

COMMERCIAL LANDLORD-TENANT PANEL

Includes all matters related to the litigation of commercial (nonresidential) lease issues, including pursuing and defending commercial unlawful detainer actions for nonpayment of rent and/or breaches of lease covenants, and pursuing claims for contract breach and other relief by commercial tenants.

EXPERIENCE REQUIREMENTS: As documented below, within the past three years, the applicant must have competently participated in preparation and presentation of legal work in at least four commercial landlord-tenant litigation matters to completion, including at least one action involving affirmative relief claims against a landlord, and, at least one contested commercial unlawful detainer trial resulting in judgment.

Document Reviewed	Client Status (LL or T)	Date	Advice (generally)
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EDUCATION REQUIREMENTS: In addition to the requirements above, an applicant practicing law for less than three years must certify that he or she has completed no less than three hours of State Bar approved MCLE credits in a course focused on commercial landlord / tenant litigation laws and procedures, and, not less than three hours of State Bar approved MCLE credits in a course focused on rules of evidence at trial.

RECOMMENDATIONS: The applicant must provide two LRIS "Recommendation of Professional Qualification" forms from licensed lawyers who practice in the area of commercial landlord and tenant litigation law, or from state or federal judges sitting in California, attesting to the applicant's qualifications in the area of commercial landlord/tenant litigation. These recommendations must specifically reflect the authors' knowledge of the applicant's qualifications and include the authors' opportunity to observe the applicant's abilities in the area of commercial landlord / tenant litigation. If these form letters are from lawyers, those lawyers may not be affiliated with the applicant's firm, and the applicant may not have any economic interest with them.

I hereby certify under penalty of perjury that I have met the above criteria and requirements, and that I am competent to handle referral matters in the panel subject area described above.

Attorney's Name: _____

Attorney's Signature: _____ Date: _____