



## Deana Giles

Associate

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A litigator, Deana guides affordable housing and real estate clients through all stages of the dispute resolution process.

Deana focuses her practice on real estate litigation, including commercial landlord-tenant disputes, breach of contract actions, and land use and zoning restrictions. In addition, she regularly represents residential and commercial developers in claims against municipalities that deny project approvals or fail to comply with affordable housing requirements.

Deana helps clients enforce New Jersey's *Mount Laurel* obligations through builder's remedy litigation. She also advises clients on private rights of action for affordable housing enforcement.

### Services

- Litigation

### Before Fox Rothschild

A former summer associate, Deana joined us full-time after earning her law degree.

During law school, she practiced with the Tenants Advocacy Program as a student attorney. She also interned with the New Jersey Division of Law, Education and Higher Education Section, and worked as a legal assistant for a regional law firm.

Deana was General Editor and Social & Communications Chair for the *Cornell Law Review*. She earned CALI awards in Torts, Family Law, Local Government Law and Property Theory & Practice: Lease.

### Bar Admissions

- New Jersey
- Pennsylvania

### Court Admissions

- U.S. District Court, District of New Jersey

## Education

- Cornell Law School (J.D., *magna cum laude*, *Order of the Coif*, 2024)
- Rutgers University (B.A., *summa cum laude*, 2020)

## Publications

May 12, 2025

**NJ Supreme Court Holds Municipalities Can Be Sanctioned for Frivolous Litigation**

April 9, 2025

**Affordable Housing Clock Ticks Toward June 2025 Deadline in New Jersey's Fourth Round**

## Events

April 3, 2025

**New Jersey's Affordable Housing Law: What It Means to You**

*Fox Rothschild*