

LOCAL PRODUCT COUNCILS PRESENT

# WHAT'S NEW WHAT'S NEXT?



## OPC

Office  
Product  
Council

## Office Design and Development 2022 & Beyond

MODERATOR



**Don Powell**  
BOKAPowell



**Bill Baumgardner**  
Van Trust



**Sean Luther**  
Hines



**Nick Summerville**  
Kaizen

Led by Don Powell, our panel looks to offer an in-depth conversation and key insights on two of the sectors newest development projects which began pre-pandemic, and are just now coming on-line: The Link by Kaizen, and The Stack by Hines, as well as a pending project: The Tower at Frisco Station by Van Trust, utilizing a design build approach to mitigate construction cost risk.

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## BIOS

**Don Powell** Donald R. Powell, Jr., FAIA, NCARB, RID has been working in the architectural industry for years, recently celebrating 46 years with, and is a founding principal of BOKA Powell in Dallas, TX. He has master planned and designed over 50 million square feet of major projects including shell building and interior design for a variety of building types including office, hospitality, retail, industrial, high tech and government.

He has served as chairman of the City of Parker Planning and Zoning Commission and has served on the Board of Directors for the Make a Wish Foundation of North Texas. In 2021 Mr. Powell was honored to be elevated to the AIA College of Fellows, AIA Dallas.

**Bill Baumgardner** Bringing over 30 years of experience, Bill Baumgardner leads the VanTrust Texas office and is responsible for multiple markets throughout the region. Bill works with the team in identifying high quality real estate projects. Specific responsibilities include site selection, feasibility, acquisition, and development of new, build-to-suit and speculative office and industrial, mix-use and multi-family opportunities. Prior to joining VanTrust, Bill was a top industrial broker and Everest Awards winner with Colliers International, spent several years with The Pizzuti Companies as a top broker and on the development side of the business. He also worked for the Danter Company, a leading real estate research firm. Bill is a graduate of Ohio State University with a degree in Business Administration.

**Sean Luther** Mr. Luther is an associate focused on commercial development and acquisitions in the Dallas/Fort Worth metroplex. Mr. Luther has been involved in the development, lease up, and asset management of The Stack Deep Ellum and The Victor while also leading the sourcing, underwriting, and entitlement process for suburban multifamily projects in Dallas/Fort Worth. Prior to joining Hines in 2020, Mr. Luther was an associate in the Investment Banking Division of Goldman Sachs. In his role within the Real Estate Financing Group, Mr. Luther led underwriting and closing of CMBS loans across all product types. He is a graduate of the University of Arizona with a BS in Finance.

**Nick Summerville** Nick Summerville is a co-founder and Managing Partner of Dallas-based Kaizen Development Partners (KDP), a commercial real estate development firm specializing in office and urban mixed-use developments. Mr. Summerville leads all of the firm's development activities ranging from site acquisition through asset disposition. With an intense attention to detail, Mr. Summerville brings a breadth of experience in managing large, technically sophisticated development projects and financial transactions. That same attention to detail allows him to successfully balance market demands, capital structures, and project delivery constraints. He is a perfectionist by nature and unwavering in his commitment to delivering exceptional quality.