

A vibrant photograph of the Austin skyline, featuring a mix of modern glass skyscrapers and older brick buildings. A prominent blue tower under construction with a crane is a central focus. The city is viewed from across a wide, blue river, with lush green trees in the foreground framing the scene. The sky is bright blue with scattered white clouds.

Government Practice Group

*Representing counties, cities, special purpose districts
and other governmental agencies*

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Austin | Houston | Dallas | Decatur | mcginnislaw.com

REAL ESTATE DEVELOPMENT CONSTRUCTION EMINENT DOMAIN

Real Estate

We represent private and public clients in connection with major commercial and mixed use retail developments. Our services include:

- Advising and negotiating purchases and sales
- Assisting with financing
- Leasing
- Master planned communities
- Obtaining the necessary governmental approvals for proposed developments

Development and Financing

We represent governmental clients in drafting development rules regarding runoff, minimum parcel sizes, subdivision rules as well as negotiation of development agreements, including 360 agreements, related to commercial and residential developments.

Our attorneys have experience in all types of public and private financing to spur development. They have experience advising clients regarding:

- Public Private Partnerships
- Public improvement districts
- Municipal utility districts and other special districts
- Tax increment reinvestment zones

We have been engaged to make demand on and bring suit against developers for breach of development agreements as well as development/zoning orders and ordinances. We have also represented Economic Development Corporations (Type A and Type B) in negotiating multi-party economic development agreements of various types.

Eminent Domain

We represent public agencies in the acquisition of real property for:

- Roadways
- Pipelines and other infrastructure
- Government buildings
- Parks
- Sports complexes
- Entertainment complexes
- Other facilities by eminent domain

Our experience includes advising officials and staff on the eminent domain process, as well as assisting in property appraisal, preliminary negotiations with land owners and preparation of orders/ordinances authorizing condemnation.

We represent governmental entities in actions before Special Commissioners to establish preliminary value for the purpose of acquiring possession of the property and in litigating final determination of value in a jury trial.

Construction

We represent clients in construction funding, procurement and preparation of RFQ's and RFP's.

We have experience in assisting with contract negotiations with professionals and contractors:


- Selection of professional
- Pre-bid work
- Bidder evaluations
- Being part of construction administration/oversight team
- Negotiation of change orders
- Construction litigation against contractors, architects, engineers, etc., including delay damage claims, mechanics lien claims, stop notice claims, and bid protests



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**GENERAL COUNSEL
GOVERNMENT RELATIONS & LOBBYING
ADMINISTRATE LAW**



McGinnis Lochridge government attorneys have been representing counties, cities, special purpose districts and other governmental agencies for more than five decades.

Learn more about some of the key areas of representation we provide to our public sector clients.



General Counsel

We frequently provide general counsel advice to:

- County commissioners courts
- County attorneys
- Cities
- School districts
- Public and private universities
- Special purpose districts, including water districts and water supply corporations
- Economic Development Corporations

Among other services, we provide expertise on:

- Open government
- Personnel matters
- Civil service proceedings
- Procurement and purchasing
- Service agreements
- Annexations
- Licensing and regulation of public rights-of-way
- Utilities
- Ordinance drafting
- Water acquisition
- Utility rate structure

Government Relations and Lobbying

We are a full service lobbying and government relations firm that assists governmental entity clients with the legislative process by formulating effective strategies for reaching our client's goals.

Our work on behalf of clients before the Texas Legislature includes:

- Drafting legislation and white papers, such as drafting legislation to create special purpose districts or amending enabling legislation
- Regularly working with legislators, staff and legislative committees to preserve governmental entities' interest
- Testifying before and preparing clients to testify before legislative committees on bills that impact our governmental entity clients

We monitor federal, state and local political developments for our clients.

Administrative Law

We represent public sector clients before various executive agencies, including:

- Public Utility Commission of Texas
- Texas Commission on Environmental Quality
- Texas Comptroller
- And several professional licensing boards

We have served our public sector clients at these agencies in the context of permitting and compliance, contested case hearings, and rulemakings, while emphasizing the importance of maintaining a good reputation within each agency.

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LOCAL GOVERNMENT FINANCE LITIGATION EMPLOYMENT LAW



Local Government Finance

The firm has represented governmental entities in substantially all types of public finance matters. Our attorneys have served as counsel in connection with the issuance of both tax-exempt and taxable bonds, and in the issuance and refunding of numerous types of financial obligations including:

- Revenue bonds
- Certificates of obligation
- Equipment notes
- Short-term municipal notes

The firm has represented specialized municipal entities such as local government corporations and economic development corporations in the issuance of debt to fund public and economic development projects.

The firm has represented state governments and state agencies such as colleges, school districts, counties and local entities in such capacities as:

- Underwriter's counsel
- Issuer's counsel
- Disclosure counsel

Litigation

We represent governmental entities in all types of litigation matters including:

- All types of employment claims
- Water rights and pollution
- Environmental Law
- Open Meetings Act
- Public Information Act
- Litigation related to all forms of zoning and development regulations
- Civil rights/Section 1983 litigation (including excessive force, wrongful arrest, and denial of medical care)
- Tort defense and construction
- Election litigation
- Suits against public officials or challenging the constitutionality of statutes, orders and ordinances

We represent governmental clients in state and federal trial and appellate courts throughout Texas and across the nation.

Employment Law

We represent governmental clients in all aspects of employment law matters including:

- Drafting and revising employment policies
- Employee benefit issues
- Negotiating and drafting of employment and employment related contracts
- Employment related investigation and litigation before agencies and courts

We have successfully defended governmental entities to jury verdict in claims for:

- Employment discrimination (sex, race, national origin)
- Sexual harassment (quid pro quo and hostile work environment)
- Americans with Disabilities Act
- Family Medical Leave Act
- First Amendment retaliation
- Whistle-blower statutes

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**WATER LAW
ENVIRONMENTAL
FLOODPLAINS LITIGATION**

Water Law

We have decades of experience representing counties, cities and special purpose districts in all water-related issues from negotiations, purchasing, protecting, securing and transferring or leasing water to obtaining revised permits and complying with regulatory requirements.

We also have experience in conducting due diligence evaluations of water systems and related assets.

Our attorneys represent clients in water rights and quality issues before regulatory and administrative agencies, courts and the Texas legislature.

Environmental

We have experience in a wide range of matters related to:

- Water
- Contaminated sites
- Wetlands
- Endangered species

We are well versed in permitting, enforcement defense, environmental audits and due-diligence work. Our attorneys represent governmental clients in litigation to enforce federal/state environmental laws and local regulations as well as in administrative appeals of agency decisions, and provide counseling and comprehensive assistance with permitting and enforcement under the broad array of environmental statutes and regulations.

Floodplains Litigation

For more than 20 years our lawyers have been involved in floodplain litigation on behalf of governmental clients.

Our experience includes:

- Defending floodplain development orders/ordinances
- Defending inverse condemnation claims based on floodplain development rules
- Claims for post-flooding reconstruction limitations based on FEMA/NFIP regulations

Our attorneys have substantial experience in working with FEMA when it is considering changes to existing floodplain maps, as well as the process of obtaining/supporting or opposing requests to FEMA for Letters of Map Revisions and Conditional Letters of Map Revision.

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