akerman

People

James H. McNeil Jr.

Chair, Residential Development Practice

Orlando
T: +1 407 419 8543

jim.mcneil@akerman.com
vCard

Connect With Me

Jim McNeil serves as chair of Akerman's Residential Development Practice, a highly experienced team representing national builders and developers of master planned and mixed-use residential communities throughout the real estate development process.

Jim represents developers, homebuilders, and private equity funds throughout Florida in all phases of the acquisition, entitlement, development, and sale of property, including build-to-rent communities, golf course redevelopment, and mall acquisition/redevelopment. Jim is known for his ability to provide pragmatic, strategic, and forward-thinking planning advice. He handles both the transactional aspects of the deal as well as the due diligence and procurement of land use approvals and entitlements. In procuring development approvals for his clients, Jim negotiates complex development agreements and handles concurrency, utility, and school capacity/mitigation agreements.

Active in the community, Jim is a member of the Greater Orlando Builders Association and previously served on the Board of Directors and as the Associate Vice President.

Notable Work

Residential: Represents numerous national homebuilders in all phases of acquisition and development of residential projects, including contract negotiation, due diligence, and obtaining land use approvals.

Golf Course Redevelopment: Represented clients in the acquisition, entitlement, and redevelopment of golf course properties.

Developments of Regional Impact: Represented a consortium of developers with six contiguous DRIs formed in connection with a Developer's Agreement with Osceola County, FL, related to transportation concurrency and the associated construction of approximately $250 million in transportation improvements. The six

Areas of Experience

Residential Land Acquisitions and Development
Multifamily Development and Acquisitions
Florida Land Use and Entitlements
Real Estate Acquisitions and Sales
Environment and Natural Resources
Land Use and Development
Real Estate
Affordable and Workforce Housing
Distressed Property

Education

J.D., Stetson University College of Law, 1995
M.S., Florida State University, Urban and Regional Planning, 1992
B.S., Florida State University, 1990

Admissions

Bars

Florida

Related Content

Record Number of Akerman Lawyers Named to *The Best Lawyers in America* 2024 Guide
August 22, 2023

Akerman Once Again Ranked Among the Best in the United States by *Chambers USA*
June 06, 2023

71 Akerman Real Estate Lawyers Named to *The Best Lawyers in America* 2023 Guide
September 26, 2022

projects comprise approximately 30,313 residential units and approximately four million square feet of commercial development.

Published Work and Lectures

- *Sarasota Herald-Tribune,* Quoted, "North Port rejects petition to contract city boundaries exclude major developments," April 29, 2021
- *Law360*, Author, "Key Considerations For Build-To-Rent Developers," April 22, 2021
- 2019 Akerman U.S. Real Estate Sector Report, Contributor
- IMN Annual Real Estate Private Equity Forum on Land & Homebuilding, Moderator, "Land Use Due Diligence: The 10 Most Important Factors When Buying Land in Today's Market," April 14-15, 2015

Affiliations

- Greater Orlando Builders Association, Associate Vice President, 2014
- City of Ocoee Planning and Zoning Commission, Past Member
- American Planning Association, Member
- Urban Land Institute (ULI), Member
- The Florida Bar, Member

Honors and Distinctions

- *Chambers USA,* 2022-2023, Ranked in Florida (North and Central Florida) for Real Estate: Zoning/Land Use
- *The Legal 500,* 2020, 2022-2023, Recommended for Real Estate and Construction – Land Use/Zoning and for Real Estate and Construction – Real Estate
- American Institute of Certified Planners (AICP), Member
- *The Best Lawyers in America,* 2010-2024, Listed in Florida for Real Estate Law, Land Use and Zoning Law
- *Super Lawyers* Magazine 2012-2018, Listed in Florida for Real Estate: Business, Land Use/Zoning