



DANIEL J. BURKE, JR.

PARTNER

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Dan Burke counsels clients on matters that include the purchase, sale, leasing, financing and development of real estate. Recognizing that the best result may not always be the most obvious, Dan prides himself in providing actionable, results-oriented advice that goes beyond basic legal analysis.

National and regional companies turn to Dan for guidance in the site selection and project approval process. He has helped obtain planning and zoning approvals for a variety of uses.

A growing portion of Dan's practice focuses on development incentives. He represents developers in implementing incentives such as tax increment financing, Missouri's Chapter 100 industrial revenue bonds, transportation development district (TDD) and community improvement district (CID) financing, and Chapter 353 tax abatement.

Dan also assists lenders with loan documentation, modification and loss mitigation. He negotiates and facilitates favorable results through workouts, restructurings, receiverships and liquidation of real estate portfolios, including foreclosure and deficiency pursuit where required.

SERVICES AND INDUSTRIES

Real Estate

Financial Services and Banking

Public Finance

Real Estate, Development,
Construction

Health Care and Life Sciences

Franchising and Distribution

Franchise Business
Acquisitions

ADMISSIONS

Missouri

Illinois

Nevada

EDUCATION

- Washington University School of Law (J.D., 2006)
 - Scholar in Law Award Recipient
- Miami University - Oxford, Ohio (B.A., *cum laude*, 2003)
 - Philosophy and American Studies
 - Phi Beta Kappa

PROFESSIONAL ACTIVITIES

- The Missouri Bar
- Illinois State Bar Association
- State Bar of Nevada
- Armstrong Teasdale Hiring Committee (Chair, 2018-2021)

CHARITABLE AND CIVIC INVOLVEMENT

- Community School Board of Trustees (2023)

- Armstrong Teasdale Michael Tramble Memorial Scholarship Fund Campaign Committee (Chair, 2017–2019)

ACCOLADES

- Chambers USA: America's Leading Lawyers for Business, Real Estate (2022-present)
- The Best Lawyers in America®; Real Estate Law (2020-present)
- [Missouri/Kansas Super Lawyers®](#), Rising Star (2015-present)

BACKGROUND

Dan has spent his entire career at Armstrong Teasdale since starting as a summer associate in 2005.

EXPERIENCE

Cross-Border Transactions for Holding Company and Primary Portfolio Company

Completed a series of four complex, multimillion-dollar transactions in the U.S. and U.K. on behalf of a holding company and its primary portfolio company. In addition to traditional M&A aspects, our team provided guidance on related real estate, environmental, employment, benefits, immigration and international factors. Two of the four transactions closed on the same day on two different continents.

\$55 Million Sale of Advertising Company

\$55 million sale of advertising company to public company. The asset sale transaction involved the sale of rights in over 400 locations in four states, the transfer of over 1,000 advertising contracts, and the sale of two commercial buildings. The team helped the client navigate various corporate governance issues and achieve its goal of selling the business.

Acquisition of Electrical Contracting Firm

Counsel to buyer in the acquisition of an electrical contracting firm, largely owned by an ESOP and subject to a multi-employer pension plan. Combination with mechanical contracting business of the buyer resulted in a combined business with approximately \$100 million in annual revenues.

Acquisition of Beer Distribution Business

Represented St. Louis regional beer distributor in the purchase of a distributing company serving southeastern Missouri. The acquisition adds to the client's annual distribution volume and expands its market share in the region.

Sale of Superfund Site

Counseled a mining company through the rare sale of a federal Superfund site, an 1,800-acre former cobalt mine. This included securing a collateralized walk-away indemnity for the client, handling the real estate components and assisting with the relationship with another responsible party for the cleanup during the transaction.

\$1 Billion Medical Center Development

Represented a major medical center in the development of multiple buildings comprising more than 2 million square feet of office and medical space and multiple

parking garages. Project costs exceeded \$1 billion.

Expansion of Manufacturing Capacity for Client

Client needed to expand manufacturing capacity. Drafted and negotiated real estate purchase contract, negotiated and secured development incentives, and guided client through successful redevelopment in Hazelwood, Missouri.

\$10 Million Bond Financing for Charter School

Served as bond counsel for a \$10 million financing for a charter school, which will use the financing primarily to purchase the land and buildings in the city where the school is located. Also served as borrower's counsel for the school.

Redevelopment of Blighted Industrial Area

A blighted industrial area of St. Louis, strategically located near several major institutions, required assistance to redevelop. We structured and gained approvals for a complex, multi-phase redevelopment project supported in part by tax increment financing. Roughly five years in, over \$600 million has been invested in construction, creating 5,000 jobs and completely transforming a 167-acre area.