



## Nicholas A. Vinolus

PARTNER

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### OFFICE

3011 Townsgate Road  
Suite 400  
Westlake Village, CA  
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### PRACTICE AREA & SPECIALIZATION

Audit

### INDUSTRIES SERVED

Affordable Housing  
Real Estate & Hospitality

### CREDENTIALS AND CERTIFICATIONS

CPA, California

### EDUCATION

BS, Business Administration, emphasis in real estate and finance, California State University, Northridge, *with honors*

Nicholas has over 20 years of experience providing accounting and assurance services to clients in the real estate and nonprofit industry. He has worked with clients through all phases of the real estate cycle and understands the nuances associated with all real estate asset sectors including residential, multifamily units, commercial and industrial. Nicholas has significant experience with nonprofits and clients in the affordable housing industry. He has experience serving Low-Income Housing Tax Credit (LIHTC) clients and has a deep understanding of the audit and compliance requirements of this industry sector. In addition to LIHTC audits, Nicholas has performed numerous cost certifications, 15-year LIHTC projections, property management operational reviews, eligible basis letters, agreed-upon procedures and compliance testing of low-income tenants. Nicholas has a deep working knowledge of governmental financial reporting and disclosure requirements including HUD, HCD, HCIDLA, USDA RD, and the Real Estate Assessment Center reporting requirements. His clients are both for-profit and nonprofit organizations. Prior to joining HCVT, Nicholas was in private industry. He served in an accounting function for a developer of low-income housing and an investor in commercial real estate projects. This industry experience allows Nicholas to provide a balanced perspective to his clients.

Nicholas graduated with honors from California State University, Northridge with a bachelor's degree in business administration, with an emphasis in real estate and finance.

### Professional and Community Involvement

American Institute of Certified Public Accountants  
California Society of Certified Public Accountants  
Southern California Association of Non-Profit Housing