

# Gallagher LLP

## Rachel J. Counts Counsel



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Rachel J. Counts is a trial and appellate civil litigator with a focus on real estate and landlord-tenant law, commonly representing business owners in breach of contract matters and landlord-tenant disputes. She zealously advocates for her clients' interests in matters relating to rental properties, multifamily complexes, office buildings, shopping centers, condominiums, homeowner associations, and cooperatives, to name a few. As a seasoned trial attorney, she has a successful track record of bench trials, jury trials, dispositive motions arguments, alternative dispute resolution, negotiated settlements, and appeals.

Prior to joining Gallagher, Rachel practiced workers' compensation law as a litigation associate for a Maryland-based firm and served in the U.S. Copyright Office in the Office of General Counsel.

Rachel is an alumnus of the U.S. Department of Justice Student Pathways Program, where she served as a law student paralegal in the Law and Policy Section of the Environmental and Natural Resources Division. Prior to becoming an attorney, she had a successful career in the financial sector creating long-term financial plans and investment strategies for businesses ranging from start-ups to commercial enterprises.

Rachel has given back to the community through several organizations that provide pro-bono

representation of indigent clients in landlord-tenant matters in the District of Columbia. Her involvement included representing clients with matters on the Housing Conditions Calendar, in the Landlord and Tenant Court, and in connection with the Emergency Rental Assistance Program.

### **Civic and Charitable Service**

- Federal Referral Network (2019-2021)

### **Beyond Gallagher**

In her free time, Rachel is a theater enthusiast who enjoys spinning, boxing, hiking, and exploring local Maryland and Virginia wineries.

## **Background**

### **Area(s) of Practice**

- **Litigation**
- **Multifamily Residential**
- **Real Estate and Business Transactions**

### **Bar Admissions**

- District of Columbia
- Maryland

### **Education**

- American University Washington College of Law, JD
- University of Pittsburgh, BA, United States History, English Literature, Certificate in Women and Gender Studies

### **Bar and Professional Memberships**

- District of Columbia Bar Association
- Maryland Bar Association

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