

Patricia C. Sullivan

PRINCIPAL

203.337.4124

psullivan@cohenandwolf.com



Pat has many years of experience in municipal and land use law. Representing a wide variety of clients including towns, cities and quasi municipal agencies, commercial and residential developers and opposition groups in a broad range of matters.

Her municipal practice includes serving as Town counsel, land use counsel and special counsel. She provides advice on all aspects of municipal governance, assisting municipalities in the resolution of legal concerns of all types, from the review of routine matters, thorough areas of special concern, such as FOIA, to appellate litigation. Her experience includes service as Town Attorney for Weston (2009-2015), and as Associate Town Attorney (2000-2009 and 2015-2018), Associate Town Attorney for Wilton (1992-2016), and Assistant Town Attorney for Westport (1991-1993) and Interim Assistant Town Attorney (1997-1998).

Pat represents commercial and residential developers in all aspects of the local zoning and land use permitting process. She provides zoning analysis and gives advice as to potential developments and property acquisitions. She files applications including: zone changes, subdivisions, site plans, special permits, variances, inland wetland and coastal area permits.

She has successfully tried more than seventy land use cases to judgment and has appeared more than fifteen times before Connecticut's Appellate Courts. Pat served for several years in the leadership of the Greater Bridgeport Bar Association and currently serves on the Connecticut Bar Association's Executive Committee of the Section on Planning and Zoning. She is a member of the Connecticut Association of Municipal Attorneys (CAMA) and the International Municipal Lawyers Association (IMLA). Pat serves as an attorney trial referee, factfinder and arbitrator for the Connecticut State Judicial Department.

PRACTICE AREAS

Land Use & Zoning

Municipal

Telecommunications & Utilities

Appellate

Litigation & Dispute Resolution

Real Estate

EDUCATION

Fordham University School of Law, J.D., 1989

Fordham University, B.A., 1980

ADMISSIONS

Connecticut

New York

District of Columbia

U.S. Court of Appeals 2nd Circuit

U.S. Supreme Court

HONORS & AWARDS

Super Lawyers®, Land Use/Zoning, 2013-2020

Martindale Hubbell, AV® Preeminent™ Peer Rating

Moffly Media's "Top Lawyers in Fairfield County", Land Use Environment, 2021

Connecticut Law Tribune, *Women in the Law*, 2010

NEWS

Twenty-one Cohen and Wolf Attorneys Named to Moffly Media's 2021 "Top Lawyers in Fairfield County" List

Moffly Media, 02.28.2021

Cohen and Wolf, P.C. Attorneys Named to 2020 Connecticut Super Lawyers® and Rising Stars List
10.14.2020

Cohen and Wolf Attorneys Named to 2019 CT Super Lawyers and Rising Stars List
Super Lawyers®, 10.17.2019

Cohen and Wolf was pleased to sponsor The Center's Gingerbread Houses & Cocktails for a Cause
11.29.2018

Cohen and Wolf Attorneys Named to 2018 Connecticut Super Lawyers and Rising Stars List
Super Lawyers®, 10.18.2018

Twenty-Three Cohen and Wolf, P.C. Attorneys Named to 2017 Connecticut Super Lawyers
10.17.2017

Town To Tap Bridgeport Based Land Use Attorney for Advice on 'Sober House' Appeal
newcanaanite.com, 03.20.2017

Cohen and Wolf Attorneys Named to 2016 Connecticut Super Lawyers and Rising Stars List
Super Lawyers®, 10.18.2016

Cohen and Wolf, P.C. Attorneys Named 2015 Connecticut Super Lawyers
Super Lawyers®, 10.22.2015

Twenty-Nine Cohen and Wolf Lawyers Named to 2014 List of Connecticut Super Lawyers and Rising Stars
Super Lawyers®, 10.17.2014

27 Cohen and Wolf Attorneys Named 2013 Connecticut Super Lawyers & Rising Stars
Connecticut Super Lawyers, 10.21.2013

Cohen and Wolf attorney quoted, "Underground or overhead, Sandy may provide final answer for Conn."
Connecticut Post, 11.12.2012

PROFESSIONAL AFFILIATIONS

American Bar Association

Connecticut Bar Association

- Planning and Zoning Section, Executive Committee
- Committee on Cannabis Law
- Appellate Advocacy Section
- Administrative Law Section

New York State Bar Association

Washington, D.C. Bar Association

Connecticut State Judicial Department, Attorney Trial Referee, Factfinder and Arbitrator

Greater Bridgeport Bar Association, former Treasurer and Director

SUPPORT STAFF

Robin Richard

203.337.4149

rrichard@cohenandwolf.com