

SO, YOU WANT TO BE A REAL PROPERTY LAW SECTION DISTRICT REPRESENTATIVE?

a/k/a Being a District Representative for Dummies

By Alice M. Breding, Real Property Law Section Fourth Judicial District Representative

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DUTIES

a/k/a What the Heck am I Supposed to Do?

RPLS DISTRICT REPRESENTATIVE DUTIES

Formal Duties

 Identify the Committees or Sections of local bar associations that deal with real property law issues (e.g., the Real Property Law Committee of the Association of the Bar of the City of New York) and act as liaison to those Committees/Sections, including requesting and forwarding to the Real Property Law Section Executive Committee copies of minutes of the proceedings of those Committees/Sections and other written material obtained from them.

Need a List of Local Bar Associations? Contact Mark Wilson, Bar Services Specialist mwilson@nysba.org

- 2. Forward to local real property law Committees/Sections copies of minutes of Real Property Law Section Executive Committee meetings and other written material that has been circulated to Executive Committee members.
- 3. Coordinate recruiting efforts with the Section Chair and members of the Membership Committee, and actively promote among lawyers in the District membership in the NYSBA and the Real Property Law Section.
- 4. Represent Real Property Law Section members who practice in the District by advising them of current issues being dealt with by the Executive Committee, soliciting the views of members and conveying those views to the Executive Committee. (See below about active roles in surveys of Section members.)
- 5. Establish and maintain contact with law schools within the District, advising law students of the opportunities and benefits of membership in the NYSBA, and generally acting as liaison between law schools and the NYSBA and the Real Property Law Section.
- 6. Advise the Executive Committee of local legislation, legal developments, etc., that might be of general interest.
- 7. Take an active role in soliciting responses to surveys or other inquiries from the Section, such as a survey dealing with recently enacted or pending legislation or other issues being addressed by the Executive Committee.
- 8. Generally assist the Executive Committee and its officers with Committee and Section activities.

Contact the Section Liaison for the Real Property Law Section Executive Committee roster, or a list of students and members in your district.

Amy Jasiewicz ajasiewicz@nysba.org

Responsibilities in Day-to-Day Practice

- 1. Identify the Committees or Sections of local bar associations (if any) that deal with real property law issues and act as liaison to those Committees/Sections if they have an interest. This, in no way, obligates you to join any of the local bar associations.
- 2. Review monthly membership reports sent to all Section Judicial District Representatives by the Membership Committee and actively engage in welcoming the new members listed in your district.
- 3. Review annual dropped members list, contact dropped members to determine reason for dropping from Section. Put forth best efforts to encourage them to re-join. The list of dropped members is distributed in April.
- 4. Coordinate recruiting efforts with the Chair and members of the Membership Committee, and actively promote among lawyers in the District membership in the NYSBA and the Real Property Law Section. Also, constantly be actively recruiting through contact with attorneys in your day-to-day practice.
- 5. Understand the role that the Real Property Law Section plays in day-to-day practice and the benefits gained by belonging to the Section so that you can actively advocate for membership in the section. Review the "Guide to the Real Property Law Section" available at: wwww.nysba.org/RPLS
- 6. Establish and maintain contact with law schools within the District, advising law students of the opportunities and benefits of membership in the NYSBA, and generally acting as liaison between law schools and the NYS-BA and the Real Property Law Section.
- 7. Advise the Executive Committee of local legislation, legal developments, etc., that might be of general interest.
- 8. Work with other district representatives to determine which recruiting efforts prove to be the most effective.
- 9. Encourage Section members to come to the Annual Meeting in NYC and, even more importantly, the Section Summer meeting every July.
- 10. Assist the Section with any special projects. (eg. Local Practice Guide: Residential Closings information gathering and updating project)
- 11. Attend 4 yearly Executive Committee meetings either in person or by phone.

January – The Executive Committee meeting is the day before the Section's Annual Meeting CLE program in New York City. The Section has a special cocktail hour and dinner for the Committee that night also.

- **April** The Executive Committee meeting is at the Harvard Club in Manhattan.
- July The Executive Committee meeting is at the summer meeting on Thursday afternoon.
- **October** The Executive Committee meeting is at the Harvard Club in Manhattan.

**** A great way to prospect for new members is to have our liaison get us a list of all NYSBA members in our districts who have indicated that they practice real estate law but are not Section members. That way we can call or email these individuals in order to encourage them to join the Section. This can be done at any convenient interval.

TIPS AND HINTS

- 1. When we receive a spreadsheet with many names to contact it can seem a daunting task.
 - a. The first thing to do is to save the spreadsheet with a different name.
 - b. Delete any names not pertaining to your district. This gives you a smaller and more easily digestible list to deal with.
 - c. Add columns for date contacted and response if you'd like to have an easy way to present a report to the Executive Committee.
- 2. Our spreadsheets conveniently contain almost everyone's email and contain the most current contact information in the NYSBA database. You can easily send a mass email without worrying about the email being dismissed as spam by highlighting and copying all emails then pasting them in the Bcc section of your email message. A trick I've figured out with Outlook is to click on the Cc tab in your email, that will bring up your global address book. Paste your list of emails in the Bcc section here then hit OK. When you get back to your email you will see that all of the semicolons separating your emails have been inserted for you.

3. HAVE FUN WITH THIS POSITION !!!



EXAMPLE LETTERS a/k/a What the Heck am I Supposed to Say?

Law Office of Alice M. Breding, Esq., PLLC

legal@bredinglaw.com

March 8, 2020

Jane Lawyers, Esq. 123 Penny Lane Anytown, NY

Re: NYSBA Real Property Law Section

Dear Jane,

I am writing to welcome you to the Real Property Law Section of which you recently became a member and to invite you to consider becoming more involved with the work it does for its members, the Bar at large and the public, as well. I am the representative for the Third Judicial District on the Section's Executive Committee.

Having recently joined our ranks, you clearly understand the importance of associating with other attorneys who practice in our field. The Section is the second largest in the Association with approximately 4,400 members and committees covering at least 18 different sub-specialties. We are also active in monitoring and commenting on legislation that affects our members and real estate clients. Involvement in the Section and the section's several committees is a great way to get to know the top real estate attorneys throughout the state and to keep one's professionalism elevated.

The Section had several excellent CLE Programs at the Summer Meeting at

Next summer we will be in______. I'm really excited about this because I grew up in Connecticut. First time attendees who are members of our section receive a discount on meeting registration fees and hotel accommodations. That alone is great incentive to attend. In January, we have a session during the annual meeting in New York City. I always try to make that fit into my schedule as well.

If you will be at the Annual Meeting or Summer Meeting next year, please look for me and introduce yourself. I'm quite hard to miss. Look for the person who looks least like what your imagination pictures when you think "Attorney." Whether or not you are attending if you would be interested in a less formal get together, let me know. I would very much like to chat with you about your practice and any interest you may have in getting more involved. Feel free to call me at your convenience. My cell number is 518-221-9519. Also, let me know whether you would be interested in attending a function for new members. We have nothing planned at the moment but if we find that there is sufficient interest, we can schedule something.

Our Section is a terrific forum to network and get to know the top real estate attorneys throughout the State. The Section's leadership is looking for newer members to become more involved in committee work and other Section efforts and you would be welcomed with open arms. I look forward to hearing from you and, hopefully, meeting you soon.

In any event, let me express how pleased we are that you have joined the Section and my hope that we will meet soon at opposite sides of a closing table or a Bar Association event. Thank you so very much for joining.

Very truly yours,

Alice M Breding, Esq. alice@bredinglaw.com

phone: 518.212.7520 | fax: 518.512.0702 | 632 Plank Road, Suite 201, Clifton Park, NY 12065 Service of Process by Fax Not Accepted

Law Office of Alice M. Breding, Esq., PLLC legal@bredinglaw.com

March 8, 2020

Via email

Jane Lawyers, Esq. 123 Penny Lane Anytown, NY

Re: NYSBA Real Property Law Section

Dear Jane,

I am writing to whole-heartedly thank you for attending the event that the Real Property Law Section held last week. I certainly hope that you enjoyed yourself. If you are not already a member of the section I strongly encourage to join.

It is incredibly important to communicate with and get to know other attorneys who practice in our field. The Section is the second largest in the Association with approximately 4,400 members and committees covering at least 18 different sub-specialties. We are also active in monitoring and commenting on legislation that affects our members and real estate clients. Involvement in the Section and the section's several committees is a great way to get to know the top real estate attorneys throughout the state and to keep one's professionalism elevated.

Networking and general knowledge gathering are some of the wonderful benefits of belonging to our section. Many of our attorneys have some amazing stories to tell from their years of practice. You can benefit immediately from their lessons learned.

Our Section is a terrific forum to network and get to know the top real estate attorneys throughout the State. The Section's leadership is looking for newer members to become more involved in committee work and other Section efforts and you would be welcomed with open arms. I look forward to hearing from you and, hopefully, welcoming you to our section soon if you aren't already one of our members.

Very truly yours,

Alice M Breding, Esq. alice@bredinglaw.com

phone: 518.212.7520 | fax: 518.512.0702 | 632 Plank Road, Suite 201, Clifton Park, NY 12065 Service of Process by Fax Not Accepted

Law Office of Alice M. Breding, Esq., PLLC legal@bredinglaw.com

March 8, 2020

Jane Lawyers, Esq. 123 Penny Lane Anytown, NY

Re: NYSBA Real Property Law Section

Dear Jane,

I am writing because I understand that you have dropped out of the Real Property Law Section and possibly NYSBA altogether. I certainly hope that this letter finds you in good health and that you and your family are doing well. I am the representative for the Fourth Judicial District on the Real Property Law Section's Executive Committee.

I am hoping that this situation is merely an oversight. Having previously joined our ranks, you clearly understand the importance of associating with other attorneys who practice in our field. The Section is the second largest in the Association with approximately 4,400 members and committees covering at least 18 different sub-specialties. We are also active in monitoring and commenting on legislation that affects our members and real estate clients. Involvement in the Section and the section's several committees is a great way to get to know the top real estate attorneys throughout the state and to keep one's professionalism elevated. Section membership grants you access to the Section's online community, the most active community in NYSBA with daily posts from members seeking and providing guidance on questions of law.

Please visit <u>www.nysba.org/membership</u> or call NYSBA's Member Resource Center at 1-800.582.2452 to renew your membership.

The Section is planning several excellent CLE Programs at the upcoming Summer

Meeting at _____and I hope to see you there. The summer meetings are always fun, informative and family friendly, so please feel free to bring your family along. The

Section's CLE programs, addressing issues on which we all need to be current, are Friday and Saturday from 8:00 am to 12:30 pm. There is a cocktail reception and dinner on Thursday night and Saturday night. The section generally plans a variety of activities that you can sign up for, including a golf tournament, or you can simply enjoy the area on your own. Several committees have morning meetings, including Coops and Condos, Not-for-Profit Entities, Landlord and Tenant Proceedings, Title and Transfer, and Financing/Bankruptcy.

First time attendees who are members of our section receive a discount on meeting registration fees and hotel accommodations. That alone is great incentive to attend.

If there is anything that I can do to persuade you to re-join, please let me know. If not, I would be very interested in knowing if there are specific reasons that you have decided to discontinue membership. Your input will be taken very seriously in assisting us to better serve our members. We want our section to be the best that it can be.

I sincerely hope that I see you on my list of members who have renewed soon!

Very truly yours,

Alice M Breding, Esq. alice@bredinglaw.com

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Law Office of Alice M. Breding, Esq., PLLC legal@bredinglaw.com

March 8, 2020

Via email

Jane Lawyer, Esq. 123 Penny Lane Anytown, NY

Re: NYSBA Real Property Law Section

Dear Jane,

I am writing to remind you of our section summer meeting scheduled for

_____. You can book your room by calling register to attend the program online at <u>NYSBA.org/rpls</u>.

and

The Section is planning several excellent CLE Programs at the upcoming Summer

Meeting at _

and I hope to see you there. The Section's CLE programs, addressing issues on which we all need to be current, are Friday and Saturday from 8:00 am to 12:30 pm. There is a cocktail reception and dinner on Thursday night and Saturday night. The section generally plans a variety of activities that you can sign up for, including a golf tournament, or you can simply enjoy the area on your own. Several committees have morning meetings, including Coops and Condos, Not-for-Profit Entities, Landlord and Tenant Proceedings, Title and Transfer, and Financing/Bankruptcy.

First time attendees who are members of our section receive a discount on meeting registration fees and hotel accommodations. That alone is great incentive to attend. The Summer meeting is a family-friendly event, so please bring your family along.

If you will be at the Summer Meeting, please look for me and introduce yourself. I'm quite hard to miss. Look for the person who looks least like what your imagination pictures when you think "Attorney." Whether or not you are attending if you would be interested in a less formal get together, let me know. I would very much like to chat with you about your practice and any interest you may have in getting more involved. Feel free to call me at your convenience. My cell number is 518-221-9519.

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HOW TO PROPOSE AN EVENT a/k/a How do I Make my Event Idea a Reality?

Events do not have to be extravagant or stressful for you. You can plan something easy like a simple networking get together, a CLE, or something bigger. The most important thing: GET APPROVAL!!!!

- 1. Come up with your idea.
- 2. Make the initial contacts, including the Section Liaison, in order to determine if the event is feasible and overall cost.
- 3. All event venues must be ADA compliant. The Section's Staff Liaison can send you a form that is completed by the venue to confirm accessibility.
- 4. Reach out to other Sections and local bar associations for co-sponsorship and support/promotion.
- 5. Prepare a proposal to submit to Section leadership (the Section Chair and the officers) for approval. An example is on the following page for an elaborate event. A simple event could be proposed by just a detailed email. Just make sure that your proposal includes the important: What, Where, When, Why & How Much.
- 6. Also consider whether there should be a cost for NYSBA and/or Section members to attend, and propose a special Section membership discount for non-members who attend to incentivize them to join.
- 7. Once you have your approval, plan your event and coordinate advertising/promotion with our NYSBA liaison.
- 8. NYSBA can provide staff to assist at the event; please confirm staff availabilityty in advance. Make sure you have a list of registered attendees at your event and a way to track any last-minute attendees/payment. NYSBA staff will register attendees and provide the membership status of each attendee.
- 9. Follow up with your attendees so you know if they enjoyed the event.
- 10. Follow up with our NYSBA liaison to determine how successful the event was in terms of new members or whatever other goal you set.
- 11. If you are considering an event with CLE credit, at least 3 months advance notice is required for NYSBA to accredit and market the event. Attendance at receptions and non-CLE events also greatly benefit from advance planning and notice of the event.

EXAMPLE EVENT

Proposal for: RPLS and YLS 3rd and 4th Districts' Summer Networking Event/ Membership Drive

Event Name: Saratoga Racing Dark Day Networking Mixer and Member Appreciation Party To Benefit Animal Protective Foundation Event Date: August 18 Event Time: 5:30 PM - 8:00 PM Location: Glennpeter Diamond Centre, 1544 Central Ave, Albany, NY Details: Light Buffet/Cocktail Party Food — provided free of charge by Glennpeter Diamond Centre Beer & Wine — all proceeds donated to Animal Protective Foundation 3 Piece Jazz Band Bourbon Tasting hosted by Craft Beer Guild Distributing, NY Cigar Tent and Sampling (Hopefully) Silent Auction

Event Purpose: The purpose of the event is multi-faceted. As with last year's event, first and foremost the event is intended as a Membership Drive for the RPLS and YLS. The RPLS members need to develop a closer personal tie with YLS members in order to encourage YLS members to join our Section. I plan on having a sign (if only the budget could afford a giant neon arrow) indicating that membership in the Section is only \$10 for attorneys admitted 5 years or less. I am certain that 99.9% of newly-admitted attorney do not know this. I have already reached out to Albany Law School to let them know about the potential event and have reiterated that student Section membership is free.

Naturally we also want this to be a networking event for all of the attorneys who attend. I believe that everyone can benefit from mixing and mingling with attorneys that they don't know. It will also be a way to show members that we appreciate their membership and participation in the Sections and that we encourage continued membership.

Charity/Fundraising opportunity: Animal Protective Foundation of Schenectady was founded in 1931 with the intention of rescuing animals in need, providing health care for animals who have been abused or neglected, educating the community about responsible animal ownership and finding good homes for animals without a home. All proceeds from beer and wine sales will be donated to the Foundation as well as all proceeds from the silent auction.

We plan on draping the dogs that attend, as part of a small adoption clinic, with numbered sheets of cloth like race horses and parading them around as though they are in a paddock. I'll make up "Racing Sheets" so that attendees who may be interested in adopting have all of the info at their fingertips.

Proposed RPLS Contribution

- 1. Free entrance to all YLS & RPLS members and their guests. Perhaps with a request that they make a small donation to the charity at the door.
- 2. Drink tickets per YLS and/or RPLS members

Costs for RPLS \$10 per member for 2 drink tickets. \$300 for Jazz Band. \$500 for outdoor tent with tables and chairs for Bourbon Tasting. \$?? Possible Partial Cost for Bourbon Tasting — my contact is working on 100% charitable contribution for the tasting but we may want to buy a bottle or two for a give-away. \$?? Cost for cigars for any member who wants to do a cigar sampling. Proposed Budget – \$2000

My Contribution

I have purchased a handmade set of coasters as a silent auction item and am negotiating a drastically reduced price on a piece of jewelry to put in the silent auction. I'm also begging and bartering for additional items.

YLS is working on getting more and more silent auction items for us as well.

Attached: List of current silent auction items Information about Animal Protective Foundation of Schenectady

Silent Auction Items:

Item	Value	Requested	Follow-up	Commitment	Received
Private Acupuncturist Appointment for Stress Relief	\$65.00	7/13/15		X	By Alice
GC for 1 Hour Private Yoga Session with Certified Yoga Instructor Jody Long	\$65.00	7/13/15		X	By Alice
Massage Therapist — Lauren		7/13/15			
Power Yoga New York, Baptiste Certified		7/14/15			
Attorney Escrow Accounts, 4 th Edition, Edited by Peter V. Coffey & Anne Reynolds Copps	\$70.00			X	By Alice
Wine — Alice from local shop near Park Lane Cigar					
Alcohol — Alice from local shop near Park Lane Cigar					
Wine — Niskayuna Wine & Liquor					
NYSBA — Membership Certificate to YLS	\$20.00			Х	By Alice
NYSBA — Membership Certificate to RPLS	\$40.00			X	By Alice
NYSBA — anything else?					
A wine tasting party from Glennpeter Diamond Centre	\$1,500.00	7/13/15	N/A	Х	
Set of 4 hand carved maple coasters w/ walnut overlay that have paw prints on them. Made by Alice Breding's cousin: http://www.just-usa.com/products/ mississippi- state-coasters-set-of-4	\$58.99	7/13/15	N/A	X	By Alice
Custom Golf Putter with Fitting Appointment from Bellum Winmore Milled Putters.	\$239.00	7/13/15		X	By Alice
Item of Jewelry from Glennpeter Diamond Centre		7/13/2015		Х	By Alice

REAL PROPERTY LAW SECTION OF NYSBA 3RD AND 4TH DEPARTMENT SUMMER EVENT SURVEY

Are	e you a member of NYSBA?	🗅 Yes	D No
1)	Did you use this event as an opportunity to obtain free membership in either the RPLS or YLS?	🗅 Yes	□No
2)	Do you like the event venue and structure?	🗅 Yes	□ No
3)	Would you choose to attend this event again?	🗅 Yes	□ No
4)	Would you encourage others to attend?	🗅 Yes	□ No
5)	Does the charity donation aspect of the event appeal to you?	🗅 Yes	□ No □ No Preference
7)	Do you prefer this type of event or would you prefer a CLE event?	🗆 This	

- 8) If you prefer or would like the section to put on a CLE event, what areas would you like the CLE to cover"
- 9) What would you change about this event?
- 10) Will you be more likely to encourage NYSBA members to join the
Real Property Law Section now that you have attended this event?□ Yes□ No

THANK YOU SO MUCH FOR COMPLETING THIS SURVEY. I HOPE YOU HAD A WONDERFUL TIME!

DISTRICT COOPERATION a/k/a | Need Help!!!!!!

CONSIDER PARTNERING WITH NEIGHBORING DISTRICTS AND THEIR REPRESENTATIVES TO DO THE FOLLOWING:

3rd District – Albany, Columbia, Greene, Rensselaer, Schoharie, Sullivan & Ulster Counties

4th District – Clinton, Essex, Franklin, Fulton, Hamilton, Montgomery, Saratoga, Schenectady, St. Lawrence, Warren & Washington Counties

- 1. Sponsorship and attendance of at least 2 events every year. One is generally a holiday party, the second is something done during the spring/summer. The only hard and fast rule is that any CLE event must be in a ADA compliant location.
- 2. Major efforts to co-sponsor with the Young Lawyer Section as often as possible as one of our main objectives is to recruit more young lawyers.
- 3. We work together to contact event attendees and do follow up in order to encourage membership. Our staff liaison prepares a list of attendees and their membership status and contact info for us.
- 4. At Committee meetings we each have to give a brief overview on what we've been doing in our district. The 3rd & 4th do everything together, so we are able to cover for one another if one of us cannot attend a meeting for some reason.
- 5. A great way to prospect for new members is to have our liaison get us a list of all NYSBA members in our districts who have indicated that they practice real estate law but are not section members. That way we can call or email these individuals in order to encourage them to join the section. This can be done at any convenient interval.



REAL PROPERTY LAW SECTION STAFF CONTACTS

Amy Jasiewicz, Real Property Law Section Liaison, Section & Meetings Services Department 518/487-5682 ajasiewicz@nysba.org

For questions related to:

The Real Property Law Section Multi-Day Summer Meeting/ Annual Meeting CLE

Amy Jasiewicz, Real Property Law Section Liaison, Section & Meetings Services Department 518/487-5682 ajasiewicz@nysba.org

Diversity and Inclusion

Minika Udoko, JD Membership Diversity & Inclusion Specialist Liaison to the Committee on Civil Rights, Committee on Disability Rights, Committee on Diversity and Inclusion, and Committee on LGBT People and the Law 518/487-5503 mudoko@nysba.org

Governmental Relations Department

Legislation Relating to Real Estate Law or Proposed Positions, Statement or Opinions by the Committee or Section Ronald Kennedy, Esq., Director 518/487-5652 rkennedy@nysba.org

Kevin Kerwin, Esq., Deputy General Counsel 518/487-5574 kkerwin@nysba.org

CLE Department Sponsored Programs

Sally Bratten, Esq., CLE Program Attorney 518/487-5550 sbratten@nysba.org

Online Communities

Brandon Vogel, Social Media and Web Content Manager 518-487-5644 bvogel@nysba.org

The N.Y. Real Property Law Journal

Kate Mostaccio, Section Publications Coordinator 518/487-5672 kmostaccio@nysba.org

NYSBA Member Resource Center

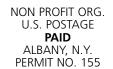
Join NYSBA or the Section, purchase products or register for events 1(800)582-2452 toll free or (518) 463-3724 mrc@nysba.org

NEW YORK STATE – JUDICIAL DISTRICTS

District	Counties
1st JD	New York County
2nd JD	Kings
3rd JD	Albany, Columbia, Greene, Rensselaer, Schoharie, Sullivan, Ulster
4th JD	Clinton, Essex, Franklin, Fulton, Hamilton, Montgomery, St. Lawrence, Saratoga, Schenectady, Warren, Washington
5th JD	Herkimer, Jefferson, Lewis, Oneida, Onondaga, Oswego
6th JD	Broome, Chemung, Chenango, Cortland, Delaware, Madison, Otsego, Schuyler, Tioga, Tompkins
7th JD	Cayuga, Livingston, Monroe, Ontario, Seneca, Steuben, Wayne, Yates
8th JD	Allegany, Cattaraugus, Chautauqua, Erie, Genesee, Niagara, Orleans, Wyoming
9th JD	Dutchess, Orange, Putnam, Rockland, Westchester
10th JD	Nassau & Suffolk
11th JD	Queens
12th JD	Bronx
13th JD	Richmond (Staten Island)



ADDRESS SERVICE REQUESTED



SO, YOU WANT TO BE A REAL PROPERTY LAW SECTION DISTRICT REPRESENTATIVE

a/k/a Being a District Representative for Dummies

