

STEVENS & LEE



Ryan P. Kennedy

Of Counsel

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Ryan represents private and government clients in all aspects of real estate acquisition, lending and development, with particular emphasis on land use, redevelopment, condemnation, lender work-outs and transit-oriented development.

Practices

Administrative Law and
Government Contracts

Real Estate

State and Local Tax

Industries

Higher Education

State and Local
Government

Education

Seton Hall University
School of Law, J.D., *cum
laude*, 2005

Boston College, B.A.,
2002

Bar Admissions

New Jersey

He represents property owners in real estate tax appeals throughout the state of New Jersey, including the management of entire investor portfolios for institutional clients. For development projects in New Jersey, he has advised both government and private entities in the area of state and local tax incentive programs, including negotiating PILOT agreements, tax abatements and redevelopment area bonds. Ryan serves on a municipal land use board and assists clients with the entire planning and zoning process for projects of all sizes. He also regularly advises clients on New Jersey election and campaign finance and pay-to-play law.

In addition, Ryan acts as redevelopment and condemnation counsel for both public and private parties, guiding numerous projects from start to finish. Of note, he has served as special outside counsel for one of the first transit villages in New Jersey; successfully argued one of the seminal wetlands valuation cases in New Jersey – (*NJ Transit v. Mori*, 435 N.J. Super. 425 (App. Div. 2014) – and managed a team of attorneys representing the State of New Jersey in several large beach protection property acquisition projects.

Ryan also advises clients on corporate formation matters, and serves as lender's counsel to New Jersey financial institutions, both in loan documentation and in all aspects of negotiated work-outs, including representing lenders in commercial paper transactions and in the disposition of distressed assets, developments and condominiums.

Ryan is a former Judicial Law Clerk to The Honorable Joseph L. Yannotti, New Jersey Superior Court, Appellate Division. While in law school, he was a member of the *Seton Hall Circuit Review Journal*. As published in the *New Jersey Law Journal*, Ryan was

named one of the *New Leaders of the Bar* in 2017. He was also recognized as a New Jersey Super Lawyer Rising Star from 2014 through 2017.

Memberships/Affiliations

- Hopewell Valley YMCA, President, Board of Directors
- Friends of Hopewell Valley Open Space, Vice President, Board of Directors
- Robert Wood Johnson Hamilton Hospital: Young Professionals, Former Board Vice-Chair and Hospital Audit Committee Member
- Township of Lawrence Growth and Redevelopment Committee, Former Vice-Chair
- Hopewell Borough Planning Board, Mayor's Designee and Redevelopment and Affordable Housing Subcommittees Member
- Hopewell Borough Economic Development Committee
- MIDJersey Chamber of Commerce; Hopewell Valley Chapter Chair
- New Jersey Association of Railroad Passengers

Selected Publications

- "Ask a Busy Person," *midJersey Business*, September 2017

Selected Speaking Engagements

- "Investor Property Tax Strategies," South Jersey Real Estate Investors Association, Cherry Hill, NJ, November 17, 2015
- "Pipelines and Power Lines – An Introduction to Regulatory and Property Rights Issues," New Jersey State Bar Association, Environmental Law Section and New Jersey Institute of Continuing Legal Education
- "Introduction to New Jersey Eminent Domain Law," National Academy of Continuing Legal Education Webinar, previously done live for the National Business Institute
- "An Introduction to New Jersey Property Tax Appeal Process," National Academy of Continuing Legal Education Webinar, previously done live for the Atlantic Builders Convention
- "New Jersey Real Estate Closing Procedures," National Academy of Continuing Legal Education Webinar
- "Quiet Title Action Fundamentals," National Business Institute
- "Using Surveys, Descriptions, Title and Plats to Resolve Access and Road Disputes," National Business Institute
- "Land Use and Zoning from Start to Finish," National Business Institute