

**Fred Gaines**  
**Managing Partner, Gaines & Stacey**



Fred Gaines is Managing Partner of Gaines & Stacey, LLP, a San Fernando Valley based law firm which specializes in land use, zoning, environmental law, related litigation and political advocacy. The firm, which has offices in Encino and Newport Beach, California, provides counsel and services to developers, governmental agencies, community groups and individuals related to real estate and general business issues.

Gaines concentrates his practice in a variety of areas, including administrative approvals, environmental review of development projects, and litigation involving development projects, property transactions, boundary disputes, and other real estate related matters. He has handled numerous matters before the California Coastal Commission and has acted as lead counsel for plaintiffs in the landmark cases *Landgate v. California Coastal Commission* and *Lechuza Villas West v. State of California*. Gaines is a past president of the San Fernando Valley Bar Association and the past trustee of the Los Angeles County Bar Association. Gaines is a member of the California Building Industry Association Select Committee on Industry Litigation and the past chairman of the Valley Industry and Commerce Association (VICA).

Gaines was born in Los Angeles, California. He obtained his bachelor's degree in economics and politics from University of California, Los Angeles. He received a master's in public policy at Harvard University. He then received his juris doctorate from the University of California, Berkeley, Boalt Hall School of Law.

Fred Gaines resides in Calabasas, California with his wife Jill, and their children, Danielle, Stephanie and Allison.