



**Pawel (Paul) Mielcarek**  
Partner

**Office**  
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**Expertise**  
Commercial Real Estate  
Corporate

**Bar Admissions**  
Ontario, 2011

Known for his efficiency and strong business sense, Pawel assists clients with their complex transactions.

Pawel acts on commercial real estate and financing transactions, joint ventures, acquisitions and dispositions, development projects, commercial leasing and renewable energy projects. He provides detailed and thoughtful advice to financial institutions as well as large real estate developers and investors in Ontario and across Canada. Pawel also works for pension fund clients, REITs and other institutional investors.

Pawel is a member of the Toronto Student Committee.

## REPRESENTATIVE WORK

### **Oxford Properties Group**

Acting for Oxford Properties Group in the redevelopment of Canada Square, a mixed-use development project located on the southwest quadrant of Yonge Street and Eglinton Avenue.

### **SmartCentres REIT**

Acting for SmartCentres REIT in the formation of multiple joint ventures with SmartStop Self Storage REIT, Inc. and its affiliates for the development and financing of self-storage facilities to be operated under the SmartStop brand across Canada.

### **SmartCentres REIT and the Penguin Group of Companies**

Acting for Penguin Investments Inc. in connection with the multi-billion dollar development of the Vaughan Metropolitan Centre - a planned downtown for the City of Vaughan of almost 6 million square feet. This is one of the most important master planned communities in Canada - a transit-rich, high-density, fully urban, mixed-use community being built in the suburbs of Toronto.

### **Major Canadian institutional investor**

Acted for a major Canadian institutional investor in the formation of thirty one joint ventures with various developers for the development of condos, multi-family rented, industrial, warehouses, and data centre projects across Canada.

### **Oxford Properties Group and Canada Pension Plan Investment Board**

Acted for Oxford Properties Group and Canada Pension Plan Investment Board in its C\$325-million sale of Les Galeries de le Capitale, a super regional enclosed shopping centre located in Quebec City, to Primaris Real Estate Investment Trust.

### **Spear Street Capital**

Acted for Spear Street Capital in its joint venture with First Gulf Corporation to redevelop the Sheridan Research Park in Mississauga, Ontario into The Core, a first of its kind life sciences campus.

### **PSP Investments**

# DAVIES

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Acted for PSP Investments in the sale of its interest in an industrial property located at 7900 Airport Road in Brampton, Ontario, to Unilever Canada Inc.

### **TAS**

Acted for TAS in the joint venture with Woodbourne Capital to develop a 1-million square foot mixed-use campus in downtown Toronto, the contribution of the property to the joint venture and TAS/Woodbourne's C\$115.2-million financing from QuadReal Property Group.

### **Spear Street Capital**

Acted for Spear Street Capital in the acquisition of 929 Granville Street, a six-storey office building in the Granville Entertainment District of Vancouver, British Columbia.

### **Spear Street Capital**

Acted for Spear Street Capital in the acquisition of 510 West Hastings, a 120,000-square-foot office tower in Vancouver, British Columbia.

## **RECOGNITIONS**

*Chambers Canada: Canada's Leading Lawyers for Business—Real Estate: Ontario*

*Lexpert Rising Stars: Leading Lawyers Under 40*

*The Canadian Legal Lexpert Directory—Corporate Commercial Law; Property Development*

*The Best Lawyers in Canada—Real Estate Law*

## **EDUCATION**

Osgoode Hall Law School, LLB, 2010

Wilfrid Laurier University, MA (Political Science), 2007

University of Toronto, BA (Hons) (Political Science) (with Distinction), 2006