

Kinnon W. Williams

Principal

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Kinnon focuses his practice on assisting clients in eminent domain and municipal law matters.

Kinnon represents both public entities and private property owners in negotiations, mediation, and bench and jury trials, including successfully arguing cases before the Washington State Supreme Court.

In the area of municipal law, Kinnon provides special and general legal counsel to local governments, including cities, fire departments and utilities. He offers a comprehensive approach to local governments' legal needs, whether dealing with a specific legal issue or providing day-to-day counsel.

Kinnon is co-author of the 2010 Washington State Bar Association Real Property Deskbook Chapter on eminent domain. In 2017, he led a successful effort to amend the Relocation Assistance provisions in Washington state law to protect small business owners impacted by government projects. He is a frequent lecturer on eminent domain and inverse condemnation topics for continuing legal education and trade association seminars.

An active participant in state and local bar associations, Kinnon is a Board Member of the Washington State Bar Foundation and a Delegate to the American Bar Association. He previously served on the Finance Committee of the King County Bar Association, as Treasurer of the King County Bar Association, as Chair of the King County Bar Association Judicial Fair Campaign Practices Committee and as Co-Chair of the King County Bar Association

Services

Real Estate, Land Use & Environmental

Eminent Domain & Inverse Condemnation

Litigation

Public Finance & Municipal Government

Senior & Affordable Housing

Admissions

Washington

U.S. District Court, Eastern District of Washington

U.S. District Court, Western District of Washington

U.S. Court of Appeals, Ninth Circuit

Judicial Conferencing Committee.

Kinnon previously held the position as a Commissioner on the King County Charter Review Commission and on the Board of the Evergreen Health Care Foundation, acting as Vice Chair for more than four years. He also served as an elected Commissioner with the Northshore Utility District for more than a decade.

Education

J.D., University of Oregon School of Law, 1986

B.A., University of Washington, Political Science, 1982

National Institute of Trial Advocacy, 2001

Honors & Recognition

The Best Lawyers in America[®], Eminent Domain and Condemnation Law, 2024-present

Washington Super Lawyers list, 2013-present

Professional Activities

Evergreen Health Care Foundation, Vice Chair and Board Member, 2009-2017

International Right of Way Association

King County Washington Bar Association

- Awards Committee, 2020-present
- Finance Committee, 2018-2019
- Treasurer, 2014-2017
- Judicial Conferencing Committee, Co-Chair, 2012-2013
- Judicial Evaluation Committee, Co-Chair, 2010
- Judicial Fair Campaign Committee, Chair, 2012-2013

The Washington Center, Washington D.C. Alumni Advisory Board - Previous

Washington Fire Chiefs Association

Washington Fire Commissioners Association

Washington State Bar Association

- Solo and Small Practice Section Board, 2007-2014

Washington State Bar Foundation, 2017-present

Washington State Licensed Real Estate Instructor

News

71 Foster Garvey Attorneys Recognized Among the 2026 Best Lawyers in America; Paul Trinchero Named 'Lawyer of the Year'
8.21.25

19 Foster Garvey Attorneys Named to the 2025 Washington Super Lawyers Lists; Emily Harris Gant Earns Special Recognition
Foster Garvey Newsroom, 8.1.25

65 Foster Garvey Attorneys Selected to The Best Lawyers in America® 2025, Three Named 'Lawyer of the Year'
Foster Garvey Newsroom, 8.15.24

The City of Springfield Partners with CRE Consulting Corps for Mohawk Shopping Center Redevelopment
Foster Garvey Newsroom , 8.5.24

14 Attorneys Named to 2024 Washington Super Lawyers Lists; Emily Gant Featured Among Top Attorneys
Foster Garvey Newsroom, 7.31.24

57 Foster Garvey Attorneys Recognized Among the 2024 Best Lawyers in America; Two Portland Attorneys Named 'Lawyer of the Year'
Foster Garvey Newsroom, 8.17.23

13 Attorneys Recognized on 2023 Washington Super Lawyers Lists
Foster Garvey Newsroom, 7.31.23

Kinnon Williams Elected to The Counselors of Real Estate
Foster Garvey Newsroom, 5.31.23

WSAMA *Amicus Curiae* Team Assists Town of Rockford in Washington Appellate Court
Foster Garvey Newsroom, 5.23.23

Foster Garvey Elevates Five to Principal
Foster Garvey Newsroom, 1.5.23

12 Attorneys Recognized in Washington Super Lawyers for 2022
Foster Garvey Newsroom, 7.14.22

11 Attorneys Recognized in Washington Super Lawyers for 2021
Foster Garvey Newsroom, 7.15.21

Kinnon W. Williams Joins Foster Garvey
Foster Garvey Newsroom, 1.13.21

Speaking Engagements

"The Constitutionality of Taking Private Property to Preserve a Species or Habitat," Eminent Domain and Land Valuation Litigation Conference 2026
Speaking Engagement and CLE
Savannah, GA and online, January 22-24, 2026

19th Annual Fall Real Estate Conference
Speaking Engagement
Bellevue, WA, 10.15.25

WSAMA 2025 Fall Conference
Conference
Marcus Whitman Hotel, Walla Walla, WA, October 15-17, 2025

"Understanding Public Easements in Western & Eastern Washington," 2025 Live Seminar & Webcast
Seminar
Seattle, WA, 4.23.25

WSAMA 2025 Spring Conference
Event
Suncadia Resort, Cle Elum, WA, April 23-25, 2025

14th Annual Cutting-Edge Issues in Condemnation Seminar
Speaking Engagement
Seattle, WA, 10.30.24

The 18th Annual Fall Real Estate Conference
Speaking Engagement
Seattle, WA, 10.25.24

Downtown Seattle Association's 2024 MID Annual Meeting & Party
Event
Seattle, WA, 6.27.24

"Understanding Public Easements in Western & Eastern Washington," Live Seminar & Webcast
Seminar
Seattle, Washington, 4.4.24

"Valuation of Wasting Assets," 2024 Eminent Domain and Land Valuation Litigation Conference
Speaking Engagement
New Orleans, LA, 2.1.24

AWC Elected Officials Essentials 2023
Speaking Engagement
12.9.23

"Preparing for Evidentiary Challenges in Valuation Cases," 17th Annual Fall Real Estate
Conference
Speaking Engagement
Seattle Convention Center, 11.2.23

"Understanding Eminent Domain Powers," "Participating in the Condemnation Process" and
"Understanding Inverse Condemnation," Washington State Eminent Domain Law for Building
Professionals
Speaking Engagement
Webinar, 5.4.23

"Eminent Domain and Land Valuation Litigation 2023" American Law Institute CLE Online
Seminar
Speaking Engagement
Virtual Event, 2.2.23

"Introduction and Overview," The Seminar Group's 12th Annual Cutting-Edge Issues in
Condemnation
Speaking Engagement
Seattle, WA, 11.17.22

"Emerging Issues in Property Acquisitions for FIRE Districts," WFCMA 2022 Conference
Speaking Engagement
Davenport Grand Hotel, Spokane, 10.27.22

"Legal Session: Special Valuation Issues," Appraisal Institute Seattle Chapter Fall Conference
Speaking Engagement
Seattle Convention Center, Seattle, WA, 10.6.22

"Legal Tools to Incentivize Economic Development," 2022 WSAMA Fall Conference
Speaking Engagement
Campbell's Lake Chelan Resort and Conference Center, Chelan, WA, 9.30.22

"Emerging Issues in Property Acquisitions for School Districts," COSA 2022 Spring Workshop
Speaking Engagement
6.15.22

"Civil Rights Implications in Land Acquisitions," IRWA Chapter 4 May 2022 Board and Chapter Meeting

Speaking Engagement

Virtual, 5.11.22

"Vacation Statute," The Seminar Group's 10th Annual Program: Understanding Public Easements in Western & Eastern Washington

Seminar

Seattle, WA, 5.5.22

"The Taking of Restrictive Covenants and Just Compensation," Eminent Domain and Land Valuation Conference 2022

Speaking Engagement

Scottsdale, AZ (In-Person & Virtual Event), 1.28.22

"Highest and Best Use," Seattle Chapter of the Appraisal Institute's 15th Annual Fall Real Estate Conference 2021

Speaking Engagement

Seattle, WA (In-Person & Virtual Event), 11.3.21

"Condemnation and the Priority of Government Rights," The Seminar Group's 11th Annual Cutting-Edge Issues In Condemnation

Speaking Engagement

Seattle, WA (In-Person & Virtual Event), 10.29.21

"The Gift That Keeps Giving: Acceptance of Property by Ordinance Under RCW 35.21.100," 2021 WSAMA Fall Conference

Speaking Engagement

Virtual Event, 9.30.21

"Amendment to the King County Charter," Seattle Chapter Meeting by the Appraisal Institute

Speaking Engagement

Virtual Event, 9.15.21

"Understanding Utility Easements and Right of Ways," Oregon Easements, Rights-of-Way and Eminent Domain by HalfMoon Education

Speaking Engagement

Virtual Event, 8.17.21

"Ethics and Responsibilities," WASWD Virtual 2021 Commissioners Workshop

Speaking Engagement

Virtual Event, 1.22.21

"Pulling it All Together: Preparing for an Appraisal Trial," The Seminar Group
Speaking Engagement
11.22.19

"Eminent Domain Basics for Fire Districts," Washington Fire Commissioners Association Annual
Conference
Speaking Engagement
10.24.19

"The Evolution of Floating Easements: Shifting Scheduling Risks to Property Owners,"
Speaking Engagement
9.27.19

"Eminent Domain: Legislative Changes to Protect Business Owners," The Seminar Group
Speaking Engagement
5.19

"Mass Relocation and Navigating Cultural Conflicts: Displacement of Immigrant and Refugee
Communities," Annual Eminent Domain and Land Valuation Seminar
Speaking Engagement
Palm Springs, CA, January 24-26, 2019

"Liabilities Related to the Use and Ownership in Easements," 7th Annual Easements and CCRs
in Washington
Speaking Engagement
11.16.18

"Stigma Damage: Washington State," Appraisal Institute Fall Conference
Speaking Engagement
10.5.18

The Seminar Group's 8th Annual Eminent Domain Seminar
Speaking Engagement
5.18.18

"How to Have a Happy Vacation – The process for vacating rights of way," Washington State
Association of Municipal Attorneys
Speaking Engagement
Whistler, B.C., Canada, 5.3.18

"Living With Lenders: Their Opportunity to Participate and Owner Counsel's Right to a Fee,"
Annual Eminent Domain and Land Valuation Seminar
Speaking Engagement
Charleston, SC, January 25-27, 2018

Legal Alerts

Washington Supreme Court Sets New Criteria for Closing Public Records Requests
4.15.24

Publications

Wasting Assets: Are You Choosing the Right Valuation Method?
The IRWA Right of Way Magazine, 7.24

Gentrification: Good or Bad – Differences in Perspective
King County Bar Association Bar Journal, 11.19

County Charter Review Commission Proposing Changes to Housing, Inquest Rules and Office
of Law-Enforcement Oversight
King County Bar Association Bar Journal, 7.19

Washington Eminent Domain Law In a Rapidly Changing Region
King County Bar Association Bar Journal, 5.19