

## Roberto M. Vargas

### Shareholder

### Contact

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561 650 0479

### Location

505 South Flagler Drive  
Suite 1100  
West Palm Beach  
Florida 33401

### Education

J.D., Florida State University  
B.S., Georgetown University

### Admissions

The Florida Bar  
U.S. Supreme Court  
U.S. Court of Appeals, Eleventh Circuit  
U.S. District Court, Northern District of Florida  
U.S. District Court, Southern District of Florida  
U.S. District Court, Middle District of Florida



Rob Vargas, Co-Chair of Jones Foster's **Complex Litigation & Dispute Resolution** team, practices statewide in the areas of complex commercial litigation, business torts, real property litigation, and eminent domain. Rob advises local and national clients on a variety of business disputes, including trade secrets, confidentiality agreements, non-compete agreements, business contracts, tortious interference, and breaches of fiduciary duties. He also advises property owners throughout Florida in all eminent domain-related proceedings. He practices before Florida State and federal courts at the trial and appellate levels.

Rob is actively involved in various industry and community organizations such as HomeSafe, a local nonprofit providing comprehensive programs to assist victims of child abuse and domestic violence, where he serves as president. Rob is a member of the Association of Eminent Domain Professionals and currently serves on the Florida Bar's Eminent Domain Committee. He previously served as Chair of The Florida Bar's Standing Committee on Professionalism and as a member of the Civil Procedure Rules Committee and Rules of Judicial Administration Committee. Rob is a Fellow of the Florida Bar Foundation and an emeritus member of the Craig S. Barnard American Inns of Court.

Rob is a 2006 graduate of the Leadership Palm Beach County (LPBC) Engage Program, designed to unite and educate the county's most promising leaders. He has since held leadership roles within the organization, including previously serving on LPBC's Board of Governors and as a former Chair of LPBC's Grow program.

Rob is consistently recognized by prestigious peer-review industry publications, including *Florida Super Lawyers*, *Best Lawyers in America*, and *South Florida Legal Guide*, and holds an AV Preeminent Rating from *Martindale-Hubbell*, awarded to only those lawyers with the highest ethical standards and legal ability.

### Experience Highlights

#### **Significant Recovery for Real Property Owner in Inverse Condemnation Lawsuit**

Representation of a real property owner in an inverse condemnation lawsuit for the taking of submerged land by Palm Beach County without permission or compensation that resulted in reduced ability to develop the property. A seven-day

jury trial resulted in an award of \$425,700 – a valuation approximately 27 times higher than the County’s valuation of \$15,700.

#### **\$1 Million Settlement in DOT Condemnation Case**

Represented Indian River County service station in condemnation case against DOT due to substantial business impact by taking. Settlement was reached prior to trial in the amount of \$1 million.

#### **Condemnation Case Involving Taking of Commercial Property by County**

Representation of business owner in taking of land by Palm Beach County for road widening. Damages caused by taking in excess of \$400k.

#### **Successful Defense of Claim to Enforce Letter of Intent as a Binding Contract**

Representation of seller in dispute with developer related to a previously executed letter of intent to convey a 93 acre parcel of land for \$10.5 million. The developer sought to enforce the letter of intent as a binding contract to sell the property after negotiations did not result in a final agreement. The state trial court granted final summary judgment in favor of the seller and the appellate court affirmed.

#### **Successful Defense of Developer's Claim for Specific Performance Regarding Purchase of Property**

Representation of trust in dispute with developer who sought to specifically enforce the terms of a purchase and sale agreement of 8 acres of land for \$5 million against the trust. The developer also claimed that one trustee tortiously interfered with the agreement. The federal district court granted final summary judgment on all counts in favor of the trust and trustee shortly before trial. The developer appealed the summary judgment ruling to the 11th Circuit Court of Appeals. After oral argument, the appellate court affirmed the lower court ruling on all issues in a published opinion.

#### **Defense of Former Officers of a Florida Utility Company**

Representation of former officers of a Florida utility company in action for breach of fiduciary duties, tortious interference, misappropriation/theft of trade secrets, unfair competition, and commercial bribery.

#### **High-Tech Start-Up Billion Dollar Dispute**

Representation of principals of high-tech start-up company in billion dollar dispute over alleged theft of trade secrets and breaches of fiduciary duties.

#### **Representation of High Tech Start-Up Against Automation Conglomerate**

Representation of telecommunications start-up and principals against international automation conglomerate in a multibillion-dollar claim involving multiple technology issues related to data transmission.

#### **Multi-Million Dollar Dispute Over Royalties of Dietary Supplement**

Representation of developers of dietary supplements in federal court and before the American Arbitration Association in a multi-million dollar dispute over royalties against international dietary supplement retailer.

#### **National Law Firm Legal Malpractice Claim**

Representation of a national law firm in legal malpractice claim regarding an international exchange of corporate shares.

#### **Complete Defense Verdict for Attorney Accused of Misfeasance**

Representation of attorney in dispute with partnership claiming that the attorney

refused to repay a loan lent to finance trust litigation. After a five day trial, the jury returned a complete defense verdict for the attorney and the appellate court affirmed.

## **Honors & Distinctions**

### **The Best Lawyers in America**

Commercial Litigation, 2015-Present

### **Florida Super Lawyers**

Business Litigation, 2010-Present

### **Palm Beach Illustrated**

Top Lawyers, Eminent Domain and Condemnation Law, 2018-Present

Top Lawyers, Business Litigation, 2023-Present

Top Lawyers, Commercial Litigation, 2024-Present

Top Lawyers, Appellate Practice, 2024

Top Lawyers, Bet-the-Company Litigations, 2024

### **South Florida Legal Guide**

Top Lawyers, 2010-2022

### **Martindale-Hubbell AV® Peer Review Rated**

## **Affiliations**

### **The Florida Bar**

Eminent Domain Committee, Member, 2017-Present

Civil Procedure Rules Committee, Member, 2010-2016

Rules of Judicial Administration Committee, Member, 2012-2015

Standing Committee on Professionalism, Chair, 2009-2010

Standing Committee on Professionalism, Member, 2004-2010

### **The Florida Bar Foundation**

Fellow, 2004-Present

### **Federal Bar Association**

Member, 2008-Present

### **Association of Eminent Domain Professionals**

Member

### **Forum Club of the Palm Beaches**

Member, 2009-Present

### **HomeSafe**

Board President, 2014-2016; 2024-Present

Board President-Elect, 2022-2023

Board Member at Large, 2020-2022

Board Member, 2009-2020

### **Leadership Palm Beach County**

Board of Governors, 2013-2017

Grow Program Chair, 2010-2016

Engage Class, Graduate, 2006

Craig S. Barnard American Inns of Court Emeritus  
Member, 2002-2007

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