



Ganfer
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Sandra L. Jacobus
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Sandra Jacobus is a Partner in the Real Estate Transactions and Cooperatives and Condominiums Practice Areas at Ganfer Shore Leeds & Zauderer.

Ms. Jacobus has vast experience in all aspects of cooperative and condominium law, including property acquisition, construction financing, and unit sales. She also provides ongoing legal support for cooperative and condominium boards in such matters as corporate governance, underlying mortgage financing, shareholder disputes, architectural agreements, construction contracts, and commercial leases.

Ms. Jacobus represents foreign and domestic corporations, trusts, and individuals in the acquisition, sale and financing of vacant land, commercial and mixed-use buildings, condominium and cooperative units, and luxury homes.

Cooperative corporations and condominium associations rely on Ms. Jacobus for advice to avoid common pitfalls and a reasoned approach to both day-to-day management and larger financial and operational decisions. She assists clients with a myriad of issues, including updating corporate governance documents, handling no-action letters, and the issuance of shares in existing cooperative corporations. Ms. Jacobus has represented over 100 cooperative corporations in underlying mortgage financings.

Prior to joining the firm, Ms. Jacobus was an assistant district attorney in Kings County.



Practice Areas

- Real Estate Transactions
- Cooperatives and Condominiums

Education

- Boston University School of Law (J.D., 1973)
- University of Rochester (B.A., 1970)



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Representative Cases

- Coordinated closings for a 200-unit, mixed-use new construction development
- Represented an individual in purchasing a \$72,000,000 new construction condominium and the alterations agreement with the sponsor for the subsequent buildout
- Represented investor groups in bulk purchases of multiple condominium units and unsold shares in cooperative apartment corporations
- Represented client involved in various New York City programs purchasing and upgrading low- and middle-income properties, including securing the purchase and construction financing with New York City agencies through permanent financing
- Handled ongoing leasing for a building in Chelsea that caters to artists and designers
- Negotiated construction-related access agreements

Admissions

- New York (1974)

Memberships

- Member, New York State Bar Association Cooperatives and Condominiums Section
- Member, New York City Bar Association Cooperative and Condominium Law Committee, 2013-2016
- Member, Union Internationale des Avocats Real Estate Commission