

## PATRICK T. FITZGERALD

Partner

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Clients value Patrick's dedication to offering practical solutions that align with their goals. Leveraging his extensive legal and entrepreneurial background, Patrick delivers comprehensive legal advice tailored to each client's unique needs. His business-minded approach, responsiveness, and clarity in providing concise legal guidance have earned him a reputation as a trusted advisor.

With decades of experience in the real estate industry, Patrick provides legal advice to investment funds, general partners, limited partners, real estate developers, and other clients in real estate investment matters and complex transactions. He guides clients through the formation, structuring, and operation of investment funds, with deep expertise in partnership, operating, and subscription agreements. He is well-versed in regulatory compliance affecting real estate investment funds and routinely offers guidance on ongoing operational matters like investor communications and fund governance. Patrick has comprehensive experience handling all aspects of commercial real estate transactions, including sales and acquisitions, financing, leasing, land use and zoning, easements, and CC&Rs (covenants, conditions, and restrictions). He supports his clients through every phase of their matters.

### Honors

- *Buffalo Business First* "40 Under 40" Award, 2023
- Listed, *Best Lawyers in America* (Real Estate), 2024
- Listed, *Best Lawyers in America* Ones to Watch (Environmental, Real Estate) 2021-2022
- Listed, *Upstate New York Super Lawyers* Rising Stars (Real Estate) 2017-2021, 2023

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

New York City  
605 Third Avenue  
Suite 2300  
New York City, NY 10158  
212.751.4300

### Practices & Industries

Banking & Finance  
Corporate & Business  
Mergers & Acquisitions  
Real Estate Development  
Real Estate Leasing  
Securities Regulation & Corporate Compliance

### Bar Associations

American Bar Association  
Bar Association of Erie County  
New York State Bar Association

### Admissions

New York  
U.S. District Court, Western District  
of New York

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## **Presentations & Events**

- Moderator, "Picking the Best Investment Strategies & Assets in Today's Market," iGlobal Forum 25th Real Estate Private Equity Summit, March 2023
- Moderator, "Joint Venture Opportunities Outside of Multifamily," iGlobal Forum, Global Leaders in Real Estate Summit, October 2023
- Presenter, "Challenges Faced When Transitioning from Independent Sponsor Deals to Managing a Private Equity Fund," iGlobal Forum, 13th Independent Sponsors Summit, September 2022
- Moderator, "Opportunity Zones: What is the Impact on Investment and Economic Development in Western New York," Phillips Lytle Panel Program, May 2019
- Presenter, "Legal and Compliance Issues Related to MS4 Permits (Phase II) and Stormwater Permits for Construction Activity," Western New York Stormwater Conference & Tradeshow, April 2018
- Presenter, "Clean Water Act Citizen Suits," Environmental Law: Preserving Our Rights to the Water, Bar Association of Erie County (BAEC) CLE Event, May 2017

## **Professional Affiliations**

American Bar Association, Young Lawyers Division

Association for Corporate Growth

Former Chair, Bar Association of Erie County Environmental Law Committee

New York State Bar Association

## **Community & Pro Bono**

- VBC Giving Foundation, Board of Directors
- Former Board Member, Western New York United Against Drug and Alcohol Abuse
- Former Student Mentor, HSBC Riverside High School Mentoring Program
- Former Volunteer Legal Adviser, Say Yes to Education Buffalo
- Former Student Mentor, Buffalo Prep
- Former Committee Member, Saturn Club Historic Preservation Foundation Committee

## **Education**

St. John Fisher College, B.A.

University at Buffalo School of Law,  
J.D.

PATRICK T. FITZGERALD

- Former Amherst Youth Hockey Coach

