



Ryan Boland

Principal, Practice Group Leader - Commercial Litigation
(North)

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Ryan Boland is a principal attorney and Commercial Litigation Practice Group Leader who represents companies and individuals in the areas of complex commercial litigation, corporate litigation, and real estate litigation. He has extensive experience in seeking and defending preliminary injunctions and temporary restraining orders (TRO's) in business and real estate litigation. Ryan has substantial experience as an appellate attorney across the federal and state courts of Pennsylvania and New Jersey. He also practices zoning law across eastern and central Pennsylvania.

Ryan represents companies in diverse industries, including real estate, medical, manufacturing, and legal. He serves as outside general counsel to owner-managed businesses, including helping companies grow from one-person start-ups to having 100+ employees and eight figures per year in revenue. Ryan represents real estate developers and other owner-managed or controlled businesses with all of their real estate and general corporate needs, with a focus on providing practical and proactive business advice. A substantial portion of Ryan's practice involves handling real estate litigation, unfair competition and restrictive covenant claims between businesses and C-suite executives, including bet-the-company commercial litigation disputes in state and federal courts across the country.

In another area of his practice, Ryan advises clients on complex zoning, land-use, and development matters across Pennsylvania, with a deep experience on prospective property acquisitions and navigating the complex issues with zoning and development in Philadelphia. He regularly represents condominium associations and homeowner's associations (HOA's), providing a full spectrum of transactional and litigation services on covenant enforcement, assessment collections, contract negotiations, improving rules and regulations, as well as compliance with the declaration, bylaws, and the Fair Housing Act, to help property managers and boards make informed decisions and carry out their fiduciary duties with confidence. He also represents buyers and sellers in real estate transactions, including evaluating seller disclosures and title issues, as well as litigating title claims, boundary disputes, easements, restrictive covenants, failures to disclose material defects, and adverse possession claims. In addition, he represents commercial landlords and tenants with drafting and negotiating leases, and litigating lease disputes.

Ryan represents law firms, lenders, HOA's, condominium associations, and a variety of

Services

- Commercial Litigation
- Restrictive Covenants and Trade Secret Protection
- Real Estate Disputes and Litigation
- Land Use and Zoning
- Business Advisory and Outside General Counsel

businesses in their commercial collections, and has substantial experience handling commercial loan workouts for lenders and borrowers. Finally, Ryan has a specialty in executing upon and efficiently collecting judgments that other lawyers deem too hard to collect.

While pursuing his J.D. from The Pennsylvania State University, Dickinson School of Law, Ryan served as a law clerk to the Honorable Kevin A. Hess in the Cumberland County Court of Common Pleas. After graduating, he was a law clerk to the Honorable Arnold L. New in the Philadelphia County Court of Common Pleas.

In his free time, Ryan coaches youth soccer and flyfishes across central and eastern Pennsylvania.

Education

- Penn State Dickinson Law (J.D.)
- Franklin & Marshall College (B.A.)

State Bar Admissions

- Pennsylvania
- New Jersey

Court Admissions

- United States Court of Appeals for the Third Circuit
- United States District Court for the Eastern District of Pennsylvania
- United States District Court for the Western District of Pennsylvania
- United States District Court for the District of New Jersey
- United States District Court for the Western District of Michigan

Professional Affiliations

- Philadelphia Bar Association, Investigative Division of Commission on Judicial Selection and Retention
- IRS Volunteer Income Tax Assistance (VITA), Volunteer

Recognitions

- Rising Star, Super Lawyers Pennsylvania, 2016 and 2018-2021
- Appointed by the chancellor of the Philadelphia Bar Association to serve as a member of the Investigative Division of the Association's Commission on Judicial Selection and Retention.