BERGER SINGERMAN
FLORIDA'S BUSINESS LAW FIRM



SAMUEL E. POOLE III

Retired

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Sam Poole has extensive experience in planning and zoning in the development and redevelopment of Florida's cities. He has more than 30 years of experience advising clients on conventional and new urbanism land development issues in Florida. Working statewide for both private and public sector clients, Sam has prepared comprehensive plans, plan amendments, and land use codes enabling development of conventional as well as mixed use new urbanism projects from towns to neighborhoods to individual buildings.

Sam has particular skills dealing with environmental constraints affecting land development. As Executive Director of the South Florida Water Management District from 1994 to 1999, Sam directed a staff of 1700 with annual budgets of $500 million to restore the Everglades and protect South Florida's water supply and flood mitigation system and gained key insights into the effect of water issues on development.

Education

J.D., *cum laude*, Northwestern University Law School
Master of Regional Planning, University of Pennsylvania
B.S. in Forestry, *cum laude*, University of Florida

Bar Admissions

Florida

Practice Teams

Government and Regulatory

Practice Areas

Energy & Utilities
Environmental Issues
Government Permitting & Licensing
State & Local Government Law
Urban Redevelopment

Representative Matters

- Land use counsel for Miami Worldcenter, a 25-acre New Urbanism redevelopment project in downtown Miami
- Counsel to foreign governments on management of water and environmental resources, including Cayman Islands and Parana (Brazil)
- Land use counsel for Makar Properties, LLC for redevelopment and renovation of historic Ritz Plaza Hotel in Miami Beach
- Land use Counsel for South Miami Hometown, Inc., preparing a land development plan and code for New Urbanism redevelopment of downtown South Miami
- Land use counsel for Oak Tree Landing, an 850-acre second home Fly-in resort near Gainesville, Florida, securing plan and future land use map amendments
- Land use counsel for Corrections Corporation of America, for site plan approval of a 1500-bed privately owned and operated correctional facility in Southwest Ranches, Florida

Awards & Honors

- *The Best Lawyers in America*®, 2014-2018
- *Chambers & Partners USA, America's Leading Business Lawyers*,
  - Environment-Florida, 2012-2017
  - Real Estate: Zoning/Land Use, 2016-2017
- *Florida's Super Lawyers,* 2007-2009, 2013-2016
- *Daily Business Review*, Most Effective Lawyer, 2005
- *South Florida Legal Guide,* Top Lawyer, 2007-2009; 2011-2014, 2016
- University of Florida, Distinguished Alumnus, 2000
- *Martindale-Hubbell*, AV® Preeminent™ rated

Community Activities / Associations

- Co-author of Miami-Dade County Traditional Neighborhood Development Ordinance, the first modern New Urbanism land development regulation (1990)

- Board of directors of Form-Based Codes Institute (2006-present)
- South Florida Ecosystem Restoration Task Force (1997-1999, Chair 1998)
- Third Environmental and Land Use Study Committee (ELMS III)
- Downtown Fort Lauderdale Transportation Management Association (2000-2004, Chair 2003)
- ULI Committee on Regional Cooperation (2004)
- 1000 Friends of Florida Future of Florida Round Table 2007

In the News

Thirty Berger Singerman Attorneys Recognized in the 2018 Edition of Best Lawyers In America
August 14, 2017

Berger Singerman Receives High Marks by Chambers USA for Fourteenth Consecutive Year
May 29, 2017

Twenty-Eight Berger Singerman Attorneys Recognized in the 2017 Edition of Best Lawyers In America
August 14, 2016

Thirty-Six Berger Singerman Attorneys Recognized in the 2016 Super Lawyers Florida Edition
June 13, 2016

Berger Singerman Receives High Marks by Chambers USA for Thirteenth Consecutive Year
June 1, 2016

Berger Singerman Represents 301 South Gulfview LLC in Sale of Hyatt Regency Clearwater
January 31, 2016

Publications

Tampa Bay Times, "Focus restoration efforts north of Lake Okeechobee — not south"
November 24, 2016

Events & Speaking Engagements

Sam Poole, Moderator, "Water, Water, Everywhere, but not a Drop to Drink!," Tower Forum
January 6, 2016

Prior Affiliations

- Holland & Knight
- South Florida Water Management District