

Greenbaum's Work with NJIT Recognized as One of New Jersey's Leading Capital Construction Projects

Announcement

2.17.26

Greenbaum, Rowe, Smith & Davis is proud to announce that the firm's work on behalf of the New Jersey Institute of Technology (NJIT) on the University's Oak Hall residential hall facility has been recognized by the New Jersey Alliance for Action as one of New Jersey's Leading Capital Construction Projects.

Led by Greenbaum partner **Steven Nudelman**, who chairs our **Construction** practice, the firm served as construction contracting counsel for NJIT, advising the University on the Oak Hall project, guiding it through procurement, contract development, and negotiations with design-build partner Terminal Construction Corporation. The firm's team supported NJIT from the initial bid process through final contract and pricing arrangements, helping ensure the project moved forward efficiently and on sound contractual footing.

This work is part of the firm's broader role as redevelopment counsel to NJIT under the lead of partner **Steven G. Mlenak**, chair of our **Redevelopment, Land Use & Zoning** practice. In that role, the firm has advised the University on redevelopment initiatives totaling well over \$150 million. This work includes supporting NJIT in sourcing development partners, preparing joint venture and development agreements, rehabilitating a locally designated historic property for multifamily housing, and amending existing redevelopment plans and agreements.

The New Jersey Alliance for Action is a non-partisan and non-profit association whose mission is to improve New Jersey's economy and create jobs by promoting environmentally friendly capital construction and infrastructure investment. The Leading Capital Construction Projects Awards program honors innovative and impactful public and private initiatives that strengthen New Jersey's economy and recognizes the organizations that collaborate to deliver complex development projects.

The Greenbaum team and other major partners on the project will be recognized at the **15th Annual New Jersey's Leading Capital Construction Projects Awards Program** on March 24, 2026, at Forsgate Country Club in Monroe Township.

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