



## WHO WE ARE

**COLIN KANE** is Peregrine's lead partner for project transactional activities, project planning, asset acquisition and sales, leasing, financial analysis, permitting/due diligence, and debt/equity capitalization. Recent projects include the structuring of federal and state historic tax credits and financing of Rumford Center, a \$40 million mixed-use redevelopment of a 9-building, 8½-acre mill campus, the acquisition due diligence and permitting of The Ocean House, a \$140 million seaside hotel and residences, and ongoing workout/restructuring and leasing of the American Locomotive campus, a 200,000 sf office mill adaptive reuse that included New Market Tax Credit structuring, on behalf of the project lender.

Prior to helping found Peregrine in 2001, Colin worked as a Development Manager for Gilbane Properties. Colin has broad experience in real estate development, including successful projects in Rhode Island, Massachusetts, North Carolina, California, Maine, Nevada, Vermont, Virginia, Maryland, and Florida over the past twelve years. Projects include medical office, mixed-use campuses, historic rehabs, multi-family housing, hospitality venues, planned residential communities, large-scale corporate and institutional build-to-suits, and brownfield redevelopment. Colin is a combat veteran of Operation Desert Storm, a graduate of Harvard Business School (MBA), Georgetown University (MA), and the US Naval Academy (BS w/ Distinction).

**JORDAN STONE** is a founding principal and Peregrine's lead partner in the physical conceptualization, planning, budgeting and delivery of projects. Projects he has completed include the Ocean House, a \$140 million replication of an iconic historic hotel in Watch Hill, RI, and restaurants, in Napa Valley, CA, TriBeCa, NYC and Mexico City, Mexico for Chef Morimoto (the "Iron Chef"). In 1985, Jordan joined Mark Development, the construction division of The Flatley Company, as Construction Project Manager. The majority of his time at Mark Development was as one of three project managers overseeing the renovation, new construction and fit-out of Garden City Shopping Center in Cranston, RI. In 1988 Jordan became manager of his family's business interests, including development of Cushing Industrial Park, a 90-acre greenfield commercial industrial development in Wrentham, MA, and 100 Highland Corporate Drive in Cumberland, RI, currently leased to CVS Corporate. Jordan is a graduate of the University of Rochester.

**SAMUEL BRADNER** joined Peregrine as a partner in 2009. Sam is currently managing the American Locomotive Works project where Peregrine completed delivery of the 52,000 square foot corporate headquarters for United Natural Foods. Sam managed the design and construction phases; including the design and submittal process to the USGBC for LEED certification. Sam is currently acting as Owner's Representative on Chef Morimoto's (the "Iron Chef") latest restaurants located in Napa, California, Mexico City and TriBeCa. Prior to Peregrine, Sam was a development director with Struever Bros. Eccles and Rouse responsible for development management of the American Locomotive Works project located in Providence, Rhode Island. As development director, his responsibilities included managing and negotiating the commercial development process, including design, acquisition, scheduling, New Market and historic tax credit financing and implementation for redevelopment projects throughout New England region. Sam brings more than 15 years of land-use planning, development and policy experience in both the public and private sectors. Sam is a graduate of the University of Rhode Island, (BLA) and the University of Maryland, (MPP).





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**BRENDAN C. KANE** is a principal and partner with Peregrine Property Management, overseeing the company's day-to-day business operations and facilities management. His responsibilities include business development, corporate finance and accounting, customer and vendor relationship management, as well as coordination of the physical and administrative requirements of all properties in the Peregrine portfolio. Brendan previously served as Vice President of Business Development for New England Construction as well as Regional Sales Manager for The Hertz Corporation overseeing business-to-business sales with major US insurance companies. He has also worked as a Sales Representative for Aventis Pharmaceuticals serving New England, as well as the Chief Operating Officer and Country Manager for Enterprise Rent-A-Car in Dublin. Brendan is a graduate of the University of Rhode Island.

**JEFFREY P. SPRATT** is a principal of Peregrine Property Management LLC and a development manager for Peregrine Group LLC. As a partner with Peregrine Property Management, Jeff oversees the company's day to day business operations and facilities management. His responsibilities include corporate finance and accounting, business development, customer and vendor relationship management, as well as coordination of the physical and administrative requirements of all properties in the Peregrine portfolio. As a Development Manager, Jeff assists with financial analysis, pre development due diligence, budgeting, project management, leasing and bank reporting for a number of projects including Rumford Center, American Locomotive Works and Ross Commons Condominiums. Jeff spent over four years working in the wholesale mortgage finance industry as an outside Account Executive servicing New England. He then transitioned into the construction industry with Enterprise Equipment Co., a mechanical contracting firm in Boston. Jeff is a graduate of the Leeds School of Business at the University of Colorado (MBA) and Syracuse University (BS). He is a member of the National Association of Industrial and Office Properties (NAIOP) and the Building Owners and Managers Association (BOMA).

