

Daniel Waldman

Lawyer

Education

B.H., Carleton University, 2002
M.J., University of British Columbia, 2005
J.D., Osgoode Hall Law School, York University, 2009
Called to the Ontario Bar, 2010



☎ 905.273.3022 Ext. 241
✉ dwaldman@pallettvalo.com
🌐 LinkedIn
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Areas of Expertise: Commercial Litigation, Construction, Remedies Group

Practice

Daniel Waldman is a Member of the Construction Practice, Commercial Litigation Practice, and a Member of the Remedies Group.

Daniel has a commercial litigation practice with an emphasis on real property litigation, including commercial leasing, commercial real estate, construction law and debt collection, representing a range of clients including the largest commercial landlords in Canada, international developers, multi-million dollar real estate investment trusts and construction companies.

He appears regularly before all levels of court in Ontario, including Small Claims Court, the Ontario Court of Justice, the Superior Court of Justice, Federal Court and the Ontario Court of Appeal. Daniel also appears before a number of administrative tribunals, including the Ontario Securities Commission, the Investment Industry Regulatory Organization of Canada, the Real Estate Council of Ontario, the Landlord and Tenant Board and the Human Rights Tribunal of Ontario.

Daniel also has considerable experience in achieving results for his clients without the need for lengthy and expensive litigation. He has acted as counsel in many mediations, arbitrations and negotiated settlements, recognizing that the best resolution often involves creative and practical solutions.

Daniel's practice is focused on high-level real property litigation. His main areas of expertise include real property disputes involving the purchase and sale of large commercial property and commercial lease disputes.

His practice extends to construction litigation, construction lien work for developers and individuals, large debt collection matters, including commercial rent arrears and mortgage enforcement work. Daniel also has experience in securities litigation and regulatory work, such as disputes involving mergers and acquisitions, plans of arrangements, hostile take-overs, proxy battles, Securities Act applications, broker negligence and shareholder disputes.

Daniel's career highlights include:

- successfully representing a large commercial landlord before the Ontario Court of Appeal in the termination of a multi-million lease for GoodLife Fitness;
- representing multiple defendants in a precedent-setting summary judgment decision for the successful dismissal of a \$37 million claim pertaining to a series of complex real estate transactions; and
- representing multiple financial institutions in hundreds of complex mortgage enforcement proceedings before the Superior Court of Justice and the Ontario Court of Appeal, including the Bank of Nova Scotia, CIBC Mortgages Inc., First National Financial Corporation, Deutsche Bank AG and Street Capital Financial Corporation.

Daniel previously spent over five years as a commercial litigator at a mid-sized Toronto firm and at one of Canada's largest full-service law firms. Before going to law school, Daniel was a journalist for different media outlets, including the Canadian Broadcasting Corporation in London, England and the Associated Press in Jerusalem, Israel.

Memberships

- Member, Ontario Bar Association – Civil Litigation and Real Property Law Sections
- Member, Canadian Bar Association
- Member, Advocates Society – Construction Law Section
- Member, International Council of Shopping Centres
- Member of Board of Directors of Wellesley Central Residences Inc., an organization which provides safe and affordable housing to the elderly and people living with HIV/AIDS

Publications

- Home Seller Was Not Required to Disclose a Murder on the Property in Sale Transaction – May 2019
- Pallett Valo adds lawyer to commercial litigation, construction practice groups – April 2019
- Experienced litigator in complex real property disputes joins Pallett Valo – April 2019

Other Publications and Presentations

- The ‘Culture Shift’ in Civil Adjudication: A View from the Bench, Advocates Journal – spring 2019
- Do your client a favour and stay away from partial summary judgment, Law Times – February 11, 2018 edition
- It’s hard to be a good mentor. So take the job seriously, Precedent – December, 2018
- Six books that will make you a better rainmaker, Precedent – December, 2018

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77 City Center Drive, West Tower, Suite 300, Mississauga, Ontario L5B 1M5 · 1.800.323.3781