

People



## Thu Pham

Partner, Real Estate

Orlando

T: +1 407 419 8519

thu.pham@akerman.com

vCard

Thu Pham is an partner in the Real Estate Practice Group. She has experience representing clients, both in the public and private sectors, in land use related matters such as comprehensive plan amendments, rezoning, code violations, right-of-way vacations, special assessments, impact fees, and variances. She also has experience assisting local governments in preparing ordinances and advising them on issues related with ethics, new legislation, public records, Sunshine law, code enforcement, nuisance abatement, liens, and lien foreclosures. Additionally, she has experience representing data center developers, owners, operators, and tenants in pursuing state and local incentives, preparing for compliance audits, and drafting proposed legislation to implement incentives for data centers.

### Notable Work

**Environmental Regulatory:** Represented a chemical manufacturer of fine organic chemicals, pharmaceutical reagents, and intermediates. We assisted in responding to the environmental regulatory agency regarding investigation by the FDEP Emergency Response, Hazardous Waste and Waste Cleanup Section.

**Development Permits:** Represented real estate agency in obtaining permits for the development of the Lee Vista Industrial Park located in Orlando including seeking an amendment to the future land use designation and a rezoning for a portion of the property to facilitate an industrial warehouse development. Akerman assisted the client in coordinating with the City to provide the client with a path forward to be able to timely develop the property and, at the same time, satisfy the CLOMR and LOMR requirements.

**Solar Facility Development:** Representing a Global Solar and Energy Storage Company in developing large solar facilities, generally spanning hundreds of acres, throughout Florida.

### Areas of Experience

Real Estate  
Florida Land Use and Entitlements  
Land Use and Development  
Renewable Energy and Electric Power  
Electric Vehicle Infrastructure  
Project Finance and Development  
Data Centers and Digital Infrastructure

### Education

J.D., Florida A&M University College of Law, 2013, magna cum laude  
O.D., Nova Southeastern University, 2002  
B.S., University of Texas at Arlington, 1997, summa cum laude

### Admissions

#### Bars

Florida

### Related Content

James Grice to Moderate Panel on How Crypto Mining Facilities are Supporting the Need for AI Compute  
August 07, 2024

Akerman Names 15 New Partners  
November 21, 2023

Akerman Sponsors Annual CREW Orlando Celebration of Champions  
November 10, 2023

**Recycling Services Company:** Representing recycling services company in obtaining a land use determination to allow for the development of a facility to process and extract polypropylene from bales of mixed plastic under the current zoning designation. The company's proprietary process is unique and does not fit squarely within any particular class of uses based on the Standard Industrial Classification System (SICs) identified in the County's land use table. Akerman assisted the client in working with the County to properly classify the use. Also, because the property is located adjacent to the City of Winter Garden and utilities will be provided by the City, the property will have to be annexed into the City.

**Data Center Development and Incentives:** Representing large data center developers, owners, operators, and tenants in performing land use due diligence for data center projects and assisting them in pursuing state and local incentives to help offset some of the costs to develop and equip the data centers.

## Honors and Distinctions

- *Best Lawyers*, 2023-2025, Listed in Florida for Land Use and Zoning Law as "One to Watch"