

Sarah Zach

Partner

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Minneapolis – 612.492.6576



Sarah Zach structures and negotiates complex real estate development, finance, and leasing transactions so clients can move projects forward with confidence and efficiency.

Sarah brings that end-to-end perspective to every engagement, guiding clients through the full lifecycle of commercial real estate projects across the country. Whether she is negotiating key purchase, sale, leasing, financing, construction or development agreements, Sarah focuses on keeping transactions on track and on budget.

Sarah's practice includes particular depth in multi-family, industrial, and mixed-use projects. She advises national developers, owners, and operators on acquisition, disposition, financing, and entitlement matters, regularly coordinating across legal disciplines—environmental, land use, regulatory and municipal law—to deliver cohesive counsel on large-scale projects.

Sarah's development work includes representing clients in parcel assemblage, negotiating purchase agreements and end-user leases, advising on vertical subdivision and title registration, preparing easement and operating agreements, structuring joint venture agreements and negotiating construction loan documents.

Sarah previously served as co-chair of Dorsey's Real Estate & Land Use group.

Select Experience

Development & Entitlements

- Represented a national industrial developer in parcel assemblage and development of a multi-phase, \$100 million+ industrial project in Illinois, including negotiation of purchase agreements, an end-user lease, construction loan documents, joint venture agreements, and municipal development agreements.
- Facilitated a Twin Cities suburban residential and retail mixed-use development by securing municipal entitlements and permits, managing environmental issues,

Education

- Hamline University School of Law (J.D., 2010)
 - *summa cum laude*
 - Dean's List
- University of Wisconsin - Madison (B.A., 2007)
 - Dean's List

Bar Admissions

- Minnesota

negotiating a municipal redevelopment agreement, advising on vertical subdivision and title registration matters, and preparing project easement and operating agreements.

Acquisitions & Dispositions

- Represented a multi-family owner/operator in the acquisition of a \$300 million+, 20-property portfolio.
- Developed and implemented a streamlined, fixed-fee transaction process facilitating the disposition of more than 400 retail properties across the United States.

Accolades

- *Best Lawyers in America*®, Real Estate Law, 2021-2026
- *Minnesota Monthly*, Top Lawyer in Real Estate Law, 2024
- Dorsey & Whitney – Scales of Justice Team Award (Just Deeds Team), 2021
- Dorsey & Whitney – Scales of Justice Team Award (Rebuilding Our Community Webinar Series), 2021
- *MSBA*, North Star Lawyer, 2020-2023
- *Super Lawyers*, Rising Star, 2014 – 2020
- *Super Lawyers*, Rising Star Top Women Attorneys in Minnesota, 2015-2021
- *Minnesota Lawyer*, Up & Coming Attorney, 2014

Insights

October 11, 2023

Uncertainty Looms: Minneapolis' 2040 Plan Hits (Another) Judicial Roadblock