

ELLIOTT GOLDSTEIN B.A., LL.B.

Barrister, Solicitor, Notary Public

1 Director Court, Unit 105, Woodbridge (Vaughan), Ontario, CANADA, L4L-4S5
Tel: (905) 856-1164 x 226 Fax: (905) 856-5040: Cel: (416) 315-0066

Admitted to the Ontario Bar in September, 1988
Admitted to the British Columbia Bar in January, 1984

PUBLICATIONS:

VISUAL EVIDENCE: A PRACTITIONER'S MANUAL, (Toronto: Carswell Legal Publications, 1991) continually updated. Loose-leaf publication updated yearly. Articles and columns are published in magazines and newspapers. Ten (10) dozen articles have been published to date.

Regular columnist for *Canadian Security Magazine*. Articles written for *Security Product & Technology News* and *BlueLine Magazine*.

Ontario Police College

2003-6 Guest lecturer on the admissibility of crime scene videotapes and photographs for Applied Forensic Videography Course taught to crime scene investigators (police/SIU only) at Ontario Police College, Aylmer, ON.

CLE SEMINARS:

For Law Society of Upper Canada

2002 “Demonstrative Evidence before Courts and Tribunals” – prepared Powerpoint™ presentation entitled, *Enhancement of Video Images*
2000 “Forensic Evidence: Winning Cases with Science” chaired seminar and wrote material
1995 “Collections for Law Clerks Creditors’ Rights Practice & Procedures” 1995, wrote section on *Garnishments* and taught the workshop

VISUAL EVIDENCE & VIDEO SURVEILLANCE SEMINARS

“Visual Evidence for Judges”
“Video surveillance and the Law”
“Video surveillance in the Workplace”
“Surreptitious surveillance for law enforcement officers”

LAW CLERKS’ COURSES

1999 – “Forensic Evidence and Expert Witnesses”
1995 – “The Law of Evidence”

EDUCATION AND SKILLS:

Bachelor of Arts (1978), Bachelor of Law (1982)
University of Saskatchewan, Saskatoon
Computers – Windows XP Pro and Macintosh OS
Word processing (MS WORD, WORD PERFECT),
Litigation software (Casemap, Timemap, Textmap, Notemap)
Legal accounting (PCLAW), AMICUS ATTORNEY V+,
Legal database searching using Quicklaw™, Westlaw™
Adobe Acrobat, SmartClaim (small claims court)

WORK HISTORY

Since May, 1994
to present

In private practice as Barrister, Solicitor & Notary Public.
COLLECTIONS WORK – Small Claims Court (max. \$10,000)
Superior Court-Simplified Procedure (\$10,001 to \$50,000)
Superior Court-Regular Procedure (\$50,001 and up)
Demand letters, negotiated settlements, mediations, etc.
Bankruptcy and Insolvency – proof of claims, opposing discharge
Fraudulent Conveyance Actions, Civil Conspiracy, etc.

CORPORATE PRACTICE – incorporating and organizing
companies, shareholders' agreements, resolutions; etc.

COMMERCIAL PRACTICE – preparing purchase agreements
of assets or shares, sale of business, Leases (land and
equipment); searches (corporate, business, bulk sales, PPSA);
PPSA registrations – PMSI, GSA, Cond. Sales; alarm contracts;
Sales and distribution agreements; confidentiality/non-disclosure
Agreements; non-competition agreements; employment and
agency contracts; PARTNERSHIP agreements, Promissory
Notes, Guarantees, Consulting Agreements, Licence and End
User Agreements, Property Management Agreements,
Acknowledgement & Estoppel Certificates, *Mareva* Injunctions,
Certificates of Independent Legal Advice (ILA certificates), etc.

WILLS AND ESTATES – preparing Wills, Codicils, Powers of
Attorney (for Management of Property, for Personal Care);
probate/administration of estates;

**GENERAL LITIGATION PRACTICE – debt collections work
including claims based on invoices, lines of credit,
personal loans, security contracts, promissory notes**
mortgage remedies, (power of sale, foreclosure),
ADR (mediation), construction lien work (placing and removing
liens), municipal law (applications under *Building Code Act*;
appeals under *Planning Act* re: property standards orders);
Quieting of Titles applications interlocutory injunctions/mandatory
orders; franchise agreement disputes; wills & powers of attorney;
estates litigation including variation of trust applications; repair
and storage lien work; wrongful dismissal; *Employment
Standards Act* appeals; libel/slander actions; etc.

1993-1994

The Norstar Group of Companies (Norstar Development
Corporation), Concordian Realty Management Inc.
2180 Steeles Ave. West (at Keele St.), Suite 305,
Concord, Ontario, L4J 6G8

**Position: In-house Legal Counsel, (Sole Practitioner
under contract)**

General commercial law (property development and
management). Drafting and negotiating partnership agreements
and letters of intent. Negotiation with lenders on refinancing of
properties. Commercial litigation. Construction lien litigation
(registering, vacating, discharging liens) representing Owners

and General Contractors; Construction Law (interpretation and administration of CCDC contracts); Landlord and Tenant law (enforcing commercial leases of industrial and commercial properties- distraint or termination - actions for collection of arrears and unexpired portion of lease); Wrongful dismissal lawsuits representing employer. Drafted numerous agreements and precedents. Sale of assets of commercial restaurant. Supervised accounts receivable clerk in small claims court actions.

1991- 1993

Cassels, Brock & Blackwell, Suite 2100, Scotia Plaza
40 King Street West, Toronto, Ontario.
Position: Associate, Commercial Litigation Dept.
Bankruptcy and insolvency - representing trustee and secured lender; Drafted bankruptcy petitions; Opposed petitions at hearing before Registrar in Bankruptcy and in Commercial Court. Defended corporate directors on their personal guarantees; Foreclosure and Power of Sale; Commercial collections for banks and life insurance companies. Conducted examinations for discovery, cross-examinations, and examinations in aid of execution; Commercial Leasing.

1989 - 1991,

Baker, Schneider, Swartz, 120 Adelaide Street West,
Suite 1000, Toronto, Ontario M5H 3W5. (416) 363-2211
Position: Associate, Litigation Department
Mortgage Remedies; Foreclosure, Judicial Sale (by auction and MLS), and Power of Sale; Deficiency Claims; Defended lender against improvident sale claims; Interpleader Applications - re: surplus proceeds of sale; Construction Lien Litigation representing mortgage lenders; Motions to lift stays imposed by Bankruptcy and CCAA; Collections (car loans, credit cards, lines of credit and conditional sales contracts); appellate motions work in Court of Appeal and Divisional Court; junior at trials; appeared before Criminal Injuries Compensation Board.

1988

Goodman & Carr, 200 King Street West, Suite 2300,
Toronto, Ontario, M5H 3W5 (416) 595-2300
Position: Articling Student - Litigation Department

Admitted to the Ontario Bar in September, 1988

1987

Transport Canada. Enforcement and Legislation Section,
Aviation Branch, Ottawa.
Position: Enforcement Resource Officer
Produced instructional videotapes on the Aeronautics Act for use in training civil aviation inspectors.

1984 to 1986

Western Legal Publications, Vancouver, B.C.
Position: Author and Legal Editor

1983

Federal Business Development Bank, Vancouver, B.C.
Position: Articling Student - Legal Department

Admitted to the British Columbia Bar in January, 1984