



BEACON ACADEMY

Education Client

www.beaconacademy.com

PROJECT OVERVIEW: OWNER REPRESENTATION

In December 2012, the Advisory Services Group was engaged to represent Friends of Beacon in its school search.

LOCATION

3420 Nevada Ave N
Crystal, MN 55427

SQUARE FOOTAGE

80,000 SF

ACREAGE

12.26 acres

SERVICES

- Strategic Planning
- Site Selection
- Purchase Negotiations
- Financing
- Project Management

APPROACH

- 24-month search and education of school board and broader school community to assure proper information sharing, decision path, and best long-term solution for the school
- 2 locations considered: build-to-suit in Corcoran or existing building in Crystal.
- Led the review and hiring of architect, contractor, and financing team
- Facilitated full due diligence and planning process

RESULTS

- Acquired 61,000 SF school building with 12 acres
- Arranged \$16M financing for acquisition and renovation
- Managed entire construction project - \$400,000 of savings