



October 30, 2024

VIA PDF

John M. Nolan
Chair, Member Selection Committee
c/o American College of Real Estate Lawyers
220 N Market Street, Suite 100
Frederick, MD 21701

Re: Nomination of Domingo Cruz

Dear Mr. Nolan:

I am very excited to nominate Domingo Cruz for membership into ACREL.

Domingo and I first became acquainted when working on an unimaginably complicated loan for a project that my company owned in Kirkland, Washington. At the time, Domingo was the deputy in the closings department for Pacific Life Insurance Company (he's now the head), and I was the general counsel of a large public-private developer that was operator of the borrowing entity. The complexities of the project are difficult to overstate, as were various other complicating factors (an expiring in-place loan, my property-level joint venture partner, my capital partner, COVID-19 restraint on the very large retail portion of the project, etc.). Domingo quarterbacked an extremely large audience on all sides of the transaction to a successful and timely closing. Since that time, Domingo has become a trusted resource for me and others to bounce ideas and concepts off to see how a lender would approach various scenarios.

Prior to PacLife, Domingo held senior positions in the legal departments of each of Toll Brothers, Simon Kravco and Northwestern Mutual Life Insurance. Domingo was at Northwestern Mutual for almost 2 decades and is well known to many of us in our community. Indeed, I conscripted Domingo to speak at the ICSC Law Conference this year (which he ably did at great inconvenience and expense to himself, as he is in the process of moving to California to assume his new role) and it was remarkable the number of individuals who leapt at the chance to meet him or join his seminar because they remembered him from loans in years past.

While Domingo has traditionally done more than a little bit of everything in, his practice now focuses mostly on lender/investor-side debt and equity transactions on behalf of his captive client. I would additionally posit that Domingo brings an attribute to the College that is sorely lacking – minority participation. Domingo stands out as a leader in the Hispanic legal community and has not only contributed through “giveback” as we define in it (speaking, writing, etc.), but has also exemplified the notion of truly giving back through his increasingly important roles at Centro Legal, a provider of legal services for low-income individuals.

Diversity of membership and diversity of ethnicity is exactly what ACREL needs and Domingo more than helps us to achieve those goals. I have no reservation at all in stating that Domingo

would be both a valued and very active member of our community, and I am elated to nominate him.

I have received and reviewed the Proposal for Membership and Domingo satisfies the criteria for selection to the College as set forth in Section 4 of the Guidelines for Regular Member Selection. Domingo satisfies ACREL's Statement of Professionalism and exemplifies the standards of professional integrity and civility as provided in the Guidelines. I am not (a) in the same firm, business entity, faculty or other organization as Domingo, (b) related by birth or marriage to Domingo, or (c) a current Governor or member of the Member Selection Committee of the College. Neither Domingo nor his/her employer regularly employs or retains me or my law firm or employer, and my business relationship.

Yours truly,



Sean Dennison
ACREL Member