SpencerFane®

David S. O'Leary

Partner

Contact

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Overview

David S. O'Leary specializes in the areas of special district and local government law, residential, and commercial real estate development. Throughout his legal career he has represented special districts, local governments, and taxpayers throughout Colorado to plan and finance successful new developments. David advises real estate developers, property owners, and homeowners in development and infrastructure financing mechanisms including the formation of Title 32 special districts and other municipal financing vehicles.

David assists Colorado special districts with their legal issues, intergovernmental relationships, election matters, public finance, covenant enforcement, and other legal matters, issues, and challenges. David's real estate and local government experience includes advising numerous clients on transactional and general counsel matters, including contract review, corporate formation and operations, real estate development and acquisition matters, easements and other property rights, commercial leasing, licensing matters and dispute resolution, and employment matters. He understands that resolving business, personal, and regulatory issues and disputes requires cost-effective strategies and solutions that are in the best interests of all parties involved.

David received his Bachelor of Arts degree from Duke University and obtained his Juris Doctorate from the University of Denver. David is admitted to practice law in the State of Colorado and is a member of the American, Colorado, and Denver Bar Associations. David was a participant in the Downtown Denver Partnership Leadership Program in 2013, has spoken at a number of industry seminars and conferences, and has a desire to educate and counsel his clients to help them succeed. He has experience in complex negotiation involving both public and private entities and works diligently with his clients goals in mind.

Education

- University of Denver Sturm College of Law (J.D.)
- Duke University (B.A.)

Bar Admissions

- Colorado

Court Admissions

- U.S. District Court for the District of Colorado

Distinctions

- *Best Lawyers in America*, 2024-2027

Memberships

- American Bar Association
- Colorado Bar Association
- Denver Bar Association