



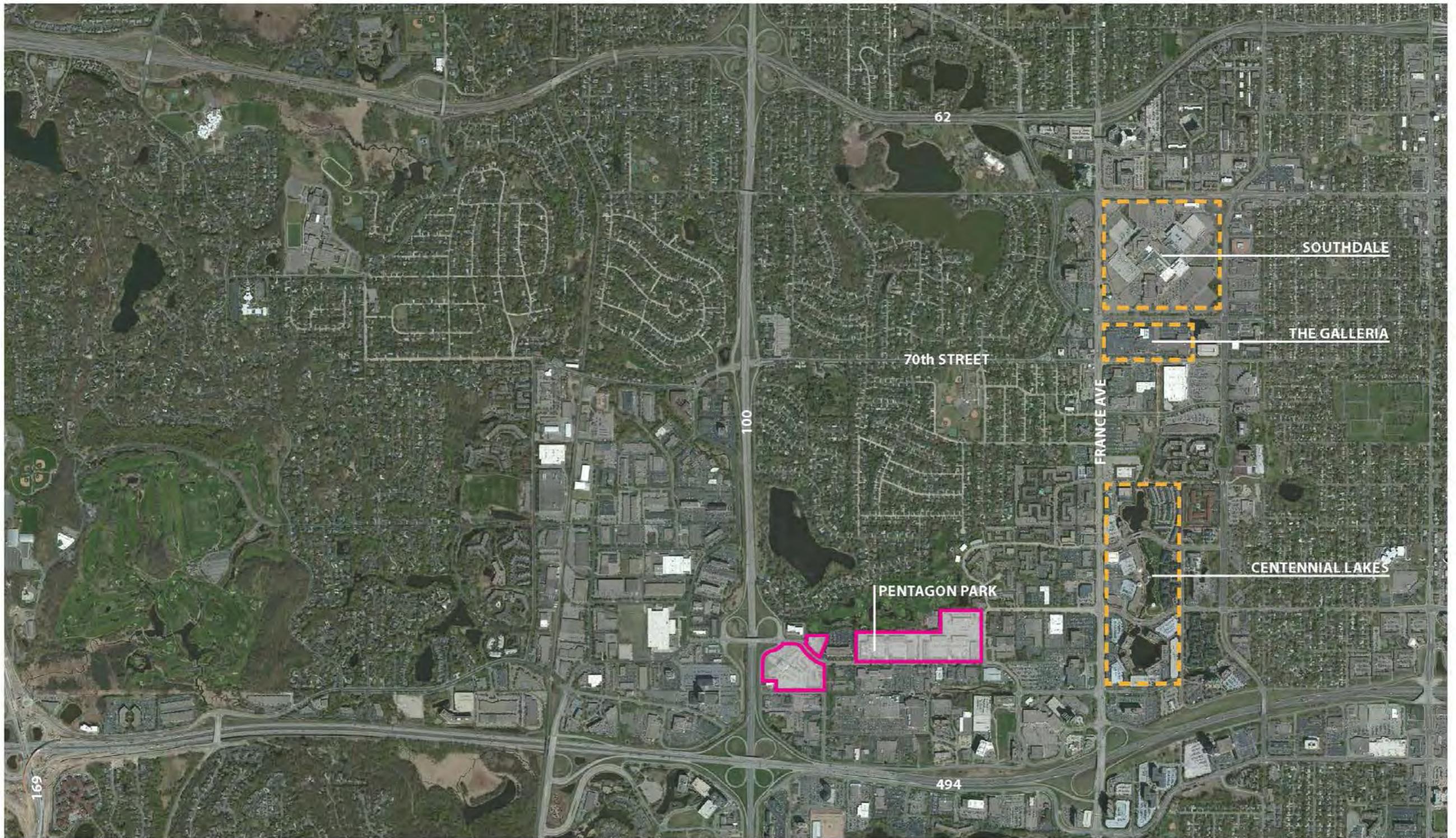
**Scott M. Tankenoff**  
Managing Partner

**HILLCREST**  

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**DEVELOPMENT, LLLP**

**Project Update**  
**October 2015**



DAMON **FARBER** ASSOCIATES  
BOB CLOSE STUDIO, LLC

AREA CONTEXT  
EDINA, MN - APRIL 21, 2014

# PENTAGON PARK





DAMON **FARBER** ASSOCIATES  
BOB CLOSE STUDIO, LLC

EXISTING CONDITIONS

EDINA, MN - APRIL 21, 2014

PENTAGON PARK





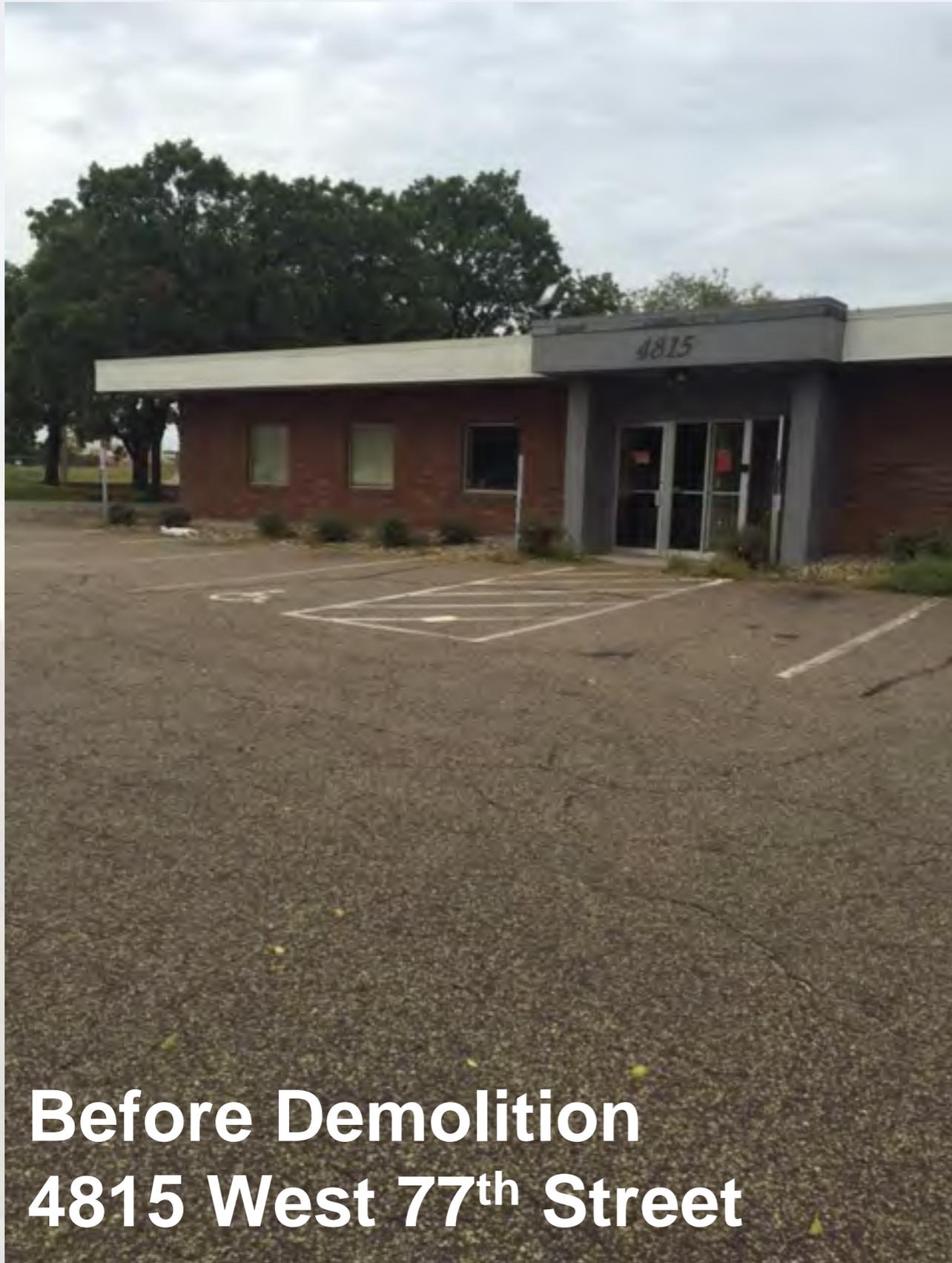
DAMON **FARBER** ASSOCIATES  
BOB CLOSE STUDIO, LLC

EXISTING CONDITIONS  
EDINA, MN - APRIL 21, 2014

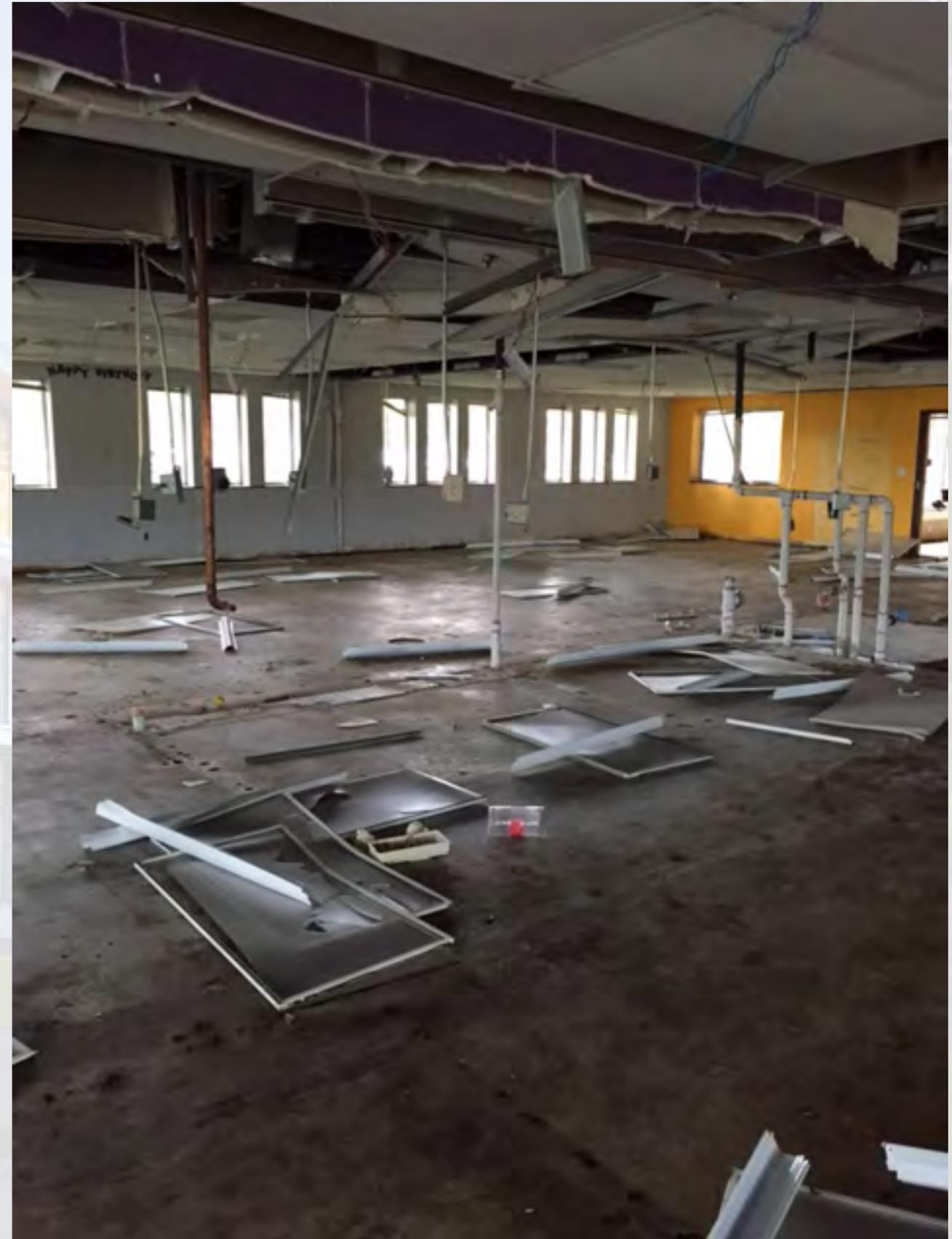
PENTAGON PARK







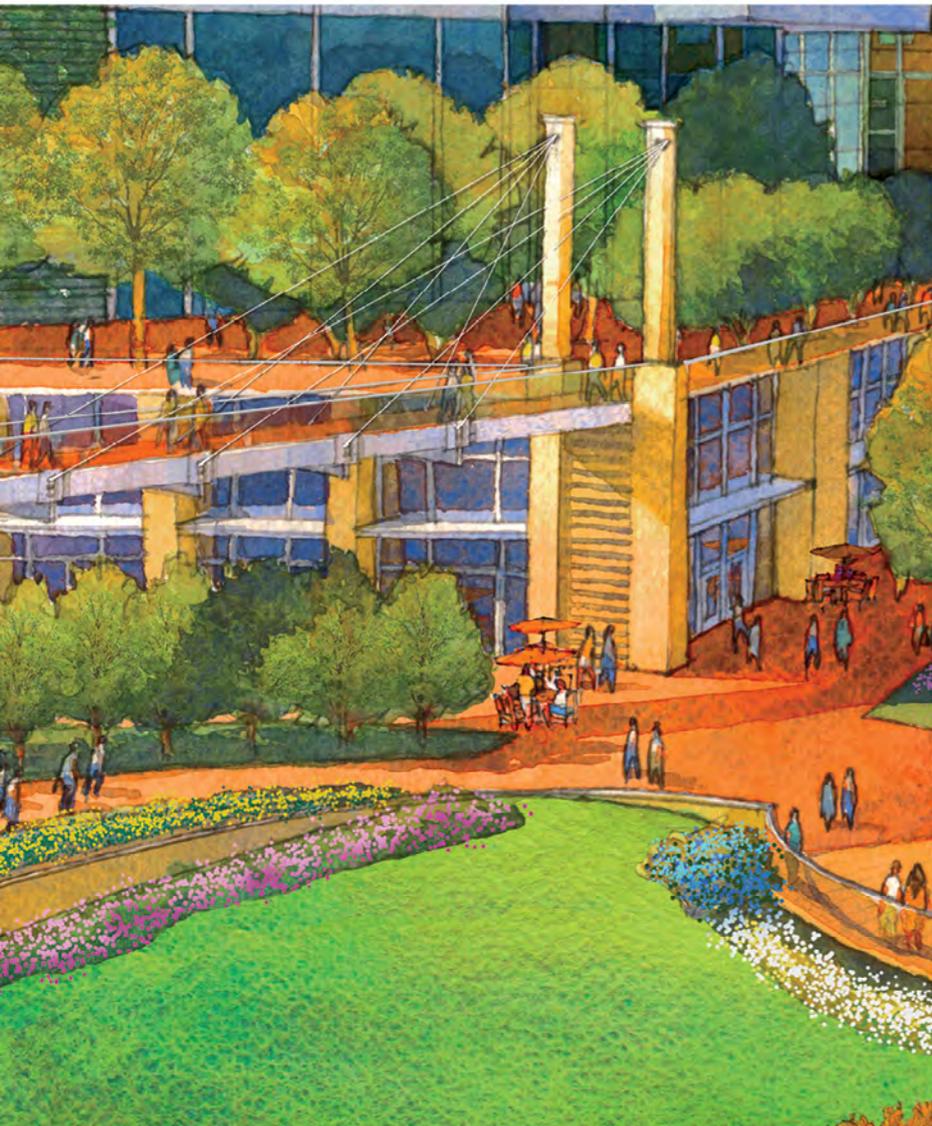
**Before Demolition  
4815 West 77<sup>th</sup> Street**





**Demolition of  
4815 West 77<sup>th</sup> Street  
10.1.15**

the  
LINK



MULTI-USE REDEVELOPMENT | 42 ACRES | ICONIC 100 & 494 EDINA INTERSECTION



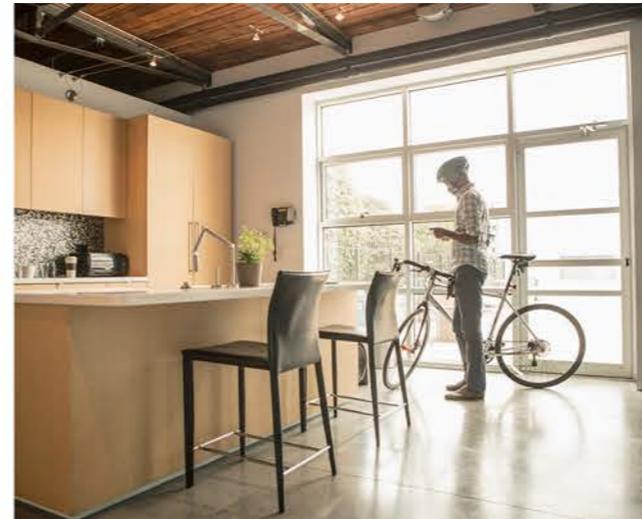
[ The next generation of workplace lifestyle ]



Attract and retain top talent

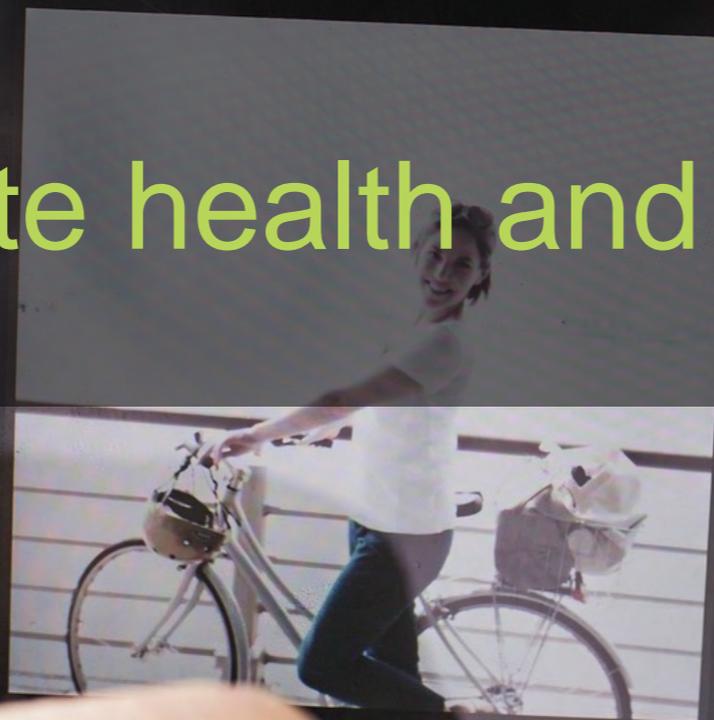
# Attract and retain top talent

the  
LINK



- Dynamic and energetic workplace
  - Complementary services support business and lifestyle needs
  - Features amenities and benefits sought by the next generation of workforce
- \* *Millennials will make up 75% of the workforce by 2025*

Promote health and well being



# Promote health and well being

the  
LINK



- Adjacent to the 43 acre Fred Richards Park
- Connected to the Nine Mile Creek Regional Trail
- Custom designed bike center
- Featuring indoor and outdoor fitness amenities designed to motivate and energize
- State-of-the-art sustainable buildings



[ In the mix of it all ]

# In the mix of it all

the  
LINK



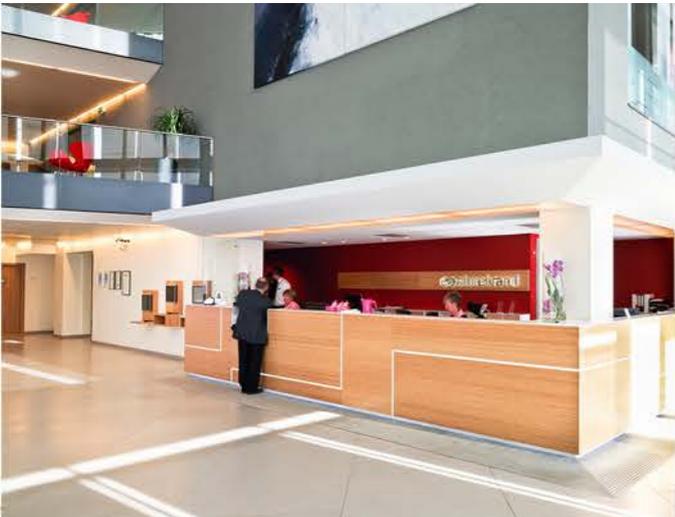
- Conveniently located at the iconic intersection of Hwy 100 and Interstate 494
- Numerous restaurants, hotels, and retail services nearby
- Easy access to France Ave, the MSP airport, and downtown Minneapolis/St. Paul



[ A blank canvas ]

# A blank canvas

the  
LINK



- Customize your office space to best suit your company's needs
- Establish and reinforce your image
- Create the most collaborative and productive workspace
- Opportunity for highly visible corporate signage

the  
LINK



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