
Tay C. Via

Partner

San Francisco

Details

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Tay Via advises clients on commercial real estate and land use and development. She specializes in large public/private projects and represents real estate companies, nonprofit entities, and other businesses, identifying strategies for navigating the increasingly complex real estate development process.

Her experience includes the California Environmental Quality Act (CEQA) and laws and regulations regarding housing, climate change, sustainability and resilience, life sciences, waterfront development (including the Bay Conservation and Development Commission and State Lands Commission), historic resources, and transportation.

Tay is the editor of the firm's [Unfamiliar Terrain](#) blog, which provides insights into the complex Bay Area land use landscape.

Tay has served as lead counsel or played a primary role in providing CEQA and land use advice for the following matters:

- Mission Rock, the development of a 28-acre, \$1.6 billion project adjacent to Oracle Park by Seawall Lot 337 Associates, LLC, an affiliate of the San Francisco Giants.
- 5M, a 1.8 million square foot mixed-use development venture of Brookfield Properties (formerly Forest City) and the Hearst Corporation at the juncture of San Francisco's Downtown, South of Market (SoMa), and Mid-Market neighborhoods.
- California Pacific Medical Center's \$2.5 billion Long Range Development Plan, including two new hospitals and three new medical buildings in CPMC's five-campus system.
- Oracle Park (formerly AT&T Park), the 42,000-seat waterfront ballpark/mixed-use project developed for the San Francisco Giants at China Basin.
- Murphy's Bowl, LLC, the development entity for the LA Clippers NBA basketball franchise, in the development of its new \$1.8 billion, 18,000 seat state-of-the-art basketball arena and event center in Inglewood, California, which includes a practice and training facility, sports medicine clinic, team offices, and associated retail and community facilities and programs.
- Google in the planned redevelopment of an underutilized 81-acre area surrounding Diridon Station in San Jose, California, into a new mixed-use extension of the downtown area. At full buildout, the project plans to include 7.3 million square feet of office, 5,900 residential units, and 500,000 square feet of retail and other uses.
- The Exploratorium, the internationally renowned museum of science, art, and human perception in its relocation to piers 15-17 on the San Francisco waterfront.

Tay received her undergraduate degree in political science and economics from the University of California, Berkeley (1987) and her law degree from the University of California, Berkeley School of Law (1991). While at Berkeley Law, she served as a member of the California Law Review.

Notable Representations

ProLogis (successor-in-interest to Catellus Development Corporation) and Focil-MB, Mission Bay Project
The Mission Bay Project is a 300-acre, mixed-use project that includes eight million square feet of commercial use space, a 43-acre U.C. Expansion Campus, and 6,000 housing units. This is one of California's largest and most successful redevelopment projects, and Coblentz has been involved as the lead real estate counsel for over two decades. Tay's involvement dates back to 1994. In 2011, Coblentz worked with Focil-MB in

negotiating and closing a complex land deal in Mission Bay, valued at nearly \$70 million.

Honors & Awards

Tay is listed as a top Land Use & Zoning lawyer in Chambers USA, where clients describe her as “a phenomenal lawyer all round.” She was recognized in 2017 as among the Daily Journal’s Top Women Lawyers and the San Francisco Business Times’ Northern California Real Estate Women of Influence. Tay was selected as the 2017 and 2019 Litigation – Land Use and Zoning “Lawyer of the Year” in San Francisco by Best Lawyers®. She has continuously been listed among the Best Lawyers in America for Land Use and Zoning Law, Litigation, and Real Estate Law. She is also recognized as a Leading Lawyer by the Legal 500 United States and as a Northern California SuperLawyer.

Professional Activities

Tay is a member of Lambda Alpha International, the Urban Land Institute, and the Bay Area Council Water & Climate Resilience Committee.

Publications & Speaking Engagements

- Moderator, “Designing Places of Innovation: The Experience on the Ground,” Innovation Summit at Mission Bay
- Urban Land Institute San Francisco Residential Local Product Council, Housing Product Panel
- Editor and Contributor, [Unfamiliar Terrain](#)

Education

J.D., University of California, Berkeley, School of Law (1991)

B.A., with high honors University of California, Berkeley (1987)