

## Critical Issues on the Agenda

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New Brunswick, NJ • April 17, 2007

- 8:30 AM – 9:00 AM**      **Registration**
- 9:00 AM – 9:15 AM**      **Overview and Welcoming Remarks**  
— William J. Ward, Esq.
- 9:15 AM – 10:00 AM**      **Case Law Developments**  
— Timothy P. Duggan, Esq., Edward D. McKirdy, Esq.,  
and William J. Ward, Esq.
- 10:00 AM – 10:45 AM**      **The State of Eminent Domain Legislative Reform**  
— Christopher R. Gibson, Esq., and  
Senator Ronald L. Rice
- 10:45 AM – 11:00 AM**      **Break**
- 11:00 AM – 11:45 AM**      **Environmental Issues**  
— Maureen Hinchliffe Bonney, Esq., and  
James M. Turteltaub, Esq.
- 11:45 AM – 12:30 PM**      **Valuation Issues**  
— John H. Buonocore Jr., Esq., and  
William H. Steinhart, MAI, CRE
- 12:30 PM – 1:30 PM**      **Lunch (Included)**
- 1:30 PM – 2:15 PM**      **Planners in the Process**  
— Peter G. Steck, P.P., AICP, and  
Anne L.H. Studholme, Esq.
- 2:15 PM – 3:00 PM**      **Relocation Assistance Issues**  
— Nicholas J. Monahan Jr. and  
Arthur G. Warden III, Esq.
- 3:00 PM – 3:15 PM**      **Break**
- 3:15 PM – 4:15 PM**      **Panel Discussion: The Ethics of Redevelopment and Pay to Play**  
— Paula A. Franzese, Esq., Paul P. Josephson, Esq.,  
Senator Ellen Karcher and William J. Ward, Esq.
- 4:15 PM – 4:30 PM**      **Questions and Answers**  
— William J. Ward, Esq.

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## Registration

### Eminent Domain New Brunswick, NJ • April 17, 2007



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## Our Distinguished Faculty

**Maureen Hinchliffe Bonney, Esq., DAG**, serves as condemnation counsel for several state agencies within the Division of Law, Office of the Attorney General. She argued both *NJ Transit v. Cat in the Hat, LLC*, and *The Housing Authority of the City of New Brunswick v. Suydam Investors, LLC*, in the New Jersey Supreme Court.

**John H. Buonocore Jr., Esq.**, is a member with McKirdy and Riskin P.A. and practices in condemnation, redevelopment area law and real estate value litigation. He is co-author and editor of *New Jersey Condemnation Practice, 2nd Ed.* (New Jersey Institute for Continuing Legal Education, 2003), the standard New Jersey treatise on eminent domain. He is also author of *Eminent Domain, New Jersey Practice, Skills & Methods* (West Publishing 1995).

**Timothy P. Duggan, Esq.**, is a shareholder and practices in the Commercial Litigation Group of Stark & Stark, primarily in the areas of condemnation (eminent domain), commercial bankruptcy and real estate tax appeals.

**Paula A. Franzese, Esq.**, is a Peter W. Rodino Professor of Law with Seton Hall University. Nationally acclaimed for her teaching, Professor Franzese is the eight-time recipient of the Student Bar Association's Professor of the Year Award. She is the chair of the New Jersey State Ethics Commission.

**Christopher R. Gibson, Esq.**, is chair of Archer & Greiner, P.C.'s Litigation Department. He is the chair of the firm's Environmental, Toxic Tort and Product Liability Litigation Group as well as the Condemnation Practice Group.

**Paul P. Josephson, Esq.**, heads Hill Wallack LLP's regulatory and government affairs practice group. He concentrates in public entity law with a focus on redevelopment, project financing, complex civil litigation and corporate compliance issues.

**Senator Ellen Karcher** represents the 12th District in the New Jersey State Senate. She serves as vice chair of the Senate Health, Human Services and Senior Citizens Committee as well as the Senate Wagering, Tourism and Historic Preservation Committee, and as a member of the Senate Transportation Committee.

**Edward D. McKirdy, Esq.**, is a partner with McKirdy and Riskin P.A. His 44-year career has been concentrated in eminent domain and land use litigation. He is a frequent speaker on eminent domain on a state and national level.

**Nicholas J. Monahan Jr.** is currently the director with the Division of Right-of-Way

(ROW) for the New Jersey Department of Transportation. Mr. Monahan is responsible for the management of all acquisitions, appraisals and relocations associated with NJDOT's Highway Capital Program.

**Senator Ronald L. Rice** was first elected to the New Jersey State Senate, 28th District, by special election on November 18, 1986, and has since been re-elected to three additional terms. Prior to his Senate election, Mr. Rice was elected to the Newark Municipal Council as councilman for the West Ward in 1982 and was re-elected to four-year terms in 1986, 1990 and 1994.

**Peter G. Steck, P.P., AICP**, is a licensed professional planner with broad experience testifying in land use planning matters in New Jersey. Formerly the township planner for Montclair, he now advises both private and public clients. Mr. Steck has appeared or produced expert reports critiquing "area in need of redevelopment" designations in 15 municipalities.

**William H. Steinhart, MAI, CRE**, is executive vice president with Appraisal Consultants Corp. He has been actively engaged in real estate appraising since 1979, with a diversified practice encompassing valuation and evaluation of multi-family residential, industrial, commercial and special purpose properties.

**Anne L.H. Studholme, Esq.**, a partner with Hill Wallack LLP, represents developers in applications, litigation and appeals in all aspects of zoning and land use. She has served as special counsel to the Zoning Board of the City of Plainfield.

**James M. Turteltaub, Esq.**, is a partner with Carlin & Ward, P.C. His primary practice areas include eminent domain and real estate tax appeals. He argued *The Housing Authority of New Brunswick v. Suydam Investors, L.L.C.*

**William J. Ward, Esq.**, is managing partner with Carlin & Ward, P.C., and author of the "New Jersey Eminent Domain Law Blog." His 35-year career has been dedicated to the exclusive practice of eminent domain law. He was secretary and general counsel to the New Jersey Sports and Exposition Authority before entering private practice.

**Arthur G. Warden III, Esq.**, is a partner with Carlin & Ward, P.C. His practice includes condemnation hearings, appeals and relocation assistance.

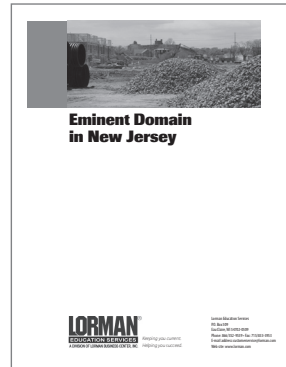
This seminar is designed for attorneys, presidents, vice presidents, real estate professionals, project managers, right of way agents, property owners and managers, surveyors, city officials, planners, developers, appraisers, zoning board members, engineers, architects and land specialists.

## The Benefits for You

This seminar will teach you the latest developments in major issues facing eminent domain practitioners and experts in New Jersey. You will hear about the most recent cases, as well as upcoming eminent domain reform legislation from the statehouse lawmakers and bill sponsors themselves. You will gain a clear understanding of ethics and pay-to-play issues in redevelopment and eminent domain.

### Learning Objectives:

- The attendee will be able to review legal developments, including *Mt. Laurel v. MiPro Homes* and *Jersey City School District v. Marathon Enterprises*.
- The attendee will be able to discuss planning in the community.
- The attendee will be able to identify ethical issues in redevelopment.
- The attendee will be able to identify valuation issues with special relevance to redevelopment projects.



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This seminar has been reviewed and approved for inclusion in the Construction Compliance™

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This seminar has been submitted to the New Jersey State Real Estate Appraiser Board for 6.0 hours of continuing education credit.

NEW BRUNSWICK, NJ APRIL 17, 2007

### Seminar Highlights

- The state of eminent domain legislative reform
- Valuation issues in the redevelopment context
- Environmental issues
- Relocation assistance issues



Includes New Jersey Supreme Court Decision *Mt. Laurel v. MiPro Homes*



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Paula A. Franzese, Esq.  
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## Eminent Domain in New Jersey

### Moderator:

**William J. Ward, Esq.**  
*Carlin & Ward, P.C.*

**Senator Ellen Karcher**  
**Senator Ronald L. Rice**  
*New Jersey State Senate*

**Maureen Hinchliffe Bonney, Esq., DAG**  
*Division of Law, Office of Attorney General*

**John H. Buonocore Jr., Esq.**  
**Edward D. McKirdy, Esq.**  
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**Timothy P. Duggan, Esq.**  
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**Paula A. Franzese, Esq.**  
*Seton Hall University*

**Christopher R. Gibson, Esq.**  
*Archer & Greiner, P.C.*

**Paul P. Josephson, Esq.**  
**Anne L.H. Studholme, Esq.**  
*Hill Wallack LLP*

**Nicholas J. Monahan Jr.**  
*New Jersey Department of Transportation*

**Peter G. Steck, P.P., AICP**  
*Private Practice*

**William H. Steinhart, MAI, CRE**  
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## NEW BRUNSWICK, NJ

APRIL 17, 2007

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Professionalism 1.0

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