



ERIK F. WILLIAMS

PARTNER

Philadelphia
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SERVICES

Litigation
Real Estate Services
Real Estate Finance
Real Estate Litigation
REITs
Resources, Access and
Mentoring Program (RAMP)
Opportunity Zones and
Qualified Opportunity Funds

INDUSTRIES

Energy Transmission /
Pipelines
Real Estate Services for
Retail and Hospitality
Industries
Construction
Real Estate
Sports and Entertainment
Sports
Video Gaming and Esports
Gambling

Erik Williams assists clients with commercial real estate transactions, with an emphasis on site acquisition, disposition, finance, construction, and leasing matters. He has advised a broad range of public and private clients, from small entrepreneurs to large institutions.

Erik also represents numerous hospital and health care institutions, colleges and universities, and developers in connection with complex project development and construction-related matters. He also advises landlords and tenants on matters involving real estate law, including the development approval process, financing, leasing and construction.

Erik regularly lectures to a variety of audiences on real estate-related legal issues. He co-authored several chapters in the Annual Real Estate Institute Manual, published by the Pennsylvania Bar Institute (PBI). He is also a frequent contributor to various real estate periodicals and actively participates in firm management, including as vice chair of the Real Estate, Energy and Environmental Department and vice office managing partner of the Philadelphia office.

Prior to entering law school, Erik taught English and journalism at St. Michael's High School on the Navajo Nation Reservation in Window Rock, Arizona. He received AmeriCorps' National Service Award for outstanding volunteer contribution to national education.

EXPERIENCE

Commercial Real Estate Transactions

- Representing a private real estate investment trust in the \$1.9 billion sale of 49 shopping centers located throughout the United States
- Coordinating a major regional health care provider in the site acquisition and ?greenfield? development of a new hospital, medical office and ambulatory care campus
- Managing national portfolio leasing efforts for several real estate investment trusts and large commercial real estate funds
- Advising an institutional client in the development of a 5-million-square-foot

mixed-use innovation neighborhood

- Representing a hospitality company in the development of multiple hotels throughout the country
 - Advising owners of major commercial office and retail asset portfolios in acquisitions, dispositions, financing and leasing across the country
 - Extensive experience in due diligence and opportunity review as well as preparation, review and negotiation of term sheets, agreements of sale, loan documents, leases, licenses, easements, asset transfer agreements, and utility and service agreements.
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Project Development and Construction

- Handling construction agreement negotiation and construction-related issues and disputes
 - Providing counsel to a national telecommunication company in connection with construction agreement disputes and mechanics? lien issues
 - Representing both shopping center landlords and major and online retailers in development and leasing matters
 - Managing risk and dispute resolution strategies specific to landlord tenant disputes, property disputes, evictions and related litigation
 - Negotiating leases for millions of square feet of office, retail, industrial and institutional space
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HONORS

Named a Distinguished Leader by The Legal Intelligencer, 2020

Named to the *Philadelphia Business Journals* "Best of the Bar: Philadelphia's Top Lawyers", 2019

Named to the Chambers USA "America's Leading Lawyers in Real Estate" list, 2016 to present

Named one of Pennsylvania's "Lawyers on the Fast Track" by *The Legal Intelligencer*, 2012

Americorps National Service Award

Selected to the Rising Stars list, Pennsylvania *Super Lawyers*, 2006 to present

MEMBERSHIPS AND AFFILIATIONS

Member, American Bar Association

Member, Pennsylvania Bar Association

Member, Philadelphia Bar Association

EDUCATION

J.D., Villanova University School of Law, 2001, *cum laude*

- Member, *Villanova Law Review*

B.A., Cornell University, 1997

BAR ADMISSION

New Jersey

Pennsylvania

FIRM INVOLVEMENT

Chair, Real Estate

Executive Committee