

Darrell G. Thomas



Partner

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INDUSTRIES

Energy
Energy Transactions
Real Estate
Wind Energy

PRACTICES

Energy
Real Estate

EDUCATION

JD, 1989, South Texas
College of Law
BBA, 1982, Texas A&M
University

ADMISSIONS

Texas 1989

Darrell has experience in a broad range of real estate matters in connection with the acquisition, financing, development, construction, ownership, operation and disposition of properties for a variety of uses, including structuring, negotiating and documenting transactions and arrangements among the participants and with other interested parties. He has significant experience in the acquisition and development of store sites for a major national retailer. He also has experience advising project owners and developers in connection with real property requirements for the development and financing of wind and solar power projects. In addition, Darrell has experience in creating commercial and residential condominium regimes, including for mixed uses.

REPRESENTATIVE EXPERIENCE

- Represented national retailer in connection with development agreement and ground lease for development of a multi-story facility including creation of a leasehold condominium from the ground leasehold estate to facilitate agreement of parties regarding certain transaction terms.
- Represented developer in connection with development agreements for a mixed-use project consisting of a 33 story building and adjacent parking garage, establishment of a commercial condominium covering the building and garage and redevelopment of an existing office building.
- Represented purchaser in the acquisition and financing of two office buildings located in a major central business district and the leaseback to the seller of portions of the acquired properties.
- Represented developer of medical office building in establishment of commercial condominium.
- Represented purchaser in connection with acquisition of large ranch in South Texas.
- Represented purchaser in connection with acquisition of existing equestrian facility used for equestrian shows and as a training facility.
- Representing developer of refinery in connection with pre-development financing and various matters related to real property and equipment.
- Represented purchaser in negotiations for acquisition of land for proposed project on Houston Ship Channel.
- Wind and Solar Power Projects:
 - Assisted purchaser in acquisition of portfolio of seven wind power projects;
 - Assisted developer in connection with various matters related to project real property rights and interests and construction financing requirements related to multiple wind power projects;

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- Represented developer in structuring and negotiating option agreement and lease agreement with Indian tribe in Maine for development of a wind power project on tribal land;
- Represented developer in connection with real estate matters for financing a 124.5 MW wind power project in Idaho;
- Local counsel to purchasers and affiliate for real estate matters in connection with acquisition and financing of 30 MW solar power project in Texas; and
- Currently representing developer in various real estate matters for the development and financing of a wind power project in Idaho.
- Represented lender in connection with real property matters related to loan for acquisition and development of property on Houston Ship Channel for biodiesel facility.
- Represented developer in connection with Engineering, Procurement and Construction Contract for transmission line for electric power project.

PROFESSIONAL RECOGNITION

- Profiled as one of "Texas' Top Rated Lawyers" by *ALM* in Real Estate (2012)

AFFILIATIONS

- Houston Bar Association, Section on Real Estate
- State Bar of Texas