



PAUL D. MEOSKY

Partner

pmeosky@hodgsonruss.com 716.848.1482

Paul has more than 25 years of experience at Hodgson Russ working with private- and public-sector clients, environmental consultants, architects, accountants, and fellow attorneys on a wide variety of matters involving environmental, transactional, and project development issues. He enjoys working with clients and professionals to formulate and implement strategies to work through issues to bring projects to successful conclusions, whether construction projects, permitting, remedial actions, transactions, or dispute resolutions.

Paul has worked on multimillion-dollar school district, university, medical, sports facility, manufacturing, and architectural-tourism developments. He has extensive experience in environmental impact reviews under the State Environmental Quality Review Act (SEQRA) and with the New York State Department of Environmental Conservation; the New York State Office of Parks, Recreation, and Historic Preservation; the New York State Education Department; the U.S. Environmental Protection Agency; and the U.S. Army Corps of Engineers on environmental impact issues, including wetlands, cultural resources, and traffic.

Paul also advises clients on permitting and regulatory compliance matters, hazardous waste and petroleum cleanups, and environmental risk assessment and management associated with transactions. This includes counseling Canadian-based clients on various cross-border development and regulatory matters.

Experience

Hodgson Russ has been critical to the extensive expansion and growth of a large commercial bank. Working closely with our client, Hodgson Russ assisted in the acquisition of both owned and leased properties, resulting in the addition of more than 500 new branches in New York, Connecticut, Massachusetts, and Pennsylvania. As part of the transactions, Hodgson Russ attorneys assisted the bank with environmental due diligence for each site. The work included coordination with environmental consultants in evaluation of site-specific risks and the

The Guaranty Building
140 Pearl Street
Suite 100
Buffalo, NY 14202

Practices & Industries

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New York

Clerkships

Judge James C. Hill, U.S. Court of Appeals for the Eleventh Circuit

Education

University of Notre Dame, B.A.,
summa cum laude

Yale Law School, J.D.

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identification and resolution of issues involved in transferring some sites to other parties after the initial acquisitions. The acquired branches totaled more than 2.3 million square feet and carried a purchase price of more than \$130 million. By virtue of these acquisitions, our client added an estimated \$6.5 billion in deposits.

A Hodgson Russ team represented the Buffalo Sabres and its affiliate, HARBORCENTER, in conjunction with the development of HARBORCENTER, an approximately \$200 million, 600,000-square-foot sports, retail, entertainment, parking, and hospitality complex. This first-of-its-kind mixed-used facility includes two ice rinks; a 19-story, full-service Marriott hotel; a sports-themed nightclub and restaurant; retail space; and an 800-car parking facility, all of which are connected to the existing Key Bank Center via skywalk. Hodgson Russ has worked with the Sabres on all aspects of this project from its inception, including environmental review, contract negotiations, permitting, construction, economic development incentives, financing, and tax planning.

Working with environmental consultants, Hodgson Russ attorneys have represented clients navigating liability and clean-up issues under state and federal remedial programs, such as the New York State Department of Environmental Conservation's Brownfield Cleanup Program. One example of our work in this area is the successful closure of a large, historic industrial landfill and the investigation of a former manufacturing site for consideration of remedial action.

Hodgson Russ represents a large life sciences manufacturer in multiple environmental and development matters, including wetlands work, real estate transactions, and project development, as the facility has expanded and provided jobs in Western New York. This work has included obtaining public assistance from state and local agencies such as the county industrial development agency and state development agency, and associated environmental reviews. Partner Paul D. Meosky played an instrumental role in the establishment of an Empire Zone to provide significant economic benefits to the facility.

Hodgson Russ advised an educational institution with respect to the federal tax issues upon the sale of a building with outstanding tax-exempt bonds. The advice involved an analysis of available IRS remedial actions to preserve the tax-exempt status of the bonds, including a redemption of the bonds and use of the disposition proceeds for an alternative qualifying use.

Hodgson Russ real estate, finance, corporate, and education law attorneys work together to assist private- and public-sector clients with environmental law aspects of transactions and loans, including due diligence, SEQRA environmental impact review, and permitting. Transactions for school districts have included the multimillion-dollar acquisition and conversion of an existing retail site to district offices and a transportation center and the sale of former school buildings for redevelopment and reuse as businesses, schools, churches, community centers, health care facilities and other uses that continue to provide benefits to local communities.

When a European-based heavy machinery manufacturer sought to strengthen its presence in North America, it saw in a U.S. company the perfect opportunity to expand its product line and distribution capabilities in the United States. With the help of Hodgson Russ, the U.S. division of this manufacturer completed the acquisition of this company and its complementary product line, thereby significantly increasing the size of its U.S. operations and positioning itself for future growth in this market. The acquisition — valued at approximately \$43 million, combining a cash purchase price and assumption of debt — is the multinational manufacturer's largest U.S. acquisition to date. The company's U.S. employee base more than quadrupled with the addition of the U.S. company's approximately 400 employees, and it added locations in

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Alabama, Florida, Indiana, Iowa, Kentucky, Tennessee, Texas, and other states to its manufacturing and distribution network. Prior to this acquisition, Hodgson Russ handled the incorporation of the European manufacturer's U.S. division and its acquisition of a smaller U.S. manufacturing company. In connection with this expansion, we designed and drafted restricted stock plans to incentivize their key employees. Since this transaction, Hodgson Russ has represented this client in two additional acquisitions, one on the East Coast and one on the West Coast.

Hodgson Russ's bond counsel, real estate, environment and energy, and education law attorneys work together to assist school districts in capital improvement projects, including school districts' evaluation of environmental impacts under the State Environmental Quality Review Act (SEQRA). The dozens of projects we have worked on include improvements such as new school buildings and sports facilities, additions to existing campuses, roadways, and reconstruction and renovation work.

Hodgson Russ attorneys work with wetlands consultants in the identification of state and federal wetlands and associated permitting requirements in conjunction with facility expansions and transactions. Our work in this area has included a successful challenge to the state's initial determination of the existence of state wetlands on a client's property, allowing the development of a portion of the client's site.

In the News

Brownfield Program Fuels Buffalo Growth
Buffalo Business First, May 25, 2015

Hodgson Russ Announces New Practice Group Leaders
April 12, 2012

Publications

U.S. Department of Education Announces Long-Awaited Final Title IX Regulations
Hodgson Russ Education Alert, April 25, 2024

New York Public Service Commission Commences Grid of the Future Proceeding
Hodgson Russ Renewable Energy Alert, April 23, 2024

Appellate Court Clarifies Scope of Required CLCPA Compliance and Confirms Ripeness Under SAPA for Challenges to Agency Declaratory Rulings
Hodgson Russ Renewable Energy Alert, April 3, 2024

EPA Finalizes Standards Impacting Hazardous Air Pollution Emissions at Gasoline Distribution Facilities
Hodgson Russ Environment & Energy Alert, March 29, 2024

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Inter-Agency Fire Safety Working Group Releases Proposed Revisions to NYS Fire Code Related to Battery Energy Storage Systems

Hodgson Russ Renewable Energy Alert, February 22, 2024

Applicant's Partial Loss of Site Control Results in First ORES Denial of Section 94-c Permit Application

Hodgson Russ Renewable Energy Alert, February 20, 2024

NYSDEC Releases New Draft Guidance Related to Discharges of PFOA, PFOS and 1,4-Dioxane for Public Review and Comment

Hodgson Russ Environmental Alert, January 25, 2024

FY 2025 Executive Budget: Governor Hochul Proposes to Expedite and Consolidate Environmental Review and Permitting for Major Renewable Electric Generation and Transmission Facilities

Hodgson Russ Renewable Energy Alert, January 23, 2024

National Grid Petition Seeks Retroactive Cost Increases From Multiple Solar Projects, Ability to Increase Costs on Future Projects

Hodgson Russ Renewable Energy Alert, January 16, 2024

NYSERDA Reports on the Impacts of the Inflation Reduction Act and Submits Proposal Stretching Funding for Additional Solar Capacity

Hodgson Russ Renewable Energy Alert, January 11, 2024

Presentations & Events

39th Annual School Client Conference

M-Hotel Buffalo, 2040 Walden Ave, Buffalo, NY 14225, January 12, 2024

38th Annual School Client Conference

Buffalo Marriott Niagara 1340 Millersport Hwy, Amherst, NY 14221, January 13, 2023

School Client Conference Webinar Series 2021

January 15, 22, and 29

35th Annual School Client Conference

Millennium Hotel, 2040 Walden Avenue, Buffalo NY 14225, January 17, 2020

Municipal Law Seminar

Millennium Hotel, 2040 Walden Avenue, Cheektowaga, NY 14225, May 17, 2018

29th Annual School Client Conference

Hodgson Russ, Buffalo, NY, January 17, 2014

28th Annual School Client Conference

Hodgson Russ, Buffalo, NY, January 18, 2013

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Current Issues in Environmental Law

Hodgson Russ, Buffalo, NY, March 30, 2011

New Administration, New Opportunities: Contracting for Public Works Stimulus Funds

Hodgson Russ, Buffalo, NY, March 26, 2009

Professional Affiliations

- Past chair, United States Law Firm Group Environmental Law Section
- Air and Waste Management Association

Community & Pro Bono

- Williamsville Girls Varsity Hockey and Field Hockey Booster Clubs
- Amherst and Rochester Youth Hockey Associations