

# The Six-Minute Real Estate Lawyer 2023

CO-CHAIRS: **David Carter**, *Grechi Carter Professional Corporation*

**Leor Margulies**, *Robins Appleby LLP*

**Elise Sieradzki**, Practice Lead and Legal Editor of  
Practical Law Canada Commercial Real Estate,  
*Thomson Reuters/Canada*

**November 15, 2023**

**9:00 a.m. to 1:00 p.m.**

**Total CPD Hours = 3 h 30 m Substantive + 30 m Professionalism <sup>P</sup>**

**Law Society of Ontario  
Donald Lamont Learning Centre  
130 Queen St. W. Toronto**

**SKU CLE23-01108**

## Agenda


**9:00 a.m. – 9:05 a.m.**


**Welcome**

*David Carter, Grechi Carter Professional Corporation*


*Leor Margulies, Robins Appleby LLP*

*Elise Sieradzki, Practice Lead and Legal Editor of Practical Law  
Canada Commercial Real Estate, Thomson Reuters/Canada*

- 9:05 a.m. – 9:13 a.m.**      **Remembering Jeffrey Lem (8 m )**  
Sidney Troister, KC, LSM, *Torkin Manes LLP*
- 9:13 a.m. – 9:21 a.m.**      **Life Leases**  
Elise Sieradzki, Practice Lead and Legal Editor of  
Practical Law Canada Commercial Real Estate,  
Thomson Reuters/Canada
- 9:21 a.m. – 9:29 a.m.**      **Strong Mayor Powers – A Cure to Ontario’s Housing Crisis?**  
John Mascarin, C.S., *Aird & Berlis LLP*
- 9:29 a.m. to 9:37 a.m.**      **So, You’ve Taken Possession...Now What? Becoming Content  
with Contents**  
Doug Bourassa, *Torkin Manes LLP*
- 9:37 a.m. – 9:45 a.m.**      **Closing Time Lessons - More v. Seiko Homes Case and Beyond**  
Leor Margulies, *Robins Appleby LLP*
- 9:45 a.m. – 9:53 a.m.**      **How to Deal with Surprise Builder Charges on Closing**  
Bob Aaron, C.S., *Aaron & Aaron*
- 9:53 a.m. – 10:01 a.m.**      **Unjust Enrichment is Alive and Well in Condominium Law ...  
a case comment on *Carleton Condominium Corp. No. 519 v.  
Ottawa-Carleton Standard Condominium Corp. No. 656 et al.*,  
*2023 ONSC 1780***  
Harry Herskowitz, *Delzotto Zorzi LLP*

- 10:01 a.m. – 10:09 a.m.**      **Fintrac, Fraud, and Client Authentication - A Discussion of the New Law Society Requirements for Verifying Client Identity**  
(8 m )
- Maurizio Romanin, Barrister & Solicitor
- 10:09 a.m. – 10:17 a.m.**      **Making Application for Absolute Title: Getting it Right and Avoiding Delays**
- Izaak de Rijcke, O.L.S., C.S., *Izaak de Rijcke Law Office*
- 10:17 a.m. – 10:25 a.m.**      **Condos, Co-Ops, and Co-Ownerships: What's the Difference**
- Alan Silverstein, C.S., Barrister & Solicitor
- 10:25 a.m. – 10:33 a.m.**      **Mind the Gap: The Big Holes in Gap Coverage**
- Joseph Berljawsky, Head of the Real Estate Practice Group,  
*Diamond & Diamond LLP*
- 10:33 a.m. – 10:41 a.m.**      **Navigating the Hazards of Waivers and Estoppels in Commercial Leasing**
- Melodie Eng, *Minden Gross LLP*
- 10:41 a.m. – 10:49 a.m.**      **Insolvencies in Real Estate**
- Noah Goldstein, *KSV Advisory*
- 10:49 a.m. – 10:57 a.m.**      **Question and Answer Session**
- 10:57 a.m. – 11:12 a.m.**      **Break**
- 11:12 a.m. – 11:20 a.m.**      **Anti-Money Laundering Best Practices - Your Questions Answered**  
Phil Brown and Kelly Gerra, Practice Supports and Resources,  
*Law Society of Ontario* (Video Segment from CPD June 2, 2023)

- (8 m )
- 11:20 a.m. – 11:28 a.m.**      **Something to Write Home About: How to Protect your Clients Under New Home Construction Law**
- Wendy Moir, Chief Executive Officer and Registrar, *Home Construction Regulatory Authority (HCRA)*
- 11:28 a.m. – 11:36 a.m.**      **Ontario Court of Appeal – *Kosicki v. Toronto***
- Cynthia Cline, Deputy City Solicitor, *City of Thunder Bay*
- 11:36 a.m. – 11:44 a.m.**      **What is in an Easement?**
- Sarah Turney, *Fasken Martineau DuMoulin LLP*
- 11:44 a.m. – 11:52 a.m.**      **“All In!” Gambling on the Entire Agreement Clause**
- Simon Crawford, *Bennett Jones LLP*
- 11:52 a.m. – 12:00 p.m.**      **Teraview Search Tools**
- Jennifer Connell, Registry & Property Solutions (RPS), Senior Product Manager, *Teranet® Inc.*
- 12:00 p.m. – 12:08 p.m.**      **Cementing Your Knowledge: Emerging Legal Issues for New Home Buyers**
- Marc Spector, Deputy Registrar, *Home Construction Regulatory Authority (HCRA)*
- 12:08 p.m. – 12:16 p.m.**      **Vacant Residential Property: The Tax Collector Cometh**
- Rodney Ikeda, *Goldman Sloan Nash & Haber LLP*

- 12:16 p.m. – 12:24 p.m.**      **New Home Market Update**
- Christopher Markovic, Chief Executive Officer, *PMA Brethour Realty Group*
- 12:24 p.m. – 12:40 p.m.**      **Upcoming Changes to the Customer Service Standard**
- Peter Balasubramanian, President & Chief Executive Officer, *Tarion Warranty Corporation*
- 12:40 p.m. – 12:50 p.m.**      **Except for One, The Cases are 2022 and 2023 (8 m )**
- Reuben Rosenblatt, LLD, KC, LSM, *Minden Gross LLP*
- 12:50 p.m. to 1:00 p.m.**      **Questions and Answers**
- 1:00 p.m.**      **Program Ends**