



# Andrew P. Brucker

Partner

[abrucker@foxrothschild.com](mailto:abrucker@foxrothschild.com)



New York, NY  
Tel: 212.450.9859  
Fax: 212.692.0940

A leader in New York's legal community, Andrew is a seasoned co-op/condo attorney with more than 40 years of experience.

While focusing his practice on condominium and cooperative law, Andrew has decades of experience in assisting boards in revising and restating their governing documents, such as their bylaw, proprietary leases and house rules. Andrew has also vast has experience in guiding boards through financing and leasing transactions, access license agreements and contracts with vendors and contractors.

Andrew has years of experience in other areas of real estate law. He has represented both buyers and sellers in various real estate transactions and has represented landlords and tenants in a broad range of commercial lease agreements from medical offices and financial institutions to retail "pop-ups."

As the former chairman of the New York City Bar Association Committee on Cooperative and Condominium Law, Andrew presided over the creation of a new Condominium Contract of Sale, which was approved by the New York State Bar and published by Blumberg Forms. He and the committee also drafted and revised the current version of the Alteration Agreement for Cooperatives, and well as the Cooperative Contract of Sale.

Andrew has written numerous articles over the past three decades on many topics, including cooperative and condominium issues, for *The New York Times* and *Habitat*.

Andrew has also developed anti-sexual harassment board member training and anti-harassment and discrimination policies for board adoption.

## Services

- Real Estate
- Construction
- Cooperative & Condominium Law

## Before Fox Rothschild

Andrew joined us from an international law firm, where he was a member of the real estate, cooperative and condominium law and financial services and banking practice groups. Before that, he was a partner at a mid-Atlantic law firm and a named partner in a New York City boutique firm focused on representing cooperative and condominium housing businesses.

## Beyond Fox Rothschild

Andrew chaired the New York City Bar Association Committee on Cooperative and Condominium CLE for many years, which conducts all related CLE programs hosted by the Bar. He has also lectured at more than two dozen CLE courses for the New York State Bar, the New York City Bar Association, and Council of New York Cooperatives and Condominiums on real estate, co-op and condo topics. He also co-wrote New York Association of Realty Managers' code of ethics and taught a course on ethics at New York University's Real Estate Institute for over a decade.

Andrew is president of The American Medical Research Foundation, a former board member with Edgemont Recreation, Inc. and volunteers with the Crohn's & Colitis Foundation of America.

## Bar Admissions

- New York

## Court Admissions

- U.S. Tax Court
- U.S. District Court, Eastern District of New York
- U.S. District Court, Southern District of New York

## Education

- New York University School of Law (LL.M. in Taxation, 1976)
- New York Law School (J.D., 1975)
- New York University (B.A., 1972)

## Memberships

- New York City Bar Association
  - Committee on Cooperative and Condominium Law (2008-2011 and 2014-present)
    - Chair, 2010-2013
- New York State Bar Association
  - Section on Trusts and Estates
  - Section on Real Property

## Honors & Awards

- Crohn's & Colitis Foundation Chairman's Citation (2018)
- Honored by the New York Association of Realty Managers for Dedication to the Industry (2012)

## Publications

February 9, 2026

**NYC Department of Buildings Now Requires Stakeholder Attestation for Unit Owner and Shareholder Alteration Filings**

February 6, 2026

**New York City Cooperatives Face New Timelines for Reviewing Purchase Applications**

January 6, 2025

**The New York City Fair Chance for Housing Act: What You Need to Know**

December 13, 2024

**FinCEN Offers Guidance on Impact of Nationwide CTA Injunction**

November 22, 2024

**Memo to Co-op and Condo Boards: Two Important Laws Take Effect on Jan. 1, 2025**

September 20, 2024

**What Co-op and Condo Boards Need to Know About the Corporate Transparency Act**

August 27, 2021

**Condo Boards Can Get Burned by Inadequate Bylaws**

*Habitat Magazine*

August 13, 2021

**Co-op Board Is Rescued by the Trusty Business Judgment Rule**

*Habitat Magazine*

March 8, 2021

**Upstairs v. Downstairs: Was the Access Lawsuit Worth It?**

*Habitat Magazine*

January 29, 2021

**What Happens in the Boardroom Should Stay in the Boardroom**

*Habitat Magazine*

October 27, 2020

**When a Transfer of Shares Is Not a Transfer of Shares**

*Habitat Magazine*

March 19, 2020

**COVID-19 Q&A for Co-ops & Condos**

*The Cooperator*

March 19, 2020

**Renovations During the Corona Crisis**

*The Cooperator*

March 19, 2020

**COVID-19 vs. Building and Unit Access**

*The Cooperator*

March 19, 2020

**Disease & Disclosure**

*The Cooperator*