

Charlie Smith

SHAREHOLDER

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Charlie Smith is an experienced commercial real estate attorney who provides forward-thinking legal advice to advance clients' strategic interests.

Charlie's practice includes acquisitions, dispositions, leasing, land use and public-private-partnerships (including negotiation of Tax Increment Financing and Public Improvement Fees) for large-scale development, redevelopment, infill, mixed-use, planned community and transit-oriented projects. With his background in business and politics, his unique perspective allows him to identify potential pitfalls and opportunities for clients that result from the complex interplay between developers and their tenants, lenders, equity investors and public sector partners.

Charlie has advised commercial multi-family, retail, and office developers, home builders, planned community developers, renewable energy, energy storage, oil and gas companies, and individual and institutional investors regarding their projects and investments nationwide. Whether advising a client on the acquisition of a single property, a portfolio sale, the development of raw land into a regional mixed-use center or the negotiation of a public incentive package, Charlie provides nuanced legal advice that helps clients close their deals.

Education

- University of Denver Sturm College of Law (J.D., 2012)
- University of Denver, Daniels College of Business (B.S., 2007)

Bar Admissions

- Colorado

Memberships

- Executive Committee Member, Metro Denver Economic Development Corporation (Metro Denver EDC)
- Past Board Member, Economic Development Council of Colorado
- Past Board Member, Castle Rock Economic Development

Capabilities

- Real Estate
- Real Estate Development
- Real Estate Transactions
- Residential & Multifamily
- Retail
- Zoning & Land Use

- Past Council Member, Northwest Douglas County Chamber & EDC

Recognition

- Selected for inclusion in *Best Lawyers in America*® for Real Estate Law, 2026
- Denver Metro Chamber Leadership Foundation, Leadership Denver 2025
- Named one of *Best Lawyers: Ones to Watch*® in America in Real Estate Law, 2024-2025
- Downtown Denver Partnership Leadership Program, 2017
- AIPAC Ally Award, 2008
- CNN's 2008 Young People Who Rock
- GQ Magazine's "Who It Takes" 2008

Community

- Associate Board, ACE Scholarships
- Advocacy and Relations Advisor, International Justice Mission
- AIPAC Club Member
- Vice-Chairman, International Young Democratic Union, 2009 – 2011
- National Chairman, College Republican National Committee, Washington, DC, 2007 – 2009

Publications

June 3, 2025

Is Downtown on the Cusp of a Good Comeback Story?

Author, Colorado Real Estate Journal

May 7, 2025

Energize Denver: Updates help, unfunded mandates remain

Author, Colorado Real Estate Journal

November 2024

Is growth good? The alternative has consequences

Author, Colorado Real Estate Journal

September 24, 2024

Q&A with Charlie Smith, Attorney and Shareholder at Polsinelli

Featured, Mile High CRE

July 17, 2024

The Unintended Consequences of Construction Defects

Co-Author, Economic Development Council of Colorado Thought Leadership Series

May 15, 2024

SCOTUS Decision May Limit Municipalities' Ability to Collect Impact Fees