

# Alan Van Dellen

## PARTNER

alan.vandellen@stinson.com

Direct: 612.335.1949

Office: Minneapolis



**Clients rely on Alan’s business-savvy counsel to drive their most complex commercial real estate transactions, keeping one eye on the bottom line and the other focused on their strategic objectives.**

For more than 30 years, Alan has focused his practice exclusively on commercial real estate transactions for regional and national companies. He adroitly navigates the complexities of purchases and sales, leasing transactions, commercial development, real estate lending, public/private joint ventures, residential development and brownfields redevelopments.

Alan has extensive experience in hospitality and health care industry real estate transactions, franchise agreements, brownfields redevelopment deals, and public/private partnerships. He is a Minnesota State Bar Association Board-Certified Real Property Law Specialist, certifying his capabilities dealing with real property transactions as his specialty area of law. As a former co-chair of the firm’s real estate division, Alan accesses one of the largest and most experienced teams in the Midwest to guide clients nationwide through even the most complicated real estate transaction or dispute.

## PRACTICES & INDUSTRIES

Real Estate & Public Finance

Real Estate Development

Public/Private Partnerships, Finance & Incentives

Real Estate Investment Trusts

## ADMISSIONS

Iowa, 2021

Nebraska, 2021

Minnesota, 1993

Illinois, 1990

## EDUCATION

Harvard Law School, J.D., 1990

University of Minnesota, B.A., *summa cum laude*, 1987

**STINSON**

STINSON LLP \ STINSON.COM

# Alan Van Dellen

## EXPERIENCE

Alan has represented a national developer in connection with the development and leasing of a health care innovation research facility in Rochester, Minnesota as part of the Destination Medical Center Discovery Square.

Alan represented the Port Authority of the City of Saint Paul in the redevelopment of the former downtown Saint Paul Macy's building into the mixed use development known as Treasure Island Center.

Alan represents a national home builder in connection with land acquisition, disposition and development.

Alan represents a regional health care provider and health insurance company in the development and leasing of medical office space, clinic space and hospital space in Minnesota and Wisconsin.

He represented the Port Authority of the City of Saint Paul in the purchase and redevelopment of the 47 acre former 3M headquarters facility in northeast St. Paul into a multi-use business center now known as Beacon Bluff Business Center.

Alan also represented a national railway company in its corporate headquarters lease in downtown Minneapolis.

He represented a regional health care provider and health insurance company in its 400,000 square foot corporate headquarters lease in suburban Minneapolis.

Alan represented a national retailer in the development and leasing of two \$100 million distribution facilities of more than one million square feet each.

He also represented a national senior lifestyle company in the development and financing of a \$160 million continuing care retirement community in suburban Minneapolis.

Alan represented hotel owners and operators in numerous transactions over the past 25 years.

Alan regularly acts as local counsel in Minnesota on complex real estate financing transactions involving parties from other states.

## RECOGNITIONS

Selected by his peers for inclusion in *The Best Lawyers in America*® 2013 - 2024 in the field of real estate law

Inducted into the Midwest Commercial Real Estate Hall of Fame by *Midwest Real Estate News* in 2012

**STINSON**

STINSON LLP \ STINSON.COM

# Alan Van Dellen

Selected for inclusion in *Super Lawyers*®

Recognized as one of America's Leading Business Lawyers by *Chambers USA*. In a recent edition, sources say he is "a very talented technical attorney," while clients described him as "an expert who is very good at educating his clients without making them feel they don't know what they're talking about."

## PROFESSIONAL & CIVIC ACTIVITIES

American Bar Association

Minnesota State Bar Association, Real Property Law Section Council

## NEWS

175 Stinson Attorneys Selected to the 2024 *Best Lawyers in America* List  
08.17.2023

*Chambers USA 2023 Legal Guide* Recognizes Stinson Attorneys and Practice Groups  
06.05.2023

152 Stinson Attorneys Selected to the 2023 *Best Lawyers in America* List  
08.18.2022

The 2022 *Chambers USA* Guide Recognizes Stinson Attorneys and Practice Groups  
06.02.2022

103 Stinson Attorneys Selected to the 2022 *Best Lawyers in America* List  
08.19.2021

*Chambers USA* Recognizes Stinson Attorneys and Practice Groups Nationwide  
05.25.2021

112 Stinson Attorneys Selected to the 2021 *Best Lawyers in America* List  
08.20.2020

*Chambers USA* Recognizes Stinson Attorneys and Practice Groups Nationwide  
04.29.2020

## SPEAKING ENGAGEMENTS

Presenter and panelist at numerous continuing legal education courses and seminars on various real estate topics.

**STINSON**

STINSON LLP \ STINSON.COM