

## Patricia George-Iguina

Capital Member and Vice-Chair, Real Estate, Hospitality & Finance Practice Group

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Managing Director of McV Consulting, Inc.

Chair, Professional Development Committee

### PRACTICES

Construction Litigation

Federal Funding Programs

Hospitality

Real Estate, Hospitality & Finance

### BAR ADMISSIONS

- Commonwealth of Puerto Rico

### EDUCATION

B.A., University of Puerto Rico, 1996

- Major: Environmental Design

Masters of Architecture, Knowlton School of Architecture at Ohio State University, December, 1998

J.D., University of Puerto Rico Law School, 2004

### MEMBERSHIPS

- Puerto Rico Bar Association

She focuses her practice on hotel acquisitions, operations, development, finance, management and licensing agreements, as well as on commercial real estate acquisition and sale. With over fifteen years of experience in the real estate and hospitality fields, her practice and advice are enriched by her training and experience as an architect.

Ms. George-Iguina, who was instrumental in the structuring of tax concessions for complex tourism projects under Act 74-2020 and the New Incentives Code (Act 60-2019), provides advice both during the preparation and negotiation of construction contracts and during the construction process. She also assists clients in the negotiation of financing documents, the preparation and negotiation of purchase and sale agreement, leases, hotel management contracts as well as on local gaming licensing and gaming compliance matters.

She is Managing Director of McV Consulting, Inc., an affiliate of McConnell Valdés specializing in the planning, financing, development and marketing of hospitality and mixed-use real estate projects. In her role as Managing Director of McV Consulting, and in partnership with PRISA Group, she recently worked on the development and operation of a select-service hotel portfolio encompassing five hotel properties, two of which have adjoining casinos, a mixed use urban entertainment project with an aggregate amount of 714 keys, in an approximate aggregate cost of \$350 MM.

She is ranked as a Leading Individual in Real Estate by Legal 500 and in the Real Estate Law field by the Best Lawyers in Puerto Rico guide.

Before becoming an attorney and joining McConnell Valdés, she worked an architect for various architectural and engineering firms where she was actively involved in the planning, conceptual design development, construction documents, coordination and permitting of private and public residential projects. During her tenure as an architect, she acquired vast experience in the permitting processes at agencies such as the Planning Board, the Permits'

Management Office Administration, the Department of Natural and Environmental Resources, and State Historic Preservation Office, as well as the permitting offices of several autonomous municipalities.

She is trustee of the Board of Trustees of one of Puerto Rico's top prep schools, Academia María Reina, of which she is an alumna.

### **REPRESENTATIVE TRANSACTIONS**

Some of her representative transactions include the acquisition, development and financing of some of Puerto Rico's most iconic real estate and hospitality projects, including:

- Distrito T-Mobile
- Dorado Beach
- El San Juan Fairmont Hotel
- Hyatt Place Bayamón Hotel and Tropical Casino
- Hyatt Place Manatí Hotel and Casino
- San Juan Marriott Resort
- Bahia Beach Resort
- Hyatt Regency Grand Reserve
- W Retreat & Spa
- She also participated in the development and financing of Puerto Rico's first wind farm