



Jason L. Sobel

Member



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Jason L. Sobel is a Member of the Sills Cummis & Gross Real Estate Department and chairs the Firm's F.O.R.E. (Family Owned Real Estate) Practice Group. He primarily counsels retail, industrial, office and residential real estate owners and developers regarding acquisitions, sales, financing, and leasing with respect to their projects. He also represents several lending institutions in commercial and construction financings as well as a number of clients with respect to retail liquor license transfers and related issues. Additionally, Mr. Sobel assists different privately-held businesses on a variety of legal matters affecting their daily activities including contract negotiations and drafting, interactions with third party vendors, and taxation-related matters.

Mr. Sobel received the Academic Achievement Award in Property Law from Chicago-Kent School of Law in 1995.

Practices

Real Estate

Representative Matters

- Acting as lender's counsel to a number of different lending institutions with regard to commercial mortgages in the states of New Jersey, Pennsylvania and New York.
- Successfully handled all aspects of the closing of the sale of a large golf course in Monmouth County, New Jersey, inclusive of the drafting of a seller take back mortgage; then successfully foreclosed on that same property after the purchaser defaulted on the note payments and once

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again represented that same seller with regard to the disposition of that property.

- Negotiated and drafted all lease agreements on behalf of a landlord for an entire 30 acre parcel of industrial property in Newark, New Jersey.
- Part of a team that represented the purchaser of a major iconic office tower in New York City consisting of over 3 million square feet of rentable space and the subsequent leasing of such space.
- Serves as general counsel to a New Jersey commercial real estate brokerage firm handling all of their legal needs inclusive of negotiation and drafting of commission agreements and enforcement of same.
- Represents a nationwide retailer with respect to lease negotiations and drafting throughout the country.
- Acting as borrower's counsel on a large bond issuance from the New Jersey Health Care Facilities Finance Agency for a hospital facility.

Newsroom

In the News

For Most Family Businesses, Success or Failure Is All or Mostly "Relative(s)"

Commerce Magazine

October 1, 2018

Family Business: What You Need to Know (From the ROI-NJ Thought Leadership Series)

ROI-NJ

July 20, 2018

Tulfra Real Estate Buys Land to Build Self-Storage in Nutley, NJ

Inside Self-Storage

September 19, 2017

Payment Software Firm Billtrust to Move HQ to Lawrenceville, Add 200 Employees

NJBIZ

August 24, 2017

Presentations

The CARES Act: A CREW NJ Virtual Event

Commercial Real Estate Women of New Jersey

May 7, 2020

Sills Cummis & Gross P.C.

Commercial Loans, From Default Through Collection

NJBankers (New Jersey Bankers Association)

November 12, 2019

Grow in NJ - Economic Development Forum

North Jersey Jewish Business Alliance

March 12, 2019

Commercial Leasing 2018: A Deeper Dive into Selected Topics

Tenant Improvements and Work Letters

New Jersey Institute for Continuing Legal Education

December 13, 2018

Family Business: Leadership, Governance, Succession

ROI-NJ

June 27, 2018

Unlocking the Hidden Value of the Real Estate underneath Your Business Facility

New Jersey Business & Industry Association

May 16, 2018

Commercial Real Estate Leases from Start to Finish

National Business Institute

March 1, 2016

Publications

NJ State Appellate Court Strikes Down COAH Third Round Rules

Builder+Architect Magazine

March 15, 2007

Senate Passes Bill Expanding MLUL Notice Requirements

Builder+Architect Magazine

July 9, 2006

Recent NJ Appellate Court Decision Allows Taking of Developer's Land for Open Space

Builder+Architect Magazine

September 20, 2005

Client Alerts

Second Tranche Paycheck Protection Program Funds Authorized by the Consolidated Appropriations Act

Finance

January 7, 2021

SBA Releases Procedural Notice for PPP Borrowers Engaging in M&A Transactions

Finance

October 12, 2020

Federal Reserve Announces Updated Guidance Regarding Main Street Lending Program for Small and Mid-sized Businesses

Finance

June 19, 2020

Paycheck Protection Program Flexibility Act Signed into Law

Finance

June 5, 2020

SBA Releases Loan Forgiveness and Other Guidance

Finance

May 28, 2020

Updated Frequently Asked Questions Pertaining to the Paycheck Protection Program—Borrower Certification Risks

Finance

May 15, 2020

Paycheck Protection Program - Extension of Certification Safe Harbor Through May 18, 2020

Finance

May 15, 2020

Updated Frequently Asked Questions Pertaining to the Paycheck Protection Program—Smaller Borrower Safe Harbor and Other Relief Regarding Borrower Necessity Certification

Finance

May 13, 2020

New Interim Final Rule Pertaining to the Paycheck Protection Program

Finance

April 27, 2020

Additional Funds Made Available under the Paycheck Protection Program and the EIDL Program

Finance

April 24, 2020

Useful Guidance Regarding the Paycheck Protection Program Loans

Finance

April 16, 2020

IMPORTANT GUIDANCE RELEASED - Interim Final Rule for the Paycheck Protection Program under the Coronavirus Aid, Relief, and Economic Security Act (CARES Act)

Finance

April 16, 2020

UPDATED - Timely Economic Relief Information: CARES Act, New York, and New Jersey Specific Information

Finance

April 16, 2020

UPDATE - Payroll Tax Relief under the CARES Act and Other Tax Considerations in Connection with the Paycheck Protection Program

Finance/Tax

April 15, 2020

New Guidance for Independent Contractors, Sole Proprietors and Partnerships under the Paycheck Protection Program

Finance

April 15, 2020

IMPORTANT SBA GUIDANCE RELEASED - Frequently Asked Questions for the Paycheck Protection Program under the Coronavirus Aid, Relief, and Economic Security Act (CARES Act)

Finance

April 7, 2020

Interim Final Rule: Ineligibility of Certain Borrowers Under Paycheck Protection Program (PPP)

Finance

April 4, 2020

COVID-19 and Financial Assistance Available to Small Businesses

Finance

March 20, 2020

Affiliations

Professional Affiliations

Member, ICSC

Member, NAIOP NJ

Member, New Jersey State Bar Association

- Member, Real Property Trust and Estate Law Section

Sills Cummis & Gross P.C.

- *Member*, Land Use Law Section

Member, American Bar Association

Member, Monmouth County Bar Association

Member, Brownfield Coalition of the Northeast

Community Affiliations

Member, Board of Trustees, Community Health Charities of America

- *Former Chairman and President*, Board of Trustees of Northeast Chapter

- *Member*, Members & Affiliates Committee

Secretary, Board of Trustees, Boys and Girls Clubs of Newark

- *Chairman*, Legal, Insurance and Personnel Committee

Member, Board of Trustees, Marlboro Soccer Association

Member, Congregation Ohev Shalom - Marlboro Jewish Center

Education

J.D., Rutgers School of Law - Newark

B.A., University of Wisconsin - Madison

Bar Admissions

New Jersey

New York