



AAA Mediation.org™

**FN-1730356 MN-1730356 LN-1730356,
Esq.**

Grapevine, Texas



[View Video](#)

| | |
|-------------------------------|---|
| Current Employer-Title | Lovein Ribman, PC – Senior Counsel |
| Panelist Video | https://www.adr.org/videoresume?paramName=272770775 |
| Profession | Construction Attorney |
| Work History | Senior Counsel, Lovein Ribman PC, 2022 - Present; Principal, Kaplin Stewart Melof Reiter & Stein PC, 2017 - 2022; Vice President, Venzie, Phillips & Warshawer, 1980-2017. |
| Experience | <p>For over 30 years, has practiced law almost exclusively in the area of construction contract litigation, representing owners, contractors, sureties, subcontractors and suppliers. Has become thoroughly familiar with the construction process, its means and methods, and its recurrent legal problems, as well as the differing perspectives of the owner, contractor, subcontractor, supplier and surety.</p> <p>Significant construction projects and activities spanning the last five years include: daily engagement as counsel in construction contract law and litigation, including fixed price, GMP, component GMP, fast-track, design-build, and IPD contracts, claims against property insurers, claims for construction and design defects, moisture, mold and water infiltration, termination for default, wrongful termination, delays, disputed change orders and performance bond and payment bond claims on public works, commercial, institutional, higher education, and healthcare projects Claims involving among other things: damage to interior of hotel (\$22 million); defects in student housing, defects in hospitals, site work disputes, default of electrical subcontractor on hospital project (\$2 million); panel erection subcontractor for claims arising from delays and extra work on casino project (\$1 million); claims arising from alleged default of general contractor (\$2 million); claims against insurers for property damage to and remediation of veterinary facility (\$4 million); claim against performance bond surety for contractor's default on school construction project (\$2 million); claims against owner for extra work and delay on zoo construction project (\$3 million).</p> |

| | |
|--|--|
| Mediator Experience | Mediated over 60 cases involving commercial and construction disputes as judge pro tem for commerce program of the Philadelphia Court of Common Pleas and as a mediator for the United States District Court for the Eastern District of Pennsylvania, and business and personal disputes as a church conciliator. Mediated cases involving owners, developers, contractors, construction managers, subcontractors, suppliers, lenders and sureties on multi million dollar public and private construction projects. |
| Representative Issues Handled as a Mediator | Mediated the full range of construction litigation issues such as failure to pay contract balances and retainage, delay and inefficiency claims, disputed change orders, disputed termination for default, mechanics' lien enforcement, construction loan disputes and defective work. |
| Mediator Style & Process Preferences | I have what I believe is the litigator's philosophy of the proper role of the mediator. The mediator must listen to each party without preconception of the merits, understand each party's interests and claims, evaluate with each party the strengths and weaknesses of each party's claims and defenses, and offer analysis of the best, worst and most likely outcomes at trial, including the litigation costs. The mediator must patiently and diligently move the parties from positional bargaining into meaningful and principled concessions and, ultimately, settlement. The parties must share necessary information prior to the mediation concerning both the merits and damages, and frequently will need preliminary expert reports, in order to make the mediation successful. |
| Education | Villanova University (JD-1981); Pennsylvania State University (BS, General Science-1978). |
| Professional Licenses | Admitted to the Bar: Pennsylvania, 1981, Texas 2022. |
| Professional Associations | American Bar Association; Philadelphia Bar Association; Pennsylvania Bar Association; Christian Legal Society. |
| Recent Publications & Speaking Engagements | "The Propriety of Granting Summary Judgment in Defamation Cases Involving Actual Malice," VILLANOVA LAW REVIEW, 1981. |
| Locations Where Parties Will Not be Charged for Travel Expenses | Philadelphia, Pennsylvania. |
| Mediation Rate | \$4,750 Per Day |
| Languages | English |
| Citizenship | United States of America |
| Locale | Grapevine, TX |

The AAA's Rules provide the AAA with the authority to administer a mediation including, mediator appointment, general oversight and billing. Accordingly, mediations that proceed without AAA administration are not considered AAA mediations, even when the parties select an mediator who is on the AAA's Roster.

The information contained in this resume has been supplied solely by the individual mediator and may, or may not, be a complete recitation of their experience. The AAA assumes no responsibility for the content, completeness, accuracy, or reliability of the information contained in a mediator's resume. If you have any questions about a mediator's experience or background, you are encouraged to contact your case manager.

Mediators on the AAA Roster are not employees or agents of the AAA.