

Gallagher LLP

Land Use and Government Affairs

We can help you in the following areas:

Real Estate Entitlements

We'll help you advance your development objectives and protect your property rights. This includes:

- Zoning approvals and appeals;
- Planned Unit Developments;
- Comprehensive rezoning;
- Land Disposition Agreements;
- Subdivisions;
- Land condominium regimes;
- Urban Renewal legislation;
- Design review processes;
- Code compliance and historic preservation regulatory processes; and
- Administrative and legislative proceedings.

State and Local Tax Incentives

We work on projects financed with a wide variety of state and local tax incentives. These include Payments In Lieu of Taxes (PILOT's), Tax Increment Financing (TIF), Enterprise Zone tax credits, Brownfield tax credits, apartment tax credits, and tax incentives for renewable energy projects and green buildings. We're also well versed in LEED and related conservation standards, and jurisdiction-by-jurisdiction tax incentives.

Procurement

If you're pursuing business opportunities with a state or local government, we can guide you through the complex nuances of their award processes, from concept to RFP response, contract formation, and execution. We can also help you mount a public procurement challenge through a bid protest or judicial proceedings.

Litigation

We've defended many high-profile zoning and real estate entitlement decisions. Several of our trial lawyers have litigated precedent-setting land use cases before trial and appellate courts.

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