

**CONTACT**

tellis@vnf.com  
206.455.2102

**PRACTICES**

Endangered Species & Wildlife  
Hydropower  
Land Use  
Public Lands  
Renewable Energy  
Water

**EDUCATION**

University of California College of  
Law, San Francisco  
University of Colorado at Boulder

**BAR AND COURT ADMISSIONS**

Washington State Bar

**TIFFANIE ELLIS**

**ASSOCIATE**



**Professional Background**

Tiffanie (she/her) is a Natural Resource & Environmental Attorney specializing in energy infrastructure and transmission permitting for developments on federal, state, and tribal lands. As an associate in the firm's natural resources practice group, she guides clients through complex regulatory frameworks and authorization processes including NEPA, FPA, CWA, NHPA, ESA, MMPA, NMSA, BGEPA, and MBTA, while facilitating essential tribal consultations.

Her practice covers the entire United States, where she helps clients navigate federal environmental reviews and permitting for hydropower relicensing, transmission lines, and renewable and natural gas energy projects. She has particular expertise in FERC hydropower licensing and relicensing proceedings, crafting compelling legal arguments on proposed federal rulemakings. She also has expansive experience preparing comprehensive due diligence reviews for project compliance on a broad range of energy infrastructure developments.

Drawing from her experience at a California law firm, Tiffanie has significant background in water rights disputes and large water infrastructure projects, including work on the Central Valley Project and State Water Project. Her time as a judicial clerk at the Washington State Court of Appeals, Division I, provided her with valuable insight into litigation strategies and judicial review processes—expertise she brings to all client representations.

Committed to balancing development needs with environmental stewardship, Tiffanie helps clients navigate and defend permitting requirements for large infrastructure projects across the United States.

Outside the office, she is dedicated to mentoring through her alma mater and professional associations, and unwinds by spending time with her two rescue dogs, diving into fiction books, and traveling.

**Representative Experience**

- Assisting developer in preparation for hydropower dam relicensing before FERC
- Performing a water rights inventory and related strategy for optimization for a local public utility district
- Assisting in various litigation matters related to, among other issues, wetlands, pumped storage hydropower, and property disputes
- Acting as liaison between client and relevant tribes for pre-development consultation
- Performing state and federal due diligence reviews for transmission line developments and innovative energy infrastructure projects

**Government Service**

**Judicial Law Clerk to the Honorable Lori K. Smith, Washington State Court of Appeals, Division I**  
2019 - 2021

**Extern to Senior Judge, United States District Court, Western District of California, San Francisco**  
Fall 2018

Legal Extern, Department of the Interior, Office of the Solicitor, Rocky Mountain Region  
2018

### Articles and Presentations

- Permitting Strategies in the Northwest, The Seminar Group, Seattle WA, 12/06/2023

### Alerts

- CEQ Finalizes "Phase 2" Revisions to NEPA Implementing Regulations, 05/13/2024
- Biden-Harris Administration Debuts Inaugural Ocean Justice Strategy, 12/28/2023
- Supreme Court Rules Against Navajo Nation in Tribal Water Rights Case, 07/06/2023
- UPDATED: Biden Administration Redefines "Waters of the United States," Expanding Regulation Under Clean Water Act, 01/18/2023
- Backstop Siting: FERC Issues Notice of Proposed Rulemaking, 12/22/2022
- BOEM's First Offshore Wind Lease Sale on the West Coast, 11/02/2022