



Bruce T. Block Of Counsel

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Bruce Block is of counsel for Reinhart's Real Estate Practice, where his long, successful career has made a tremendous impact on development in the community.

Bruce counsels clients in commercial real estate, with a heavy emphasis on public/private partnerships between developers and municipalities. He favors a holistic approach, working to foster trust between all parties involved in a transaction. The longevity of his practice and unique relationships he has fostered across all facets of government, institutions and business give him unique vision to see all sides of a deal, find common ground and drive successful resolutions.

Bruce has extensive experience in a wide variety of complex real estate matters, including land use planning, zoning, eminent domain, historic tax credits, multiple and mixed-use ownership structures, tax incremental financing and leasing, construction and design contracts. His network of contacts in both public and private sectors is a key factor in his ability to navigate and negotiate complex transactions.

He enjoys problem-solving on behalf of his clients and is known for his ability to set realistic expectations and find efficient solutions. He is a trusted adviser to many long-term clients, playing an essential role in their strategic planning and business analysis.

Bruce is deeply invested in the community and, in partnership with a client, helped found The Wisconsin Preservation Fund in 1990. The organization oversees a revolving loan fund for small, inner-city developers, partners with affordable housing developers, and provides grants and small donations to other nonprofit historic preservation efforts.

Along with his many civic activities, Bruce enjoys reading, tennis, vegetable gardening and traveling.

Education

- J.D., magna cum laude, Boston University School of Law



- B.A., University of Wisconsin-Madison (Phi Beta Kappa)

Bar Admissions

Wisconsin, Colorado

Practices

- Real Estate

Services

- Government Relations
- Land Use, Entitlements and Zoning
- Public/Private Partnerships and Tax Increment Financing
- Tax-Exempt Organizations

Matters

- Public/private deal structure for the development of the new Milwaukee Bucks arena and entertainment district in downtown Milwaukee
- Development of the downtown Riverwalk system in Milwaukee
- Development of the Northwestern Mutual Campus expansion in Milwaukee
- Development of the Manpower Inc. headquarters complex in Milwaukee
- Development of the Pabst Farms mixed-use campus in Oconomowoc
- Redevelopment of the Bayshore Town Center in Glendale
- Development of UW-Milwaukee Innovation Campus in Wauwatosa
- Development of the UW-Milwaukee Real Estate Foundation Riverview and Cambridge Commons residential facilities in Milwaukee
- Redevelopment of the former Schlitz Brewery in downtown Milwaukee
- Development of the 84South mixed-use center in Greenfield

Honors & Affiliations

Honors

- *Best Lawyers in America*® "Lawyer of the Year" – Land Use and Zoning Law (2011, 2013, 2015, 2019, 2020, 2024);



Real Estate (2009, 2014, 2019, 2020, 2024)

- *Midwest Real Estate News* – Commercial Real Estate Hall of Fame (2018)
- Honorary Doctor of Architecture Degree from the University of Wisconsin-Milwaukee (May 2010)
- *Chambers USA: America's Leading Lawyers for Business* (2008 – 2020)
- *Wisconsin Law Journal* – "Leader in the Law" (2014)
- *Super Lawyers* - Super Lawyer, Real Estate (2023)
- Wisconsin Top Rated Lawyer Martindale-Hubbell AV® Preeminent Peer Review Rated
- Member of the American College of Real Estate Lawyers
- Recipient of the 2011 Frank Kirkpatrick Award from the Greater Milwaukee Foundation

Affiliations

- National Trust Community Investment Corporation (former Board Chair)
- UW-Milwaukee Real Estate Foundation (Board Chair)
- Froedtert Health, Inc. (former Board Member)
- Wisconsin Policy Forum (Trustee Emeritus)
- Wisconsin Preservation Fund, Inc. (Board Chair and President)
- Wisconsin Historic Preservation Review Board (former member)
- Wisconsin Historical Society Real Estate Foundation (former Board Chair)
- Milwaukee Riverwalk District, Inc. (Board Member and Secretary)
- Greater Milwaukee Committee (Member)