



Kevin H. Kelley

PARTNER

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OVERVIEW

Kevin focuses his practice on the intersection of real estate, public-private partnerships and social infrastructure development.

He advises public sector clients on major league sports facility transactions, structures public-private partnerships and navigates complex mixed-use and re-use development projects that transform communities. Kevin also advises clients on the acquisition, development, financing, operation and disposition of multi-family, industrial, office and retail properties, hotels and resorts, and self-storage facilities. Kevin previously chaired the firm's Investment Real Estate and Housing groups and served as the managing partner of the firm's Denver office.

Kevin's notable engagements include:

“Kevin Kelley and Andrea Austin were outstanding – pro sports facility deals are complex and tough to negotiate, and they were on top of every nuance. Their deep understanding of the issues and how to navigate both the public sector’s priorities and market realities in pro sports helped us achieve a huge win for Seattle baseball fans and the broader community. I would want them on my team every time.”

— Executive Director, Washington State Major League Baseball Stadium Public Facilities District (PFD) and Owner of T-Mobile Park

Industry

Real Estate, Development & Construction

Services

Arena & Stadium Development
Land Use
Public-Private Partnerships (P3)
Real Estate Investment

HUSCH BLACKWELL

- Representing a municipality in negotiating the terms of its investment in infrastructure for a proposed NFL stadium and a non-relocation agreement with the NFL team to protect that investment.
- Representing the City of Oakland in negotiating terms for the City's investment in infrastructure related to the Oakland A's proposed waterfront ballpark district on the San Francisco Bay and extension of the A's commitment to call Oakland its home.
- Representing the Charlotte Hornets in redevelopment of Spectrum Arena and development of a new training facility.
- Representing the City of Phoenix to renegotiate the Suns' agreements for Talking Stick Resort Arena, including negotiating a \$230 million renovation of the facility and new non-relocation provisions.
- Representing the public owner of T-Mobile Park in renegotiating the Seattle Mariners' lease, with extensive provisions to ensure the ballpark will remain in the top one-third of all MLB ballparks.
- Representing the Wisconsin Center District in the development of the new \$524 million Fiserv Arena for the Milwaukee Bucks.
- Representing the City of Anaheim in negotiating the structure of the sale of Angels Stadium of Anaheim to an affiliate of the L.A. Angels of Anaheim, with 130+ acres of adjacent land for development of affordable housing and mixed-use development.
- Representing the City of Phoenix in renegotiating the Milwaukee Brewers' use agreements for the city-owned spring training facilities, which included extending their term and negotiating the terms of conveying development rights to the Brewers for new mixed-use development on city-owned land.
- Representing the City of Sacramento in the development of the \$477 million Golden 1 Center arena for the Sacramento Kings.
- Representing Denver's Regional Transportation District in the redevelopment of the city's historic Union Station using both public and private funds to create a mixed-use project of public transportation, a boutique hotel, and retail, food and beverage, and office spaces.

HUSCH BLACKWELL

- Leading representation of Intrawest Resorts in its development of resort communities across the continent, from concept through delivery and disposition.
- Representing a self storage REIT in its acquisition of a 112-property portfolio for \$1.2 billion.
- Representing a national client in spearheading development of Fox Park, a new 41-acre master planned community to feature office, residential, retail and entertainment uses on the site of The Denver Post's former printing plant.

Case Studies

Washington State Major League Baseball Public Facilities District

The owner of T-Mobile Park turned to Husch Blackwell to strike a new agreement with the Mariners.

U.S. Beef & Platform Ventures

Husch Blackwell served as buyers' counsel in the \$118 million purchase of the Plaza Vista Office Building in Kansas City.

Experience

- Representing the City of Green Bay in negotiating terms with the Green Bay Packers for an extension of the team's lease at Lambeau Field, addressing new commitments for community investments by the Packers and modifications to reflect "going forward" investments in the facility.
- Represented the City of Fresno, owner of Chukchansi Park, the hometown ballpark of the Fresno Grizzlies, in renegotiating the City's facility use agreements with the Grizzlies following Major League Baseball's takeover of Minor League Baseball (MiLB). Guided the City in understanding potential impacts of MLB's new framework for Player Development Licenses (PDL) and drafted and negotiated amendments to existing agreements to re-align certain terms with new requirements imposed by MLB.

Experience

- Represented the City of Oakland in negotiating terms for the City's investment in infrastructure related to the Oakland A's proposed waterfront ballpark district on the San Francisco Bay and extension of the A's commitment to call Oakland its home.
- Represented the Charlotte Hornets in redevelopment of Spectrum Arena and development of a new training facility.
- Represented Denver's Regional Transportation District in the redevelopment of the city's historic Union Station using both public and private funds to create a mixed-use project of public transportation, a boutique hotel and retail, food and beverage, and office spaces.
- Led representation of Intrawest Resorts in its development of resort communities across the continent, from concept through delivery and disposition.
- Represented private developer clients in various mixed-use and multi-family developments in the greater Denver metro area.
- Represented the City of Phoenix to renegotiate the Suns' agreements for Talking Stick Resort Arena, including negotiating a \$230 million renovation of the facility and new non-relocation provisions.
- Represented the public owner of T-Mobile Park in renegotiating the Seattle Mariners' lease, with extensive new provisions that ensure the ballpark will remain in the top one-third of all MLB ballparks.
- Represented the Wisconsin Center District in the development of the new \$524 million Fiserv Arena for the Milwaukee Bucks.
- Represented the City of Phoenix in renegotiating the Milwaukee Brewers' use agreements for the city-owned spring training facilities, which included extending their term and negotiating the terms of conveying development rights to the Brewers for new mixed-use development on city-owned land.

Experience

- Represented the City of Sacramento in the development of the \$477 million Golden 1 Center arena for the Sacramento Kings.
- Advised both private sector and higher education clients on using P3 delivery models for development of higher education facilities, including student housing and energy districts.
- Represented a self-storage REIT in its acquisition of \$2.1 billion in properties over one year.

Recognition

- Downtown Denver Partnership, Inc., 2018 Peter Bowes Award, 2016 Volunteer of the Year
- *The Best Lawyers in America*, Real Estate Law, 2015-2024
- Colorado Super Lawyers, Real Estate, 2009-2023
- *Chambers USA*, Real Estate Law, 2015-2023
- *The Legal 500 United States*, Recommended Attorney, 2023
- *IFLR1000*, Real Estate (Denver), Highly Regarded, 2019, 2022, 2023
- Martindale-Hubbell AV Preeminent
- *National Law Journal*, Sports & Entertainment Law Trailblazer, 2019

Education

- J.D., University of Virginia School of Law
 - *Virginia Journal of Natural Resources Law*, notes editor
- B.A., Washington and Lee University
 - *summa cum laude*
 - Distinguished Military Graduate
 - Omicron Delta Kappa
 - Phi Beta Kappa

Admissions

- Colorado
- New York (inactive)

Community Leadership

- Metropolitan State University of Denver Foundation, Director and Member of the Finance and Investment Committees
- Downtown Denver Partnership Management Group, Inc., Director
- Downtown Denver, Inc., Director
- Junior Achievement, Rocky Mountain Inc., Board of Directors Chair
- Denver Metropolitan Chamber of Commerce, Director and Member of the Executive and Finance Committees



2024 Best Lawyers