

## **GERALD M. LEVY, MAI, CRE, FRICS**

Mr. Levy is President of Gerald M. Levy & Co. LLC, real estate and banking consultants, offering professional services in: arbitration and mediation, expert testimony, case analysis and litigation support, lease disputes, construction lending practices, real estate lending practices, commercial lending practices, real estate underwriting, risk review, restructurings and workouts, real estate and mortgage fraud analysis, standard of care, real estate negotiations, market and feasibility analysis, complex real estate valuation, partial and fractional interests, corporate real estate, and executive education programs.

He has served, variously, as Adjunct Professor and Clinical Associate Professor at New York University's Schack Institute of Real Estate where he has taught real estate finance, real estate credit and risk management, and negotiation and dispute resolution in the real estate, real estate development and construction management master degree programs. At present he also oversees the Strategic Real Estate Management Group at NYU where he is responsible for supervision and course development for valuation and feasibility analysis, commercial lease analysis, strategic real estate management, acquisition and disposition, restructurings and workouts, enterprise management, leadership, and decision making.

Mr. Levy was Managing Director, Real Estate Finance Group of Chase Manhattan Bank (now J.P. Morgan Chase). He has had transactional and managerial responsibility for real estate, construction, and commercial finance in every region of the United States; commercial banking; underwriting, valuation and consulting; urban development; leasing; property acquisition and disposition; construction and environmental services; loan restructurings and workouts; and asset management, leasing, and sale of foreclosed real estate assets. He was Chase's Chief Appraiser at one time.

He was Senior Vice President and General Manager of the Real Estate and Corporate Services Division of pre-merger Chemical Bank with worldwide responsibility for these functions. Mr. Levy has supervised real estate and construction activities in 40 countries in Europe, the Middle East, Africa, Asia and North and South America and in 35 American states. He formerly served as Senior Vice President of Merritt and Harris, Inc., a national real estate and construction consulting firm; and Director of Valuation and Consulting for the Alexander Summer Company. He began his career in urban renewal.

Mr. Levy holds a BA from Columbia University and an MA from Harvard University and is a graduate of the Chemical Bank Executive Management Program taught by the Faculty of the Harvard Business School and the Yale School of Management. He is a member of the Appraisal Institute (MAI), the Counselors of Real Estate (CRE) and a Fellow of the Royal Institution of Chartered Surveyors (FRICS). Mr. Levy is a New York State licensed real estate broker, a New York State certified general real estate appraiser and is eligible for reciprocal licensing for both functions in most states. He is an academic member of the CRE Finance Council, an educator associate member of the Association of Certified Fraud Examiners and an associate member of the Mortgage Bankers Association of New York.

He is a member of the Roster of Neutrals of the American Arbitration Association and has been an arbitrator for the Financial Industry Regulatory Authority. He is certified as mediator, arbitrator and “chair qualified” by The Counselors of Real Estate. Mr. Levy is a member of the Association for Conflict Resolution and an associate member of the American Bar Association and its Sections on Dispute Resolution; Litigation; Real Estate, Probate and Trust; and its Construction Forum. He was trained in arbitration by the American Arbitration Association and the Financial Industry Regulatory Authority and in mediation and negotiation by the Cornell School of Industrial and Labor Relations and Harvard Law School’s Program on Negotiation. Mr. Levy has served as a neutral in real estate, construction, banking, finance, securities, maritime, and commercial disputes.

Mr. Levy has been a speaker at conferences sponsored by U.S. Department of Housing and Urban Development, U.S. Agency for International Development, Urban Land Institute, Mortgage Bankers Association of America, Counselors of Real Estate, Appraisal Institute, American Institute of Certified Public Accountants, International Association of Corporate Real Estate Executives, National Realty Club, Society of Industrial and Office Realtors, Real Estate Board of New York, Asset Management Round Table, Association of the Bar of the City of New York, New York State Bar Association, American Bar Association, Young Presidents’ Organization, American Arbitration Association, Chartered Institute of Arbitrators (England), Arbitrator’s Institute of Canada, Royal Institution of Chartered Surveyors, Anglo-American Real Property Institute, Society of Professional Assessors, and many other groups.

He has also lectured at Harvard, Yale, Stanford, and Columbia Business Schools; Massachusetts Institute of Technology; Wharton School at University of Pennsylvania; Amos Tuck Graduate School of Business Administration at Dartmouth College; Colgate Darden Graduate School of Business Administration at the University of Virginia; Cornell and Fordham Law Schools; and for the University of Amsterdam. Other institutions at which he has presented or taught include Rutgers and Northeastern Universities, Pratt Institute and Connecticut College. Under the sponsorship of the U.S. Agency for International Development and similar organizations, he has conducted lecture and seminar sessions on American real estate markets and methods of real estate analysis for public officials and practitioners from China, Japan, Russia and the Ukraine.

Mr. Levy served as Editor-in-Chief and Co-Author of Arbitration of Real Estate Valuation Disputes (American Arbitration Association). His monograph Structuring Real Estate Arbitration Clauses: A Neutral’s Perspective has been adopted for use in the Practising Law Institute’s Handbook for use by students in the Seminar entitled “Negotiating Commercial Leases.” The same monograph has been utilized by the University of California/State Bar of California Program’s Seminar entitled “Mazirow on Valuation and Appraisal Issues in Arbitrating Real Estate Disputes.”

He has been also a contributing author of the Corporate Real Estate Handbook (McGraw-Hill); Institutional Real Estate Strategies (Urban Land Institute); Modern Real Estate Financing: A Transactional Approach (Little, Brown); Real Estate Development and Construction Financing (Practising Law Institute); Critical Issues in Arbitration

(American Bar Association); and Ground Leases and Land Development (New York State Bar Association). His writings distributed by Chase or predecessor Chemical Bank include: Construction Lending, Foundations of Real Estate Analysis, and Facilities Development Manual. His articles have appeared in Real Estate Review, Real Estate Issues, Arbitration Journal, Appraisal Journal, Valuation, Case and Comment, and Real Property Law Newsletter. Mr. Levy is a member of the editorial board of Real Estate Issues, and he was a columnist for the Real Estate Finance Journal ("The Advisor's Bench"); and a member of the Advisory Boards of the Real Estate Review, Real Estate Finance Journal, and RTC Real Estate Journal.

Mr. Levy was the drafter of the now renamed Real Estate Industry Arbitration Rules (Including a Mediation Alternative) and predecessor Real Estate Valuation Arbitration Rules sponsored by the American Arbitration Association. These earlier Rules were cited and incorporated by reference in the U.S. Land Exchange Facilitation Act governing land transactions undertaken by the U.S. Departments of the Interior and of Agriculture. In addition, the new Rules have been published in the Martindale-Hubbell Dispute Resolution Directory. Mr. Levy drafted the Protocol and the Rules for the CRE Real Estate Dispute Resolution Program. His writings have been cited in Building as an Economic Process (Prentice Hall) and Managerial Real Estate (Prentice Hall) and his teaching abilities cited in Down to Earth (Society of Real Estate Appraisers).

Public service activities have included service as National Vice Chairman of The Counselors of Real Estate; a member of its Executive, Budget and Finance and Education Committees, a member of its Litigation Support/Expert Witness Task Force and a member of the Board of Directors and Chairman of its Dispute Resolution Program; Program Chairman and Member of the Board of Directors of the Metropolitan New York Chapter of the Appraisal Institute; director, The Settlement Housing Fund; member, NYU Appraisal Advisory Council. He has been a director and member of the Executive Committee of the American Arbitration Association, Chairman of its Real Estate and Investment Committees and Chairman of its National Real Estate Valuation Council. Mr. Levy has been a member of the Advisory Board of the Wharton School Real Estate Center at the University of Pennsylvania; and director, Community Preservation Corporation, Housing Partnership Development Corporation, Grand Central Partnership, Community Partnership Development Corporation, Alliance for Resident Theatres and Ledig House; member, Mayor of the City of New York's Housing Task Force; and member, Advisory Board; State of New York Mortgage Agency. Mr. Levy served as a participant in the National Security Seminar at the United States Army War College; and was Chairman of the Parents Council of Haverford College. He was awarded Haverford's Charles Perry Award for outstanding service to the College; New York University presented him with its Teaching Excellence Award for creating an exceptional learning environment and the Distinguished Service Award for major contributions to new course development and restructuring the curriculum; NACORE (now CoreNet Global) honored him for his corporate real estate writings.

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