



Kenneth A. Kecskes

Partner

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OVERVIEW

Ken Kecskes advises clients in real estate transactions, joint ventures, financings, and development. His transactional experience includes complex acquisitions and dispositions, real estate secured and mezzanine debt financing, equity investments in real estate projects, and construction and leasing. His land development practice includes initial land use due diligence and entitlement strategy, environmental review, and pursuit of discretionary project approvals. His practice covers a wide variety of real estate product types, including residential and mixed use communities, military base reuse projects, hospitality, sports facilities, and retail, office, industrial, and biotechnology and high-technology uses.

Ken provides strategic advice to international clients who have an interest in entering or deepening their investments in U.S. real estate opportunities. He has participated in economic missions with officials from the City and County of San Francisco sent to Beijing, Shanghai, Shenzhen, and Hong Kong to stimulate interest in real estate investment in the San Francisco Bay Area. He has represented clients based in the United Kingdom and continental Europe with their in-bound investment in U.S. real estate. His experience includes the structuring of transactions involving non-U.S. entities and high net worth individuals and their investments in land, buildings, development projects, and real estate-related businesses.

Ken helps clients with the environmental review and land use entitlement of large scale mixed use development projects. He has advised clients on California Environmental Quality Act (CEQA) compliance strategy, including the tailoring of project design features and mitigation measures to address the environmental impacts of development. His experience includes public-private partnership negotiations between local governments and project developers in statutory development agreements and disposition and development agreements. He has advised clients on land use entitlement strategy, general plan amendments, specific plans, permitting, subdivision map processing, and exactions and impact fees. He consults clients on the use of public finance tools to fund large scale projects, such as tax increment financing, community facilities districts, county service areas, geologic hazard abatement districts, and assessment districts.

Ken advises clients on regulatory compliance matters involving their development projects, including coastal development matters at the California Coastal Commission, public trust lands matters involving the California State Lands Commission and California's port districts, and brownfields redevelopment matters involving U.S. EPA Region 9 and the California Department of Toxic Substances Control. He has assisted clients with evaluating

the impact of green building laws and climate change on development, including the development of a green development program for a large scale master planned community.

Ken advises both public and private owners and developers of hotel properties. His experience includes acquisition and disposition of hotel properties, construction of leisure amenities, environmental matters, alcoholic beverage licensing, restaurant leasing, parking and service contracts, and hotel management agreements.

Ken serves clients from the firm's San Francisco and Los Angeles offices.

PROFESSIONAL / CIVIC ACTIVITIES

- Council member, Community Development Council, Silver Flight, Urban Land Institute
- ULI Next, San Francisco District Council, Urban Land Institute
- Volunteer, *UrbanPlan* for Public Officials and *UrbanPlan* for High School Students
- Program committee, San Francisco Leadership and Development Group
- Vice Chair of Sustainable Development, ABA Committee on Climate Change, Sustainable Development and Ecosystems
- Assistant Scoutmaster, Boy Scouts of America

EDUCATION

- B.A., University of California at Los Angeles (UCLA), (*Managing Editor, Daily Bruin*)
- J.D., University of San Diego School of Law, (*cum laude; Lead Articles Editor, San Diego Law Review*)

ADMISSIONS

- Bar of California

THOUGHT LEADERSHIP POWERED BY HUB

- 6 April 2020, Real Estate Developers Grapple with CEQA'S Vehicle Miles Traveled Metric for Measuring Transportation Impacts (*Alerts/Updates*)
- 23 March 2020, How California's SB 35 Can Be Used to Streamline Real Estate Development Projects (*Alerts/Updates*)
- 13 March 2020, How California's New Housing Crisis Act Can Help Developers Get Their Projects Done (*Alerts/Updates*)
- 24 February 2020, Thinking of Selling Your Apartment Property in San Francisco? You Must Offer It To A Nonprofit First (*Alerts/Updates*)

- 10 February 2020, What You Need to Know About California’s New Statewide “Rent Control” and “Just Cause” Eviction Laws (*Alerts/Updates*)

NEWS & EVENTS

- 29 November 2018, K&L Gates Deepens Real Estate Practice with California Partner Addition (*Press Release, Practice & Regional News*)

AREAS OF FOCUS

- Real Estate
- Commercial Ownership, Leasing, and Management
- Environment, Land, and Natural Resources
- Land Use, Planning, and Zoning
- Private Equity Transactions
- Real Estate Acquisitions and Dispositions
- Real Estate Development and Construction
- Real Estate Finance
- Real Estate Joint Ventures

INDUSTRIES

- Consumer Products
- Sports

EMERGING ISSUES

- Opportunity Zones (OZs)