



Timothy Dugan

12505 Park Potomac Avenue
6th Floor
Potomac, MD 20854

T (301) 230-5228
F (301) 230-2891
tdugan@shulmanrogers.com

Tim Dugan's national and local developer clients rely on him to navigate their mixed-use, commercial, residential, retail and industrial projects through the often complicated and lengthy zoning, land use and subdivision processes. Tim represents clients most frequently in Montgomery County, the City of Rockville and the City of Gaithersburg, although he works in many other suburban Maryland jurisdictions.

Tim is known for diplomatically pressing for prompt and fair governmental determinations and for collaborating with other development team members to keep projects on schedule. As an experienced land use and real estate attorney for over 30 years, Tim is accustomed to negotiating a variety of agreements necessary to implement his clients' entitlements. As a member of the Firm's real estate transaction team, he negotiates entitlement related issues in land and developed property transactions. Tim has represented his clients in appellate litigation before the Maryland appellate and circuit courts and is a member of the Firm's litigation entitlement team.

Tim has chaired the Firm's Zoning and Land Use Practice Group for the past 17 years and serves or has served on a variety of Maryland and local zoning and land use related committees and panels. He served on the Maryland State Highway Administration's Land Use Expert Panel for the Intercounty Connector (ICC). He was a member of the Maryland-National Capital Park and Planning Commission's (M-NCPPC) Transportation Policy Task Force. He is

PRACTICE AREAS

Land Use and Zoning
Real Estate
Government Relations
and Resources

EDUCATION

Georgetown University,
M.A., 1986
William & Mary Law
School, J.D., 1983
University of North
Carolina at Chapel Hill,
B.S., 1976

BAR & COURT ADMISSIONS

District of Columbia
Maryland
Virginia

Timothy Dugan (Continued)

a Board member of the Friends of White Flint, the Western Montgomery County Citizens Advisory Board and the Greater Bethesda Chamber of Commerce. He also serves on the Urban Land Institute Washington Case Studies Committee and serves as the Chair of the Advanced Real Property Institute Program Committee and Chair of the Land Use Institute of the Maryland State Bar Association.

Tim is licensed in Maryland, Virginia and the District of Columbia.

NEWS

Tim Dugan elected to new leadership roles with the Maryland State Bar Association

Tim Dugan moderates the Urban Land Institute's Brightview West End Case Study Panel

Tim Dugan obtains entitlements for North Bethesda Center Parcel G, a 320,000SF multi-family building of up to 294 dwelling units

Tim Dugan obtains entitlements for Westbard Self Storage, a 195,000 square foot Bethesda self-storage building

Tim Dugan appointed as Business Representative to the Western Montgomery County Citizens Advisory Board

Timothy Dugan elected to the Board of Directors of the Greater Bethesda Chamber of Commerce

Timothy Dugan elected President of the Friendly Sons of St. Patrick of Washington, D.C.

Timothy Dugan selected to serve on the Urban Land Institute Washington Case Studies Committee

Timothy Dugan serves as panelist for Urban Land Institute Presentation

Tim Dugan Represents Shelter Development, LLC in "Brightview West End" Approval

Timothy Dugan of Shulman Rogers Represented Saul Centers, Inc. in White Oak

Regional Spotlight: Mid-Atlantic/Carolinas

Shulman Rogers represents Camden USA in developing multi-family project in the Shady Grove Life Sciences Area

EVENTS

Tim Dugan to moderate Urban Land Institute's Camden Shady Grove case study panel
September 27, 2017

Timothy Dugan (Continued)

Shulman Rogers and Rodgers Consulting Present Montgomery County's Future with Private Roads and Ownership Lots
February 19, 2016

Shulman Rogers Land Use Chair Tim Dugan featured in BISNOW
February 27, 2015

CASE STUDIES

Tim Dugan obtains entitlements for North Bethesda Center Parcel G, a 320,000SF multi-family building of up to 294 dwelling units

Tim Dugan obtains entitlements for Westbard Self Storage, a 195,000 square foot Bethesda self-storage building

Timothy Dugan of Shulman Rogers represented Saul Centers, Inc. in White Oak

Tim Dugan represents Shelter Development, LLC in "Brightview West End" Approval

Camden Shady Grove Site Plan Approval

Camden Shady Grove Preliminary Plan Amendment Approval Follows Sketch Plan Approval

DANAC Stiles Approval For Multi-Level Parking Facility

Camden Shady Grove Sketch Plan Approval

Shelter Development LLC Brightview of Falls Grove Approved

PROFESSIONAL & COMMUNITY AFFILIATIONS

Greater Bethesda Chamber of Commerce Board of Directors

Maryland State Bar Association, Real Property Section, Chair of the Advanced Real Property Institute, Chair of the Land Use Institute Symposium

Friends of White Flint Board of Directors, Chair of the Business Representatives

Western Montgomery County Citizens Advisory Board

President, The Society of the Friendly Sons of St. Patrick of Washington, D.C.

Urban Land Institute Case Studies Committee

Suburban Maryland Transportation Alliance

Timothy Dugan (Continued)

Montgomery County Chamber of Commerce

Leadership Montgomery

Montgomery County Chapter of the Maryland Building Industry Association (Life Director)

National Association of Industrial and Office Properties

Georgetown Preparatory School Alumni Association

University of North Carolina at Chapel Hill Alumni Association

William and Mary Law School Alumni Association

Georgetown University Alumni Association