



SAXTON & STUMP

LAWYERS AND CONSULTANTS

ERIK M. HUME, ESQ.

SHAREHOLDER

✉ eh@saxtonstump.com ☎ 717.216.5518

4250 Crums Mill Road | Suite 201 | Harrisburg, PA 17112

www.SaxtonStump.com

EXPERIENCE

Erik M. Hume, Esq. is the Chair of Saxton & Stump's Real Estate Group and a member of the Business and Corporate Law Group.

In his real estate practice, Erik handles a variety of matters including commercial and residential real estate transactions, land development, commercial loan origination and counseling of clients on complex condominium and planned community matters. He regularly takes the lead in complex real estate development projects, including the negotiation of agreements of sale, coordinating due diligence, obtaining entitlements and managing the closing process. As a licensed title agent, Erik coordinates settlements and issues title policies. Erik regularly represents clients in complex real estate transactions, including residential real estate developers, financial institutions, retailers, commercial businesses and health care providers.

In Erik's practice he also represents parties in oil and gas law matters. His experience includes drafting and negotiating oil and gas leases, surface use agreements, oil, gas and mineral reservations and pipeline rights of way. He has lectured several times on oil and gas development issues in Pennsylvania.

Erik also handles business and corporate matters including mergers and acquisitions, asset purchases and sales, corporate governance, shareholder disputes and entity selection and formation.

Prior to joining Saxton & Stump, Erik gained valuable experience as a partner at two local law firms.

Erik is also a member of multiple professional organizations including the Pennsylvania Builders Association, the Home Builders Association of Metro Harrisburg, the West Shore Chamber of Commerce and a member of the 2010 class of Leadership Harrisburg. He serves as chair of the Pennsylvania Bar Association's Real Property, Probate and Trust Law Section and has previously been invited to give testimony on behalf of the association before the Pennsylvania Senate Urban Affairs and Housing Committees.

PRACTICES

- Real Estate
- Banking and Financial Services
- Condos, Planned Communities and HOAs
- Bankruptcy and Creditors' Rights
- Business and Corporate Law
- Corporate Healthcare and Life Sciences
- Hospitality
- Liquor Licensing and Alcohol
- Mergers and Acquisitions
- Regulatory and Government Affairs

EDUCATION

- University of Pittsburgh School of Law, J.D., 1999
- Lehigh University, B.A., 1996

BAR ADMISSIONS

- Pennsylvania

COURT ADMISSIONS

- Supreme Court of Pennsylvania
- United States District Court Eastern District of Pennsylvania

MEMBERSHIPS

- Pennsylvania Bar Association, Real Property, Probate and Trust Law Section
 - Chair, Real Property Division - 2021
 - Vice Chair, Real Property Division - 2019-2020
 - Section Council, Member
 - Real Property Legislative Committee, Member
- Home Builders Association of Metro Harrisburg
 - PAC Committee Chair
- Pennsylvania Builders Association
 - Government Affairs Committee, Member
 - PA Committee for Affordable Housing, Trustee
- West Shore Chamber of Commerce, Government Affairs Committee, Chair
- Greater Harrisburg Association of REALTORS
- Commercial and Industrial Real Estate Council of the Lancaster County Association of Realtors

- Community Associations Institute
- American Bar Association

COMMUNITY INVOLVEMENT

- Susquehanna Area Regional Airport Authority, Board Member
- Cumberland Valley Eagle Foundation, Board Member
- Boy Scout Troop 296, Troop Committee Chair

RECOGNITIONS

- Best Lawyers in America - 2020, 2021
- Select Lawyers - 2015
- Leadership Harrisburg - Class of 2010

SELECTED PRESENTATIONS

- Front Street Financial COVID-19 Webinar, *You Got Your PPP Loan, Now What?*, April 2020
- Lancaster Bar Association, *2019 Real Estate Law Summit*, May 2019
- Pennsylvania Bar Institute, *2018 Real Estate Institute, Creating Your First Common Interest Community: An Overview for Creating Projects Under the Condominium and Planned Community Acts*, December 2018
- Pennsylvania Bar Institute, *Boundary Law in Pennsylvania*, 2013 and 2016
- Pennsylvania Bar Institute, *2016 Real Estate Institute, Going with the Flow – Addressing Post-Construction Stormwater Management Issues in your Development Project*, December 2016
- Pennsylvania Bar Institute, *Easements and Rights of Way: From Acquisition to Zoning*, Course Planner, 2016
- Pennsylvania Bar Institute, *Real Estate Update, The Year in Review for the General Practitioner*, 2017 and 2018

SELECTED PUBLICATIONS

- Short-term Rentals in Pennsylvania: Four Frequently Asked Legal Questions for Builders and Contractors, Lancaster Builder, Spring 2020
- 2020 Supplement to “Pennsylvania Community Association & Law Practice,” January 2020

RELEVANT EXPERIENCE

Manages and coordinates complex real estate development projects. Work on these projects includes:

- Drafting and negotiation of purchase and sale agreements, leases and other transaction documents
- Review and analysis of title and resolution of title defects
- Coordination, review, and analysis of due diligence including environmental reports, building reports and leases
- Advice and analysis regarding zoning, subdivision, land development, stormwater, utilities, entitlements and obtaining approvals from issuing authorities
- Preparation, review, and negotiation of easements, rights of way, covenants and use restrictions including reciprocal easement agreements and shopping center declarations
- Negotiation and review of financing documents
- Representative clients include financial institutions, real estate transactions, including residential real estate developers, financial institutions, retailers, commercial businesses and health care providers

Creates and manages condominium, planned community and HOA documents for the residential and commercial sectors. Representative projects include:

- Mixed-use communities featuring commercial uses together with multiple housing types
- Commercial “dirt” condominium for retail uses
- Medical office building condominium
- Residential planned communities in size from 17 townhomes up to hundreds of multiple housing types
- Master and sub-associations
- Condominium for automotive dealership campus
- Represents lenders in the origination, modification and workout of commercial loans
- Represented both pipeline companies and landowners in the acquisition and development of pipeline rights of way