



Item: IX.a.

Date: MONDAY, SEPTEMBER 13, 2021

SUBJECT: APPROVE PROPOSED NEW MEMBER TO THE FLORIDA ATLANTIC UNIVERSITY FOUNDATION BOARD OF DIRECTORS

PROPOSED Board ACTION

Approve the election of a new board member, Paul J. Kilgallon, to the Florida Atlantic Foundation Board of Directors.

BACKGROUND INFORMATION

Purpose of Action:

Per Florida Statute 1004.28 (3) effective March 11, 2018, The Chair of the University Board of Trustees shall appoint at least one representative to the Board of Directors and the Executive Committee of any direct-support organization established under this section. The President of the University for which the direct-support organization is established, or his or her designee, shall also serve on the board of Directors and the Executive Committee of any direct-support organization established to benefit that university. The University Board of Trustees shall approve all appointments to any direct-support organization authorized by this subsection.

Proposed Member's Prior Relationship with FAU:

Paul J. Kilgallon, Founder and Managing Partner – Mainstreet Capital Partners

In 1999, Paul Kilgallon formed Mainstreet Capital Partners, Inc., a real estate investment and management company, seeking opportunities in office and industrial buildings across the southeastern and southwestern United States. Mainstreet seeks to align itself with investment partners by sourcing investment opportunities in office, industrial, hotel and multi-family assets in its core markets, then acting as the General Partner to complete the transaction. Mainstreet also manages the properties through its management affiliate, Mainstreet Real Estate Services, Inc. To date, Mainstreet has completed thirty-five investments of nine million square feet totaling over \$1.3 billion dollars with nine institutional partners. Mainstreet has expanded from its original South Florida base to North and South Carolina, as

well as Phoenix, Arizona and Atlanta, Georgia. From 1993 to 1999, Mr. Kilgallon served as the Eastern Region Investment Manager for CMD Realty Investors, overseeing the acquisition of over \$300 million in suburban office properties across the Eastern United States. During the same period, Mr. Kilgallon was also responsible for the development of over one million square feet of office and industrial space in South Florida and Raleigh-Durham, North Carolina.

Mr. Kilgallon holds a Masters of Management degree from J.L. Kellogg Graduate School of Management, Northwestern University, Evanston, Illinois, and a B.S. in Civil Engineering from the University of Illinois, Champaign, Illinois.

Paul relocated from Chicago and married Patricia Kilgallon in 1989 in Boca Raton. Patricia grew up in Boca Raton and has worked for a family engineering and manufacturing company in Deerfield Beach for over 30 years. Paul and Patricia have three adult children who all grew up in Boca Raton.

Among other community activities, Paul has been involved in Best Foot Forward (BFF), a charity that provides educational assistance to Foster Children across Palm Beach County. Paul joined the Board at BFF seven years ago and has served as President of that Board for the last five years.

Paul and Patricia are members of the Founders Society of the Proposed Boca Raton Arts and Innovation Center to be located at Mizner Park.

Paul currently serves as President of the East Association at the Park at Broken Sound in Northwest Boca Raton.

IMPLEMENTATION PLAN/DATE

Upon Board Approval.

Presented by: Mr. David Kian

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