

# TRACY COOPER

## SIGNIFICANT CONCENTRATIONS

- Ongoing hotel asset management for resort, urban, suburban, boutique and convention center hotels, including extensive financial and operational analysis, opportunity identification, support in implementation, project management, and reporting
- Development assistance and management contract negotiation for new and proposed hotels.
- Financial and market underwriting for first mortgage and mezzanine financing
- Feasibility and appraisal studies with financial analysis for existing and proposed hotels, bed and breakfast facilities, and inns including luxury, full-service, limited-service, and convention hotel facilities.
- Additional hospitality consulting including hotel impact studies business interruption claims, tax litigation support, facilities analysis, and acquisition-related due diligence

## EMPLOYMENT

2006 to present	COVENTRY HOTEL ASSOCIATES Director Barrington, Rhode Island
2005 to present	PINNACLE ADVISORY GROUP Contractor Consultant Boston, Massachusetts
2005 to present	BAYVIEW CONSULTING LLC Principal Bristol, RI
2008 to present	eCornell Online Course Instructor Hotel Asset Management Certification Program
Spring 2008	Visiting Lecturer Cornell University School of Hotel Administration Hotel Asset Management Graduate Level Course
2003 to 2005	HOTEL ASSET VALUE ENHANCEMENT, LLC Vice President Tiverton, RI
2001 to 2003	ROCKBRIDGE CAPITAL LLC Vice President Columbus, OH

2000 to 2001      WYNDHAM INTERNATIONAL  
Development Manager  
Dallas, TX

1997 to 2000      PINNACLE ADVISORY GROUP  
Senior Consultant

**EDUCATION**

CORNELL UNIVERSITY  
SCHOOL OF HOTEL ADMINISTRATION  
Bachelor of Science  
Ithaca, NY

**AFFILIATIONS & DESIGNATIONS**

CORNELL HOTEL SOCIETY  
New England Chapter