



→ Eva C. Schneider

Associate

30 Rockefeller Plaza
New York, NY 10112

T: +1.212.653.8182

F: +1.212.655.1739

eschneider@sheppardmullin.com

Eva Schneider is an associate in the Real Estate, Energy, Land Use & Environmental Practice Group in the firm's New York office.

Areas of Practice

Eva has worked on a range of real estate, land use and environmental matters. She has experience representing real estate developers in obtaining discretionary land use approvals through the Uniform Land Use Review Procedure (ULURP) and before the Board of Standards and Appeals. Eva also advises clients on zoning and land use compliance throughout the development process. She has experience representing purchasers, sellers, lenders and borrowers in all aspects of transactional real estate including real estate finance, acquisitions, sales and leasing. Eva also has pro bono experience representing individuals in litigation involving environmental justice, and advising non-profits in land use matters.

Honors

New York Metro Rising Star, *Super Lawyers*, 2025

Leading Associate, Real Estate: Land Use/Zoning, *Legal 500 US*, 2024-2025

Recommended Lawyer, Real Estate - Land Use/Zoning, *Legal 500 US*, 2024-2025

Articles

- Moving Towards Yes Amid Political Uncertainty: NYC Planning Commission Approves 'City of Yes' for Housing Opportunity. But Will City Council?
New York Law Journal, 10.04.2024
- We Say 'YES' to the 'City of Yes' for Economic Opportunity
New York Law Journal, 03.13.2024
- NYS Proposed Bill to Require Enhanced Public Participation Plans for Major Projects: Will It Pass This Time Around?
New York Law Journal, 02.28.2024
- Renewable Rikers: Examining Current Plans To Repurpose and Revitalize Rikers Island
The New York Environmental Lawyer, 10.27.2023
- New York City Zoning for Carbon Neutrality
New York Law Journal, 07.03.2023

Real Estate, Land Use & Environmental Law Blog Posts

- "NYC Charter Amendments Fast-Track Affordable Housing—What Developers Need to Know Now," November 7, 2025
- "City Council says Yes to the City of Yes for Housing Opportunity," December 5, 2024
- "City of Yes for Housing Opportunity Update," November 22, 2024
- "City Council Approves City of Yes for Economic Opportunity, with Modifications," June 13, 2024
- "We Say 'YES' to the 'City of Yes' for Economic Opportunity," March 20, 2024
- "Mixed-Income Market Initiative: NYC's Attempt to Spur Affordable Housing Development," January 4, 2024
- "NYC's Zoning for Carbon Neutrality is Here to Stay," December 7, 2023
- "The New York City Council Sets its Sights on Non-Profit Housing Ownership," February 28, 2023
- "Last Mile Warehouse Bills and Proposed Special Permit," February 23, 2023
- "It's About Damn Time," February 7, 2023

Media Mentions

2 Firms Guide \$166M Loan For Brooklyn Parcels
Law360, 05.05.2025

A Day in New York City with Land Use Attorney Eva Coruzzi Schneider
Madame Architect, 09.05.2023

5 Firms Guide Queens Tower \$425M Construction Loan
Law360, 06.22.2023

Events

Local Housing Development Incentives: What's Working? A Bi-Coastal Perspective
Webinar, 07.30.2025

Memberships

Junior Board Member, Breaking Ground

Secretary, Land Use Planning and Zoning Committee, New York City Bar Association

Member, Land Use Planning and Zoning Committee, New York City Bar Association

Member, Next Generation Committee, Fordham University School of Law

Practices

Environmental

Real Estate, Energy, Land Use & Environmental

Education

J.D., Fordham University School of Law, 2018, *cum laude*, Archibald R. Murray Public Service Award (*magna cum laude*), Ruth Whitehead Whaley Scholar

B.A., Barnard College of Columbia University, 2013, *cum laude*

Admissions

New York