

# Matthew Gray

## Associé

Vaughan

**BUREAUX**

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## Secteurs et Expertises

**SECTEURS**

Copropriétés | Transactions immobilières et baux | Municipal et aménagement du territoire | Immobilier

**EXPERTISE**

Municipal et aménagement du territoire | Immobilier | Copropriété | Transactions immobilières et baux

## Biographie

**ADMISSION AU BARREAU**

Ontario, 2015

**FORMATION**

- J.D., Queen's University, 2014
- B.A. (Hons.), Queen's University, 2009

Matthew Gray practices in the area of commercial real estate, excelling in real property purchase and sale transactions, financing, structuring and development, with a focus on low-rise, mid-rise and condominium projects. His extensive background includes negotiating commercial real estate transactions including in the context of major portfolio acquisitions or dispositions, new home and condominium sales, and commercial mortgages, catering to a wide range of clients such as land developers and homebuilders. Matthew has built

his practice based on providing thoughtful and practical advice to his clients, including through all stages of the development process.

With a background in policy, advocacy and government relations, Matthew brings a well-rounded perspective to his work for clients.

Active in legal and development circles, Matthew is a proud member of the Ontario Bar Association and the Building Industry and Land Development Association. His contributions to legal literature include publications on changes in regulations for the sale of new freehold homes and condominiums in Ontario and commercial leasing considerations for particular industries, demonstrating his commitment to professional development and networking within the legal community.

## **Engagement**

### **Leadership éclairé**

#### **Publications**

- “Superior Court Provides Further Guidance on Discoverability and When ‘Due Diligence’ Has Been Demonstrated”, April 2017.
- “Court Takes Issue With Defence Medical Experts who Derived Bulk of their Income from Defence Work”, August 2016.
- “Court of Appeal Requires Defendant’s Motion for Summary Judgement to Dismiss Medical Malpractice Claim to Include Evidence Going to Merits of the Defence”, August 2016.
- Court finds Agreement to Defend and Indemnify where Insurer Appointed One Counsel to Represent Both City and Winter Maintenance Contractor”, June 2016.
- “Court Rejects the Position that “Factual Matrix” Should be Considered in Consumer Protection Case”, April 2016.
- “Ontario Court Holds New Deductible Applies Retroactively to MVA Actions”, February 2016.
- “The Consumer Protection Act Through the Lens of the Class Proceedings Act: What Happens When the Two CPAs Meet”, Co-Author, Annual Review of Civil Litigation 2015.

### **Mandats importants**

- Represented a variety of large and mid-sized land developers, builders and other corporations in connection with real estate transactions, commercial financing and loans, expropriations, the registration of condominium plans and plans of subdivision, commercial leases and joint venture agreements.

### **Engagement communautaire**

- Participant in Lawyers Feed the Hungry, run by the Law Society of Ontario.
- Volunteered in a “Reads to Kids” program from 2015 to 2017 reading to elementary school children.
- Worked as a caseworker throughout law school at the Queen’s Legal Aid Clinic.

**Adhésions et affiliations**

- Ontario Bar Association
- Toronto Lawyers Association