

GMA – The Condolawyers™



J. Robert Gardiner has practised condo law for the past 43 years, providing 3,000 legal opinions to 600 condo clients on a comprehensive range of legal issues. Bob led the 1990's charge to amend the *Condo Act*, 1998 and co-authored CCI/ACMO's Brief improving the current Act. Bob was President of CCI-Toronto and past Chair of several ACMO and CCI committees. Bob was honoured as a Fellow of CCI and as ACMO's "Associate of the Year". He has written 10 condo law books, 300 articles and moderated 85 seminars. Bob issues legal opinions solving condos' concerns, negotiates contracts and chairs owners' meetings. He has updated GMA's By-laws, Rules, s. 98 Agreements and policies under the amended Act. Bob's extensive experience enables the insight to cost-effectively resolve complex legal problems. He received the Governor General's Confederation Award and the Queen's Jubilee Award for various volunteer accomplishments. bob.gardiner@gmalaw.ca ext. 226



Gerry Miller is GMA's Managing Partner. He has been with the firm since 1987. He has extensive real estate, condominium and business law experience. Gerry represents condominium corporations on a wide range of legal and business issues focusing on client solutions, governance, and owner compliance. He provides condominium corporations with practical business and legal solutions. Gerry's practical approach was developed during his tenure as the President of one of Toronto's largest residential condominium corporations where he developed hands-on experience in handling a wide range of condominium issues as a director, not lawyer. Gerry spearheaded the important issue of condominium security in the 1990's after a violent death in his building. Gerry participated as an advisor in the creation of Conduit, the condominium industry's electronic status certificate. Gerry has written articles and lectured extensively on condominium, real estate, business law and Wills and Estate topics. gerry.miller@gmalaw.ca ext. 228



Mark Arnold, *Litigation Counsel* to GMA is certified by the Law Society of Ontario as a Specialist in Civil Litigation. Mark has an LL.M. degree focused on dispute resolution. Mark restricts his practice to civil litigation, including mediations, arbitrations, administrative litigation and legal actions. Mark's court cases have established notable condominium precedents affecting construction deficiency lawsuits, construction liens, budget deficiencies, contract claims and many other legal actions. Mark was a member of the Executive Committee of the Litigation Section of the Canadian Bar Association. Mark taught Civil Trial Practice at the Law Society of Ontario's Bar Admission Course, and was a college teacher in Prince Edward Island, Nova Scotia and Quebec. He was the first Executive Director for PEI's Human Rights Commission. Mark was an accomplished sprinter for Canada at the Pan Am Games and is an avid cyclist, jogger, kayaker and grandfather. mark.arnold@gmalaw.ca ext. 231



Andrea Lusk has been with GMA since 2001. She assists condominiums with day-to-day governance issues, drafting documents, chairing meetings, employment turnover and requisition issues (amongst other topics) and litigation. Andrea routinely appears on motions, trials and other hearings in the Superior Court of Justice and various administrative boards and tribunals. Andrea was awarded ACMO's Associate of the Year Award in 2018. Andrea is the editor-in-chief of GMA's Newsletter, *CondoAlert!* She has published several articles on condo legal issues and presents regularly on same. Andrea also handles real estate issues from transactional work, where she reviews status certificates, builder agreements and represents clients on purchases, sales and refinances to registration work including document amendments, s. 98 Agreements and Shared Facilities Agreements. Andrea's practice also includes Wills, Trusts and Estates ranging from simple to complex estate planning to estate litigation. Andrea.lusk@gmalaw.ca ext. 249



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An Nguyen (our former articling student who returned as an associate) has been involved in a variety of condominium litigation situations since 2013, including handling enforcement of declaration, by-law and rule non-compliance cases from start to finish whether through mediation, arbitration or at the Superior Court of Justice of Ontario. She also litigates a range of Small Claims Court and other administrative proceedings. An also assists condominium corporations with corporate and governance matters, including drafting governing documents, owner alteration agreements and chairing meetings. An received her J.D. designation at the University of Windsor. An is a member of the Ontario Bar Association, the Canadian Bar Association and the Canadian Condominium Institute. an.nguyen@gmalaw.ca ext. 258



Alex Young is an associate at GMA, practicing condominium and corporate/commercial law. In 2011, he graduated with distinction from the Richard Ivey School of Business at Western University, receiving an Honours B.A. Business Administration. In 2014, Alex graduated from Osgoode Hall Law School receiving a Juris Doctor designation. Since joining GMA in 2015, Alex has focused his practice on providing legal services to GMA's condo clients. Alex's expertise includes reviewing and revising condo documents, negotiating and drafting condo service contracts and helping managers and boards solve legal problems. In his spare time, Alex blogs for GMA's Ontario Condo Law Blog and writes for various condo industry magazines. He volunteers for CCI and ACMO committees. alex.young@gmalaw.ca ext. 261

Our Staff

Annette Shaffer provides her secretarial expertise to support Bob Gardiner on a wide range of condo issues. **Christopher Dominaux** handles our condo and corporate arrangements and particularly GMA's guaranteed *CondoLien Machine*™ lien collection system. **Patricia Malcangi** and **Dhara Bhandari** are experienced real estate clerks who administer purchase, sale and mortgaging real estate transactions. **Karen Thomas** is a litigation law clerk who also teaches litigation for law clerks. **Nadiya Devi** is our office manager, PCLaw expert and bookkeeper. **Cathy Veal** has handled many condominium, real estate, accounting and administrative matters for GMA during the past 25+ years.

- GMA's complimentary promo letter
- GMA's Condo Documents Packages Chart and By-law Chart
- GMA's Comprehensive General By-law, Standard Unit By-law, Rules and s. 98 Owner's Alteration Agreement
- GMA's many condo policies
- Directors' Code of Ethics & Owners' Code of Ethics
- GMA's *CondoLienMachine*™ ~ Lien Instructions Form

GMA's Condo Legal Resources:

- GMA's website ~ www.gmalaw.ca
- GMA's *Ontario Condolaw Blog* ~ www.ontariocondolaw.com
- GMA's Newsletter ~ **Condo Alert!**
- Condo Law **Articles Textbooks & Seminars**
- The List of GMA's **Condo Legal Issues**