



Nicholas J. Lochetta, II

Partner

Business Litigation / Business Counseling

📞 609.580.3709

✉ nlochetta@archerlaw.com

Overview

Nick has over 25 years of experience representing businesses and individuals in a wide range of commercial litigation matters, real estate tax assessment appeals, and family law matters in state and federal courts in New Jersey and Pennsylvania. Nick also handles litigation involving real estate and real estate transactions such as real estate contractual disputes, boundary disputes, property grading and drainage problems, construction defects, easement issues, and environmental issues.

For transactional matters, Nick regularly represents entities in the preparation, review, negotiation and enforcement of contracts, leases and agreements relating to a variety of commercial and real estate transactions. Nick's involvement also includes assisting clients in real estate transactions relating to both the purchase and sale of commercial and residential real estate, and the negotiation and preparation of commercial and residential leases.

Nick also represents commercial and industrial property owners in complex real estate tax assessment appeals in Pennsylvania, many times initiated by local School Districts seeking to increase a taxpayer's real estate tax assessment. He provides advice and real estate tax assessment analysis to property owners at all stages of the tax appeal process. Nick also assists with complex tax appeal issues in New Jersey.

A significant portion of Nick's business counseling practice is dedicated to representing clients with the acquisition and maintenance of New Jersey "A-901" licenses, which are the regulatory approvals required for the brokering, collection, transportation and disposal of solid and hazardous waste and soil and recyclable fill materials. He also represents clients in the defense of claims involving alleged failure to obtain required regulatory permission to operate in the solid and hazardous waste industry. In the licensing process, Nick also

handles the negotiation and review of the resulting contracts and related documents for transportation and disposal situations.

Additionally, Nick has been representing individuals in family law matters throughout his career. Acting on behalf of his clients, he provides litigation services and assistance in matters pertaining to divorce, child custody disputes, child support issues, property division, alimony, guardianship, spousal support and domestic violence.

Representative Experience

- Successfully defended a property owner from a claim of access rights to a portion of the renowned South Branch of the Raritan River.
- Represented a mid-sized professional association with the successful completion of a large refinancing transaction involving multiple loans, several entities and properties.
- Served as local counsel for a large corporation in litigation involving the New Jersey Department of Environmental Protection and claims involving natural resource damage.
- Represented a technology-based company in successfully resolving multiple potential disputes with sub-contractors related to customer non-payment matters.
- Negotiated and monitored a complex multi-million-dollar construction contract for residential construction.
- Represented an adult day medical care facility in a company ownership litigation resulting in a long-term settlement approach.
- Assisted large non-profit annual music event in the coordination, review, drafting and negotiation of contractual agreements, including artist and talent agreements, equipment contracts, vendor contracts and other required documents.
- Represented an A-901 license applicant faced with a disqualifying crime. Successfully established rehabilitation resulting in the achievement of their license status.
- Successfully represented a landowner with easement rights to maintain access to a residential property.
- Represented client in a multi-million-dollar divorce matter with successful negotiation of a comprehensive settlement.

Professional and Community Involvement

- Member, Family Law Committee, Hunterdon County Bar Association
- Former Chair, Civil Practice Committee, Hunterdon County Bar Association (2004-2010)
- Member, Hunterdon County Chamber of Commerce



- Member, Rules and Bylaw Committee and former Member, Board of Trustees, Oak Hill Golf Club, Milford, New Jersey

Recognitions

- Named to New Jersey “Super Lawyers Rising Stars” list for General Litigation (2006 - 2009)

Click [here](#) for methodology.

*No aspect of this advertisement has been approved by the Supreme Court of New Jersey.

Credentials

Education

- Seton Hall University School of Law, JD
- University of Scranton, BS

Admissions

- New Jersey
- U.S. District Court for the District of New Jersey
- Pennsylvania
- U.S. District Court for the Middle District of Pennsylvania

Offices

- Princeton, NJ

Areas of Focus

Practice

- Matrimonial & Family Law
- Real Estate
- Real Estate Tax Appeal
- Waste & Recycling

