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WHO'S WHO

in Commercial & Residential Real Estate Law

By LISA MORRIS JOSEFAK

PATRICK MCCORMICK

*Campolo, Middleton
& McCormick, LLP*

Patrick McCormick, a partner at Campolo, Middleton & McCormick, LLP in Bohemia, leads the firm's commercial litigation practice. McCormick provides legal counsel to clients on all business and real estate related issues, including contract claims; disputes over employment agreements and restrictive and non-compete covenants; corporate and partnership dissolutions; mechanics liens; trade secrets; insurance claims; real estate title claims; and complex mortgage foreclosure cases and lease disputes.

Representing clients in both federal and state courts at trial and appellate levels, McCormick has argued numerous appeals, including two arguments at the New York Court of Appeals—New York State's highest court.

The commercial real estate market is slowly coming back to life, but it is difficult to say that it will ever be exactly as it was before the recession, McCormick said.

"In my experience I've seen some fundamental changes in both landlords' and tenants' approach to the commercial real estate market," he said. "Flexibility is now a requirement more than before. Landlords have had to become more creative and willing to negotiate in dealing with tenants, most commonly we're seeing shorter lease terms—3 to 5 years versus 5 to 10 years."



Beyond leasing negotiations, real estate litigation in general has declined as many opt for creative solutions to resolve disputes, without resorting to sometimes lengthy and costly litigation, McCormick noted.

"We're also seeing brokers taking deeper cuts and reductions on their fees in an effort to facilitate more transactions to reach completion," he said. "The entire commercial real estate transaction process seems to have slowed down, deals are taking longer to close as buyers and banks require more time to get all the paperwork processed."

McCormick is admitted to practice in the state of New York, as well as the United States Court

of Appeals for the Second Circuit and United States District Court, Southern and Eastern Districts of New York.

He earned a bachelor's degree from Fordham University and graduated from St. John's University School of Law. His diversified legal career includes serving as an assistant district attorney in the Bronx where he prosecuted felony matters and appeals and conducted preliminary felony and homicide investigations at crime scenes.

He is also an adjunct professor of law at Hofstra University School of Law, where he teaches appellate advocacy, regularly contributes articles to the *Suffolk Lawyer* discussing recent cases in landlord tenant law and publishes a monthly blog. McCormick is a member of the Suffolk and Nassau County Bar Associations and serves on the board of directors for Child Abuse Preventive Services.

Campolo, Middleton & McCormick, LLP is a full-service law firm with the expertise and experience to represent clients in a wide variety of legal matters including litigation and appeals, insurance defense, corporate & private equity, technology & IP, government relations, and employment and real estate law. Its clients, range from individuals to global companies. Whether it's clients are involved in a complex litigation or business transaction, or simply have a routine legal matter, they receive complete and devoted attention.