

DEVELOPMENT SERVICES OVERVIEW

The Willow Valley Development team provides experienced oversight and expert project strategy for construction and/or renovation phases of development projects.

Site Selection Review

A thorough assessment of your site will be conducted. Analyses performed include traffic count, competitive environment, future development, market conditions, STR reports, feasibility studies and many other factors to be considered in examining a specific location.

Project Coordination

Before and after dirt begins to move, our team will work closely with project managers in several critical areas, including cost containment for design efficiency and architectural & décor specifications oversight.

Hotel Project Development

Our focus goes far beyond the bricks and mortar to include routine and formal operations review, daily payroll analysis and asset management.

Pre-Opening Services

Over the past ten years, Willow Valley has managed nearly \$60 million in construction and renovation projects. Put our expertise to work for you. Services include staffing, licensing, pricing, procurement, insurance, policy establishment, accounting & reporting system set-up, ensuring the completion of all final construction details and marketing plan.

Hotel Repositioning Services

If you are disappointed with the ROI of your independent hotel, perhaps you need a franchised brand or a new brand. We assist owners in repositioning their product for improved market share and better ROI.

Construction & Renovation Projects Managed by Willow Valley – Over the Past Ten Years

1997	Willow Valley Resort Chapel	\$ 700,000
1999	Hampton Inn & Suites Valley Forge	8,300,000
1999	Hampton Inn Manheim	6,200,000
2002	Willow Valley Resort Family Restaurant	270,000
2002	Willow Valley Resort Room Upgrades	3,100,000
2003	Willow Valley Resort Waterpark, Fitness	2,100,000
2004	Homewood Suites Harrisburg	13,000,000
2004	Medical Office Building	6,000,000
2006	Willow Valley Resort Palm Court & Meeting Rooms	1,400,000
2007	Willow Valley Resort Room Upgrades	3,300,000
2007	Hilton Garden Inn Harrisburg	14,000,000
2008	Medical Office Building	10,000,000
2009	Doubletree by Hilton Conversion	7,000,000
2009	Comfort Suites – Mechanicsburg Pre-Opening Services	8,000,000



Willow Valley Hospitality Development & Management

Blaise Holzbauer

100 Willow Valley Lakes Drive, Willow Street, PA 17584 • 717.464.7706

WillowValleyHospitalityManagement.com