



Denise C. Werkley

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At the end of her second decade of practice, Denise Werkley is valued for her detail-oriented approach to problem solving, outstanding project management skill and natural ability to positively influence people, including important deal constituents. Over the course of her career, Denise has negotiated, documented and successfully closed hundreds of millions of dollars of important transactions.

As head of the firm's Banking and Finance practice, Denise advises national, regional and local financial institutions and investors regarding commercial financing and loan transactions. Her experience ranges from drafting loan documentation with varied collateral, to title review and due diligence, to closings and loan modifications. Denise also assists financial institutions and asset lenders in the negotiation of disputed loans, loan sales, forbearances and collateral issues.

In addition, Denise advises commercial real estate developers and custom home builders on all aspects of real estate including site acquisition, due diligence, title review, borrowing, planned communities, condominiums and homeowners associations. She also acts as outside general counsel to start-ups, closely-held companies, municipalities and school districts, providing general advice, contract review and business planning for all functions.

Ranked by *Main Line Today* as the 2019 #1 attorney for Banking & Finance law in the region, Denise has also been included on the Pennsylvania Rising Stars list multiple times. Notably, she maintains a preeminent "AV" rating from Martindale-Hubbell, recognizing her superior legal ability as judged by her peers. Denise has also been named as a "Top Lawyer" in Business Law, Real Estate and Banking & Finance by *Main Line Today* multiple times, as well as a "Lawyer on the Fast Track" by the *Legal Intelligencer*.

Practice Areas

- Banking & Finance
- Business Transactions
- Real Estate Development
- Real Estate Transactions

Education

- Villanova University School of Law, J.D. (2000)
- The Pennsylvania State University (1996)

Admissions

- Supreme Court of Pennsylvania (2000)
- Supreme Court of New Jersey (2000)
- United States District Court, Eastern District of Pennsylvania (2000)

Memberships

- Chester County Bar Association
- Pennsylvania Bar Association
- Home Builders Association of Chester and Delaware Counties
- Chester County Commercial Industrial Investment Council
- Women's Referral Network of Chester County, Past President
- YWCA of Greater West Chester, Past Vice President
- Chester County Leadership Connection, Graduate

Community Involvement

- Penn State Board of Advisors (Great Valley)
- Chester County March of Dimes Women of Achievement and Planning Committee

Martindale Hubbell Rating

- AV Rated*

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