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#### Areas of Law

Land Use  
Construction Litigation  
Environmental Regulations  
Litigation  
Real Estate  
Real Estate Litigation  
Telecommunications

#### Bar Admissions

South Dakota, 2012  
Wisconsin, 2008  
Minnesota, 1997  
U.S. District Court, District of  
Minnesota  
U.S. District Court, District of South  
Dakota  
U.S. District Court, District of  
Nebraska  
U.S. Court of Appeals, 7th Circuit  
U.S. Court of Appeals, 8th Circuit

#### Education

Hamline University School of Law  
St. Paul, MN, 1997  
J.D., cum laude

Centenary College of  
Louisiana  
Shreveport, LA, 1994  
B.A., summa cum laude  
Major: Political Science  
Minors: Psychology and Sociology

## Tamara O'Neill Moreland

### Practice Overview

Tamara O'Neill Moreland advises clients on complex litigation involving land use, environmental issues, construction, real estate and appellate advocacy. For over 20 years, she has litigated cases to successful conclusions against city and state agencies in state and federal court and successfully handled a wide variety of appeals. Tamara is a Minnesota State Bar Association Board-Certified Real Property Specialist, was named to Best Lawyers in America in 2020-present for Land Use and Zoning Law and has been chosen by her peers as a Super Lawyer for many years. At Larkin Hoffman, Tamara serves as the firm's Ethics Counsel, a member of the Board of Directors, Chair of the Professional Development Committee and, previously, as founder and Chair of the Diversity Committee.

### Representative Experience

- Represented homeowners with a failing slab on grade home, reaching a settlement that required the builder to buy the home back from the homeowners and pay damages.
- Represented Minneapolis landlords in action to declare the Minneapolis ordinance unconstitutional.
- Successfully defended a landowner from a claim for a prescriptive easement during a court trial.
- Represented a senior care facility in defending claims by residents attempting to prevent the facility's expansion.
- Represented a subcontractor in a mechanic's lien dispute concerning a 16-site project, negotiating for payment of 98% of the value of the liens.
- Represented property owners in a dispute to enforce easement rights, requiring their neighbors to comply with private road and private driveway easement requirements.
- Represented a business in an action by a former employee who attempted to take customers from the business and use a substantially similar name, retaining the client's name rights and its customers.

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## Continued

- Represented a business in an action by a former employee who attempted to take customers from the business and use a substantially similar name, retaining the client's name rights and its customers.
- Represented a senior care facility in challenging a city's denial of a conditional use permit necessary to expand the facility.
- Represented a supplier who was not paid for its products by a large retailer, obtaining a 1.6 million dollar settlement.
- Represented a restaurant owner who was being sued for a substantial share of the business and the business's name, reaching a settlement returning ownership and exclusive rights to the name.