

Michael D. Capozzi

Partner

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Michael D. Capozzi is a partner in the Firm's Landlord & Tenant Practice. He focuses his practice on all aspects of commercial and residential landlord-tenant and real estate litigation.

Leveraging his robust trial experience to advocate on behalf of his clients, Michael regularly litigates matters both in New York and New Jersey. He handles a diverse array of commercial real estate and landlord-tenant matters, including lease violations, declaratory judgments, breach of contract, contract enforcement, Yellowstone injunctions, and creditors' rights in bankruptcy cases. In addition, he negotiates and drafts complex settlement agreements for his clients.

Representing clients such as real estate developers, property owners, building managers, and tenants, Michael guides them through all aspects of a dispute, including mediation, arbitration, settlements, appeals, and litigation. He regularly appears before the Housing Courts and handles summary eviction proceedings, administrative proceedings, and plenary actions before the New York State Division of Housing and Community Renewal and New York State Court.

Education

- Touro Law Center (J.D.)
- Rutgers University (B.S.)

Bar Admissions

- New York
- New Jersey
- U.S. District Court for the Southern District of New York
- U.S. District Court for the Eastern District of New York
- U.S. District Court for the District of New Jersey

Representative Experience

- Represents New York not-for-profit organizations in the prosecution and defense of

Related Services

- Landlord & Tenant

summary eviction proceedings.

- Represents creditors in bankruptcy proceedings including monitoring the proceeding to assess the impact on the creditor's rights, filing motions to lift the automatic stay and the assumption or rejection of executory contracts.
- Represented motor carriers, brokers, freight forwarders, and their insurers in the defense of personal and death claims, property damage, catastrophic accident claims, and cargo loss and damage claims; litigated freight collection matters; and prepared trucker's insurance and non-trucking insurance coverage opinions.
- Defended auto and general liability claims, premises liability, construction liabilities, building defect claims, professional liability, and product liability claims. Represented insurers and insureds in disputes regarding coverage under construction coverages, general liability, professional liability, auto, trucker's and non-trucking insurance policies, and marine insurance policies.

Articles

- "New Short-Term Rental Registration Law Does Little to Protect Landlords," *New York Real Estate Journal*
- "Security Deposit Insurance: A Better Alternative for Landlords," *New York Real Estate Journal*
- "Legal Issues Surrounding the Rise of Short-Term Rentals," *New York Law Journal*

Media Coverage

- "New York City is on The Upswing," *Bisnow*

Insights

January 1, 2025

NYC Housing Providers Required to Conduct Bifurcated Screening for Criminal Background Checks on Prospective Tenants

April 25, 2024

New Legislation Affecting New York's Rental Market: The Good Cause Eviction Law