



## Development/Project Management Services

### DEVELOPMENT/PROJECT MANAGEMENT

- Definition of physical needs
- Conceptual budgeting, proforma analysis scheduling and value engineering
- Site planning and design coordination/support
- Technical team assembly and management
- Site Selection and acquisition
- Land due diligence coordination
- Project financing/financial evaluation
- Detailed design, architectural and engineering coordination
- Coordination of project approvals, permitting and entitlements
- Owner representation construction management
- Move-in assistance and completion of punch list items

### CONSTRUCTION MANAGEMENT

- Project organization and scheduling
- Initiation and supervision of the bid negotiation process
- Contractor selection and contract negotiation
- Review of the subcontractor selection and contract negotiation process
- Project administration, accounting and reporting
- Change order processing and control
- In-process value engineering
- Project schedule control
- Quality control
- Project punch list and Closeout
- Move-in coordination

*Crossroad Ventures Group provides exceptional brokerage services by combining the background in other aspects of commercial real estate with over 150 years of brokerage experience.*

### THE COMPANY

We are results oriented, with a proven track record of success. Our statement of qualifications speaks for itself. We have the experience and unique background to provide our clients with a special single point of contact service. We can handle a project of development from start to finish, from land acquisition, design, construction, lease up, move in, closeout, and even through the investment sale. Crossroad Ventures Group will be your end to end solution.

*your real estate compass.*