

Brad A. Molotsky, Esquire



Brad A. Molotsky practices in the area of real estate law. He serves as a team lead for the Duane Morris Project Development/P3 industry group and as co-head of the firm's Opportunity Zones practice group. Mr. Molotsky's primary practice is focused in the areas of opportunity zone fund creation and fund deployment, financing, public private partnership (PPP or P-3), real estate joint ventures (including mixed-use and multi-family development), commercial leasing (including a focus in cannabis leasing), and acquisitions and divestitures.

He also has deep experience in environmental, social, governance, public company issues such as enterprise risk, internal audit, compensation, as well as energy efficiency, sustainability and corporate social responsibility.

Prior to joining Duane Morris and for nearly 20 years, Brad served as executive vice president, general counsel and corporate secretary of Brandywine Realty Trust. At Brandywine, Mr. Molotsky was responsible for all legal operations of the company, including acquisitions and divestitures, financings, joint ventures, board matters, insurance procurement, litigation oversight, SEC filing oversight and the legal aspects of capital raising. During his tenure, the company grew from 40 buildings to approximately 300 buildings, totaling 28 million square feet.

In 2019, Mr. Molotsky won *The Philadelphia Inquirer* Influencers of Law Award for Real Estate. He was also named by *The Philadelphia Inquirer* as an Influencer of Real Estate for Real Estate Legal Excellence in 2019. Mr. Molotsky was named one of *Philadelphia Business Journal's* 2018 "Best of the Bar: Top Lawyers in Philadelphia. He was also named General Counsel of the year by the *Philadelphia Business Journal* in 2014 and NJBIZ in 2013 and was awarded the Martin Luther King Community Service award in 2014, the Township Sustainability Leader Award in 2016 and the Roger Davis Community Service Award in 2017.

Mr. Molotsky is a 1989 *cum laude* graduate of Villanova University Law School, where he was Order of the Coif, and also earned an M.B.A. in Finance from Villanova University. He is a 1986 *cum laude* graduate of the University of Delaware. Mr. Molotsky has also earned his LEED AP O+M certification. He

also has earned an AV Preeminent peer review rating from Martindale-Hubbell®.

Areas of Practice

- Opportunity Zone Fund Formation and Fund Deployment
- Public Private Partnerships (P3)/Project Finance
- Commercial Leasing (including cannabis leasing)
- Acquisitions and Divestitures
- Development and Incentives
- Financing
- Real Estate Joint Ventures
- Energy Efficiency, Sustainability and Corporate Social Responsibility
- Affordable Housing (including Special Needs)