

# 2012 Community Association Law Summit

Presented in cooperation with the New Jersey Chapter of the Community Associations Institute and the NJSBA Real Property Trust & Estate Law Section

**This popular and highly-acclaimed program is back with even more new topics & experts!**

Join this panel of distinguished community association practitioners and consultants for a program that analyzes key issues faced today by community associations. The discussion will include strategies and solutions for the issues currently impacting associations in these difficult times. A legislative update will examine current activities in Trenton to deal with some of these problems. Ethical considerations will be highlighted in a special ethics presentation.

Regardless of whether you are experienced in association practice, involved sporadically with association matters or interested in pursuing the opportunities this field affords, this program will deliver an in-depth look at the most timely and significant concerns of associations governing condominiums and other types of planned communities.

### Program Agenda:

- 9:10 Funding for Major Projects: Increasing assessments vs. borrowing, and achieving consensus. – *Edward I. Guttenplan, CPA, MBA*
- 9:40 Association Borrowing and Institutional Lending: Financing options for associations, and the impact of lenders on communities - *Kenneth R. Sauter, Esq.*
- 10:10 Break
- 10:20 Beyond Liens: Judgments, foreclosures, receivers and bankruptcies - *Francis J. McGovern, Jr., Esq.*
- 11:00 Today's Problems - **The Aftermath of Hurricane Sandy**, regulating problems related to investors, second hand smoke, bedbugs, mold, noise, age restrictions, and more – *A. Christopher Florio, Esq.*
- 11:40 Luncheon
- 12:00 ADR in Action: A mock mediation - Organized and moderated by *Karyn Kennedy Branco, Esq.* and featuring E. Richard Kennedy, Esq., as mediator; and Richard P. Coe, Jr. Esq. and Dennis J. Drasco, Esq., as counsel for opposing parties.
- 1:10 Ethics and Association Practice - *Susan J. Radom, Esq.*
- 2:00 Disabled Residents and the Law Against Discrimination: Reasonable modifications of facilities and accommodations of rules and policies - *Michael S. Karpoff, Esq.*
- 2:40 Break
- 2:50 New Case Law - what you don't know can hurt you -*J. David Ramsey, Esq.*  
*Including a timely discussion of the 2012 NJ Supreme Court Decision of Mazdabrook Commons Homeowners' Association v. Khan*
- 3:30 Legislative Update – *Michael Pesce, PCAM*
- 4:10 Q&A

**NJ CLE INFORMATION:** This program has been approved by the Board on Continuing Legal Education of the Supreme Court of New Jersey for 8.0 hours of total CLE credit. Of these, 1.0 qualify as hours of credit for ethics/professionalism.

## REGISTRATION DETAILS

Seminar tuition includes breakfast, luncheon and seminar materials.

**NEW BRUNSWICK/  
S1053-00F2**  
Thurs., Dec. 6, 2012  
9:00 AM to 4:30 PM  
NJ Law Center

**Can't Attend?**  
MCLE on CD/Handbook  
CDP105312: \$240/\$192\*

**CREDITS**  
**NJ CLE:** This program has been approved for 8.0 credits (50 minute hour), **including** 1.0 ethics/professionalism credits  
**PA CLE:** 6.0 substantive and 0.5 ethics credits pending (\$28 fee – separate check payable to NJICLE must be submitted at the end of the program)  
**NY CLE (Transitional & Non-transitional):** 7.0 professional practice and 1.0 ethics credits  
**CPE:** 7.0 accounting credits & 1.0 professional ethics credit

ADVANCE REGISTRATION	FEE	TYPE
General Tuition	\$210	REG
<i>Special Discounts for NJSBA Members!</i>		
MEMBERS, NJSBA Co-Sponsoring Section	\$147	COS*
MEMBERS, NJSBA	\$158	NJB*
MEMBERS, NJSBA YLD	\$147	YLD*
Recent admittees (past 2 years)	\$168	YL
Paralegals	\$126	PAR
Law Students (with Student ID)	Free	STU
Full Time Judges	Free	JUD
<b>DOOR REGISTRATIONS</b>	<b>\$230</b>	

\* NJSBA Member Price.

## FACULTY



**Moderator:**  
**Christine F. Li, Esq.**  
Past Chair, NJSBA Real Property Trust and Estate Law Section  
Author: Real Estate Closings Procedures (NJICLE, 2010)  
Contributing Author Commercial Real Estate Transactions in New Jersey (3rd Ed., 2010, NJICLE)  
Greenbaum, Rowe, Smith & Davis, LLP (Woodbridge)

**Speakers include:**  
**Karyn Kennedy Branco, Esq.**  
Kennedy, Wronko & Kennedy (Montville)

**Richard P. Coe, Jr., Esq.**  
Weir & Partners LLP (Cherry Hill)

**Dennis J. Drasco, Esq.**  
Fellow, American College of Trial Lawyers  
Lum, Drasco & Positan LLC (Roseland)

**A. Christopher Florio, Esq.**  
Stark & Stark (Lawrenceville)

**Edward I. Guttenplan, CPA, MBA**  
Wilkin & Guttenplan, PC (East Brunswick)

**Michael S. Karpoff, Esq.**  
Hill Wallack, LLP (Princeton)

**E. Richard Kennedy, Esq.**  
Kennedy, Wronko & Kennedy (Montville)

**Francis J. McGovern, Jr., Esq.**  
McGovern Legal Services, LLC (North Brunswick)

**Michael Pesce, PCAM**  
President, Community Management Corp. (Clifton)

**Susan J. Radom, Esq.**  
Radom & Wetter (Bridgewater)

**J. David Ramsey, Esq.**  
Becker & Poliakoff, LLP (Morristown)

**Kenneth R. Sauter, Esq.**  
Berman, Sauter, Record & Jardim, PC (Morristown)

### Who should attend:

- Attorneys
- Lenders
- Real estate developers and sponsors
- Purchasers of distressed real estate
- Community association board members
- Property managers

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**2. Select Your Location:**

**2012 Community Association Law Summit**  
 Thurs., Dec. 6, 2012 - 9:00 AM to 4:30 PM  
 NJ Law Center, New Brunswick/S1053-00F2

**Can't attend?**  
*For product orders please include shipping & handling.*  
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**3. Select Your Tuition:**  
**2012 Community Association Law Summit**  
 Seminar tuition includes breakfast, luncheon and seminar materials.

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 Yes, I want to join the NJSBA and pay only \$99 to attend this program. (see box on right for details)

<input type="checkbox"/> General Tuition (Non-Members)	\$210	REG
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<input type="checkbox"/> MEMBERS, NJSBA	\$158	NJB*
<input type="checkbox"/> MEMBERS, NJSBA YLD	\$147	YLD*
<input type="checkbox"/> Recent admittees (past 2 years)	\$168	YL
<input type="checkbox"/> Paralegals	\$126	PAR
<input type="checkbox"/> Law Students (with Student ID)	Free	STU
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2007-2011	<input type="checkbox"/> \$150 + \$99 (-\$25) = \$224	<input type="checkbox"/> \$75 + \$99 (-\$25) = \$149	N/A
2006 and prior	<input type="checkbox"/> \$255 + \$99 (-\$25) = \$329	<input type="checkbox"/> \$190 + \$99 (-\$25) = \$264	<input type="checkbox"/> \$225 + \$99 (-\$25) = \$299

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