

DARREN D. PELLEGRIN

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I've successfully delivered for my partners and employers over two billion dollars of ground up vertical development, construction, and historic rehabilitation over the past 18 years. Currently working as a Developer, Owner's Representative and General Contractor in Louisiana.

Previously, I led a development division for Tavistock Development in Orlando, FL focused on the 9,000-acre Lake Nona master planned community as well as the Pier 66 Redevelopment in Fort Lauderdale.

Prior to that, I completed complex development projects in Memphis and New Orleans between \$50M and \$100M each and have led a team of over 600 workers to complete a 70 tenant Tanger Outlet Mall in record time. I have extensive experience in large scale Hotel, Office, Retail, and Multifamily Projects, Highrise Developments as well as Town Center Mixed Use Developments.

SELECTED PROJECTS / ACCOMPLISHMENTS

Lake Nona Town Center Head Quarters Office, KPMG - Orlando, FL

- \$125,000,000 - 385,000 SF Class A+ Office & 1,800 Space 6 Level Parking Garage

Tanger Outlet Mall, Southaven, MS

- \$100,000,000 - 350,000 SF, 70+ Tenants Retail, 38 acres

Graceland West Entertainment Complex - Elvis Presley's Graceland - Memphis, TN

- \$60,000,000 - 220,000 SF, Mixed Use - Concert Venue, Retail, Restaurants, & Museum

Louisiana Army National Guard - Armed Forces Reserve Center - Baton Rouge, LA

- \$55,000,000 - 146,000 SF AFRC & 23,000 SF FMS, 57 acres

Highland Row, Memphis, TN

- \$70,000,000 - 350 Multifamily Units over 27,500 SF Retail

EDUCATION

CLEMSON UNIVERSITY

Clemson, SC

Master of Real Estate Development (MRED) Degree

LOUISIANA STATE UNIVERSITY

Baton Rouge, LA

Bachelor of Construction Management (BCM) Degree

WORK EXPERIENCE

DINOCO DEVELOPMENT

Baton Rouge, LA

President

2019 - Present

- Responsible for all development activities in order to achieve a profitable and successful development project during the project life cycle. Cradle to Grave Oversight.
- Responsible for strength of overall development pipeline for company growth through acquisitions of green field development sites and value add redevelopments.
- Oversee all project forecasting and Pro Formas. Present to PE investors, stakeholders and lenders.
- Owner's Representative for clients monitoring contractor progress and change management.

BLUEFIN BUILDERS GENERAL CONTRACTOR

Baton Rouge, LA

President

2021 - Present

- Louisiana based Residential and Commercial Licensed General Contractor
- Currently lead a team working on commercial projects in heavily hit hurricane areas. Specializing in foundations, metal building erection and framing.

TAVISTOCK DEVELOPMENT COMPANY

Orlando, FL

Sr Development Director – Retail / Hospitality / Office

2016 –2019

- Led development efforts on various large scale projects of different asset classes in the Lake Nona master planned community.
- Oversaw a team of Two Construction Project Managers, Three Field Superintendent Managers, Two Tenant Coordinators and a Project Coordinator Assistant.
- Created and Managed all RFPs and RFQs for all consultant selection and contractor work.
- Monthly Cash Flow Schedules and Projections for all projects in Development & Construction

POAG SHOPPING CENTERS

Memphis, TN

Sr Development Director

2015 – 2016

- Responsible for over 600 people on \$100M jobsite in record time
- Coordinated Architecture and Engineering teams in an accelerated design+build delivery focused on budget limitations, schedule parameters, client's demands, tenant needs, and customer satisfaction requirements
- Coordinated all construction activities with Prime Contractor & 30+ Tenant Build Out Contractors
- Negotiated all Tenant Leases and Construction demands with Brokerage team and overall project proforma

WOODWARD DESIGN + BUILD

New Orleans, LA

Development Director & Portfolio Asset Manager

2012 – 2015

- Led management of all development needs for projects from conception to stabilization
- Oversaw and executed major renovations to multiple hotels owned and managed by our firm prior to the Super Bowl being hosted in New Orleans
- Procured Federal and State Historic Tax Credit Purchasers and closed transactions to move third party equity into the capital stack.
- Oversaw disposition of multiple hotel assets within a 4 month period to capitalize on market timing

LICENSES / CERTIFICATIONS

- Louisiana Commercial Contractors License
- Louisiana Residential Contractors License
- Certified Mold Remediation Contractor & Certified Mold Inspection

TECHNICAL SKILLS

- Bluebeam Revu, SureTrak Scheduling, Primavera, Microsoft Project, Smartsheet
- All Microsoft Office Products and Adobe Acrobat

ORGANIZATIONS / ACTIVITIES

- IMN, ICSC, NAIOP, ULI
- Clemson Alumni Board of Directors for Masters of Real Estate Development Program
- LSU Construction Industry Advisory Council