RIW | Ruberto Israel & Weiner



Ryan S. Clemens

Associate

(617) 570-3530 rsc@riw.com

Education
- J.D., Vermont Law and Graduate School, 2022
- Masters of Environmental Management, Yale School of the Environment, 2022
- B.A., Colby College, 2017

Bar & Court Admission
- Massachusetts

Practices
- Alcoholic Beverage Licensing
- Commercial Real Estate
- Restaurant & Hospitality
- Zoning & Land Use

Industries
- Commercial Real Estate
- Hospitality & Retail Services

Ryan is an associate in the firm's Commercial Real Estate Group. He brings a wealth of experience in zoning, land use, environmental permitting and approvals, and related litigation. His practice also includes advising clients on alcoholic beverage licensing matters. Ryan has represented applicants and municipalities, appearing before boards and commissions on land use applications, appeals, and licensing issues.

Before entering private practice, Ryan interned at the United States District Court for the District of Massachusetts, the Massachusetts Land Court, the Conservation Law Foundation, the Environmental Law Institute, and NOAA's Office of General Counsel, gaining experience in land use and real estate litigation, Massachusetts General Law Chapters 91 and 93A, industrial regulation, natural resource management, and restoration, both within and beyond Massachusetts and across local, state, federal, and international law.

He received a Juris Doctor/Master of Environmental Management from Vermont Law & Graduate School and the Yale School of the Environment and a Bachelor of Arts degree from Colby College in Environmental Studies with a Policy Concentration.

Publications

- *Client Alert: Two Updates on Alcohol License Applications and Modernized Regulations* (March 2026)
- *Client Alert Update: Boston's New Upgrade Rules Safeguard Beer and Wine License Value*, (December 2025)
- *SJC Clarifies Distinction Between Contract and Tort Claims in Construction Defect Cases*, (October 2025)
- *Client Alert: New Massachusetts Law Allows Conversion of Beer & Wine Licenses to All-Alcohol*, (September 2025)
- *Standing Against Your Neighbor: Abutter Appeals One Year After the Affordable Homes Act*, (August 2025)
- *Safe Harbor: The Proposed Cape Cod Seal Cull's Illegality Under the MMPA, Ineffectiveness, and Cruelty*, (2021)
- *Data Stewardship and Privacy Rights Under the Northeast Multispecies Fishery Management Plan's Amendment 23's Proposed Electronic Monitoring*, (2020)

© 2026 Ruberto, Israel & Weiner, P.C.