89 Ranked as The Best Lawyers in America©  
August 17, 2023
- Lathrop GPM Represented Hospital in \$20 Million Loan Acquisition  
June 22, 2023
- Six Lathrop GPM Attorneys Named Lawyer of the Year, 95 Ranked as The Best Lawyers in America©  
August 18, 2022
- Seven Lathrop GPM Attorneys Named Lawyer of the Year, 100 Ranked as The Best Lawyers in America©

August 19, 2021

- Lathrop GPM Attorneys Named to The Best Lawyers in America®, Lawyer of the Year, and Ones to Watch for 2021

August 20, 2020

- Best Lawyers in America 2020 Names 72 Lathrop Gage Attorneys; 13 Lawyers of the Year

August 15, 2019

- Best Lawyers in America Recognizes 70 Lathrop Gage Attorneys

August 15, 2018

### Professional Affiliations

- American Bar Association
- The Bar Association of Metropolitan St. Louis

### Honors

- Selected among *The Best Lawyers in America*®, 2019-2024