

Agenda At-A-Glance

(Subject to change; As of August 10, 2026)

Monday, October 19

11:30 AM – 6:00 PM	Registration
11:30 AM – 6:00 PM	Health Room
11:30 AM – 6:00 PM	NMHC HQ
Noon – 1:30 PM	Student Housing C-Suite Executive Conversation <i>(Invitation only)</i>
Noon – 6:30 PM	The Clubhouse <i>Where deals get done — and scores get settled.</i> The hub for meals, receptions, and peer networking — and home to The Clubhouse Challenge. Pick up your scorecard, take a swing on the golf simulator, connect with partners and colleagues, and compete for prizes throughout the conference. The further under par you go, the better your shot at the prize pool.
2:00 -5:00 PM	Opening Plenary: Student Housing Dynamics and Market Outlook <i>The conference opens with a strategic view of the forces shaping student housing in America. Through an executive conversation, macroeconomic insights and a keynote perspective, this plenary examines the demographic, political, economic and market dynamics influencing student housing demand—and what they mean for industry leadership, research and innovation.</i>
2:00 – 2:15 PM	Welcome & Introductions
2:20 – 3:10 PM	Economic Outlook and Market Performance
3:15 - 4:10 PM	Student Housing Investment in Transition: Fund Structures, Capital Partners and Market Opportunity
4:15 – 5:00 PM	Keynote Keynote Speaker: Mischa Fisher , Chief Economist, Zillow
5:00 – 6:30 PM	Opening Reception in The Clubhouse

Tuesday, October 20

7:45 AM – 5:00 PM	Registration
7:45 AM – 5:00 PM	Health Room
7:45 AM – 5:00 PM	NMHC HQ
8:00 – 9:00 AM	Breakfast Social
8:15 – 9:15 AM	Breakfast Briefing & View from Washington <i>NMHC and RETTC staff provide a satellite view of the constantly shifting federal legislative, regulatory, research and technology policy landscape, helping attendees understand what is happening in Washington and why it matters for the industry.</i>
9:00 AM – 4:30 PM	The Clubhouse
9:25 AM – Noon	Morning General Session: The State of Student Housing
9:25 AM	Introductions
9:30 – 10:25 AM	Student Housing Executive Panel <i>The executives leading student housing's largest platforms have a front-row view of where the sector stands and where it's headed. This conversation brings together chief executives from across the ownership, development, and operations landscape for a candid discussion on capital strategy, portfolio positioning, and what it takes to lead through an evolving market.</i>
10:30 – 11:15 AM	What Students Want: Resident Expectations and the Student Housing Operating Model <i>Today's students arrive with evolving expectations around housing, affordability, wellness, technology and community. As demographic and consumer preferences continue to shift, operators are reexamining what drives satisfaction, retention and long-term value in the student living experience. This session explores the emerging behaviors and expectations shaping student housing demand.</i>
11:15 – Noon	Market Snapshot: Investment Strategies in Light of Sector Change <i>Student housing continues to attract institutional capital, but investors are navigating shifting fundamentals from enrollment trends and supply pipelines to interest rates and construction costs. This session takes a broader view of where the market stands today: how institutional and private capital is sizing up the sector, where</i>

development activity is accelerating or pulling back, and how operators and investors are positioning platforms for the cycle ahead.

Noon – 1:30 PM

Lunch Social

2:00 – 4:30 PM

Afternoon General Session: The Future of Housing

2:00 – 2:45 PM

The Enrollment Pipeline and the Future of Campus Demand

College enrollment trends are reshaping the demand outlook for student housing, but the effects vary across institutions, markets and student populations. As demographic headwinds, graduate enrollment, international student growth and university strategy continue to evolve, operators and investors are reassessing where demand is strengthening, where it may soften, and how those shifts should inform development pipelines, asset positioning, and long-term investment strategy.

2:50 – 3:40 PM

Portfolio Intelligence: Navigating Alpha and Beta in Student Housing Investment

As market conditions continue to evolve, the most sophisticated student housing platforms are sharpening their portfolio management discipline scrutinizing asset performance, stress-testing hold strategies, and finding operational levers to protect and grow NOI. This session brings together capital allocators and operators for a candid conversation on how they're evaluating their portfolios today and positioning for what comes next.

3:45 -4:30 PM

Building Better: The Next Generation of Housing Delivery

Advances in planning, design collaboration, industrialized construction, digital workflows and public-private partnerships are changing how housing is delivered in an increasingly complex environment. This session explores how leading developers are redesigning the development process itself—from site selection and entitlement through construction and delivery—and examines which innovations are likely to shape the next generation of housing.

4:30 – 5:30 PM

Reception on the Lawn

Wednesday, October 21

8:15 – 9:30 AM

Registration

8:15 – 9:30 AM

Health Room

8:15 – 9:30 AM

NMHC HQ

8:30 – 9:45 AM

Breakfast Social