

# David Thompson

Senior Counsel

**Toronto**

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**Practice Areas**

Corporate & Commercial

Landlord & Tenant

Commercial Leasing

Real Property

Shopping Centres

Waterfront

David Thompson is a highly distinguished leasing lawyer. Since 1989, his practice has focused on commercial leasing and development law, negotiating large and complex retail, commercial, mixed-use, ground and industrial leasing transactions across Canada, for some of the most significant clients in the field.

David regularly acts for landlords, tenants, lenders and property managers. As a partner at WeirFoulds, he has acted for some of Canada's most well-known national chains in food services and retail. He also regularly works on leases for venues such as shopping malls, historical sites, sports facilities, pads, strip centres and hospitals.

He has negotiated and finalized leases, offers, subleases and letter agreements (for land leases, turnkeys and pad deals). He also has extensive experience with joint venture agreements, development agreements, cross easements and all the issues related to the development, sale and/or acquisition of land, including heritage site designations and all ancillary documentation. David is also well versed at providing legal opinions on lease interpretation and other leasing matters.

As well as providing unparalleled support to his clients, David has been repeatedly recognized in the *Canadian Legal Expert Directory* as a leading property leasing lawyer. He is also a sought-after presenter for national leasing and real estate conferences, including speaking at events for the Law Society and The International Council of Shopping Centers (ICSC).

**WeirFoulds LLP**

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#### Called to the Bar

- Ontario (1989)
- Alberta (1995)

#### Education

- LL.B., University of Western Ontario, 1987
- B.Sc., University of Toronto, 1986

#### Affiliations

- Canadian Bar Association
- Ontario Bar Association
- International Council of Shopping Centres
- Canadian Corporate Counsel Association

## Notable Mandates

Handles leasing needs for national retailers with locations across Canada.

Handles leasing matters for national landlords with centres across Canada.

Handles leasing matters regarding warehouse and office leases across Canada.

## Awards

- Repeatedly recognized by *Best Lawyers®* in Canada as a leading lawyer in Commercial Leasing Law and Real Estate Law
- Repeatedly recognized in the *Canadian Legal Expert® Directory* as a leading lawyer in Property Leasing

## Professional Activities

Former Bar Admission course instructor for Legal Writing.

## Community Involvement

Rugby Coach

## Speaking Engagements

- Speaker, "Negotiation Techniques", Your First Commercial Leasing Transaction, Webinar, The Canadian Bar Association, November 10, 2020
- Panelist, "Retrofit and Adaptive Reuse: Case Studies and Commentary", The Real Estate Strategy & Leasing Conference, Toronto, ON, September 19, 2017
- Panelist, "Retail Programming for Condominiums and New Apartments: What Works and What Doesn't?", 2017 Canadian Apartment Investment Conference, Toronto, ON, September 6 2017
- Panelist, "With a Little Help From My Friends", ICSC Canadian Shopping Centre Law Conference, Toronto, ON, April 27, 2017
- Speaker, "It's Fundamental, No Really, Fundamental Breach as Tenant's Remedy", The Six-Minute Commercial Leasing Lawyer 2017, The Law Society of Upper Canada, Toronto, ON, February 22, 2017

- Panelist, Rapid Legal Roundtable: Implications of Development Activity on Existing Assets including Demolition and No Build Clauses Description, 2016 Real Estate Strategy & Leasing Conference, Toronto, ON, October 6, 2016
- Moderator, Legal and Regulatory Issues for Property Managers and Owners, Property Management Exposition & Conference, Toronto, November 28, 2012
- Co-presenter, Roundtable on Legal and Regulatory Issues for Property Managers and Owners, 17th Annual Springfest, April 6, 2011
- Moderator, "That's Special. Food, Fitness and Fun. Tips for Specialty Leasing to Tenants with Extraordinary Needs", International Conference of Shopping Centres Legal Conference, February 24, 2011
- Speaker, "Storefront Leasing Issues", 6 Minute Leasing Lawyer, Law Society of Upper Canada, February 16, 2011 Speaker and Moderator, "Pad Locations, Construction and Defaults", International Council of Shopping Centres Seminars and Roundtables
- 6 Minute Commercial Leasing Seminars (Law Society of Upper Canada)
- Practice Gems Seminar (Law Society of Upper Canada)
- In Sight seminar on commercial leasing
- Real Leasing Conference, 2009 and 2010

## Publications

- Bill C-9: An Act to Amend the Income Tax Act (*Canada Emergency Rent Subsidy and Canada Emergency Wage Subsidy*), November 16, 2020
- Commercial Tenant Relief Provided: the *Protecting Small Business Act, 2020*, June 18, 2020
- Quiz: Navigating Franchising Leasing Agreements, July 29, 2013
- Quiz: Managing the evolution of commercial spaces, August 01, 2012