

# Snell & Wilmer

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## **W. Brian Hulse**

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## **Main Bio**

Brian Hulse's practice is concentrated in Real Estate Law, focusing on Condominium, Hotel and Resort Development; Retail, Commercial and Office Development; and Commercial/Retail Leasing.

## **Representative Transactions**

### ***Recent Real Estate Transactions***

- Trump International Hotel – Old Post Office, Washington D.C. serving as lead counsel for sale of historic Old Post Office hotel, including negotiation and documentation of all aspect related with sale, including and assignment of underlying Ground Lease with General Services Administration (GSA)
- Trump National Ferry Point Golf Course lead counsel on assignment of license and sale of assets related to golf course and golf-related operations
- Trump International Hotel & Tower - Las Vegas, Nevada serving as local counsel for high-rise hotel condominium tower with 1,284 units, assisted with all aspects of development including HUD registration and condominium documents, construction financing and development of rental program
- City Center Project - Las Vegas, Nevada serving as local counsel for a master-planned urban complex located at the heart of the Las Vegas Strip on a 76-acre site including a resort hotel/casino, 800 hotel rooms, 1,800 resort condominium units, 1,500 hotel condominium units within a number of high-rise towers, and a 600,000 square foot shopping center, assisted with all aspects of development including HUD registration and condominium documents and reciprocal easement agreements
- The Residences at MGM Grand -- Las Vegas, Nevada serving as local counsel for 3 high-rise hotel condominium towers with 576 units each, assisted in various aspects of development including development of rental program
- The Cosmopolitan - Las Vegas, Nevada serving as local counsel for 500,000 square foot mixed-use project including 2 condominium hotel towers, a casino and significant retail space, assisted with all aspects of development including HUD registration and condominium documents, reciprocal easement agreements, construction financing and development of rental program
- Cottonwood Capital acquisition of 398-unit complex and related amenities in Salt Lake City, Utah
- Cottonwood Capital acquisition and development of commercial/retail center in Provo, Utah
- Castlewood Investments, LLC acquisition and sale of 52-acre residential and 13-acre commercial projects in Lehi, Utah

- Evans & Sutherland Computer Corporation various leasing, purchases and sales of real property throughout U.S.
- Pacific Monarch Resorts acquisition and liquor licensing for Summer/Winter Resort in Cedar Breaks, Utah
- Sale and negotiation of Seller-financed transaction for 56-acre Distribution/Office Facilities in Buena Park, California

## Education

- University of Utah (M.B.A.)
- University of Utah S.J. Quinney College of Law (J.D.)
  - Note and Comment Editor, Utah Law Review
- University of Utah (B.A., Finance, Spanish Minor)
  - President, Financial Management Association, David S. Eccles School of Business

## Languages

- Spanish

## Professional Memberships & Activities

- National Association of Industrial and Office Properties, Member
- Bar Examiners Committee, Real Property
- Urban Land Institute

## Representative Presentations & Publications

- "[Legal Industry Outlook](#)," Panelist, Utah Business magazine (June 2016)

## Professional Recognition & Awards

- The Best Lawyers in America®, Real Estate Law (2011-2024)
- Chambers USA: America's Leading Lawyers for Business®, Real Estate (2009, 2017-2023)
- Utah Legal Elite: Real Estate, Utah Business Magazine (2009-2011, 2013-2016, 2018-2022)
- Mountain States Super Lawyers®, Real Estate (2018-2019)

## Community Involvement

- SaharaCares Foundation, Board of Directors
- Oakridge Country Club, Farmington, Utah, Board of Directors, President and Executive Committee
- Utah Golf Association, Board of Directors
- Centerville City Planning Commission, Centerville, Utah (1998-2005); Chairman (2003-2005)
- Revolving Loan Fund Committee, Utah Heritage Foundation, Chairman (1998-1999)
- Centerville Business Partnership for Davis County School District
- Boy Scouts of America, Unit Commissioner

## Bar Admissions

- Nevada
- Utah

## **Court Admissions**

- Supreme Court of Nevada
- Supreme Court of Utah
- United States District Court, District of Nevada
- United States District Court, District of Utah