

Leadership of Dain Torpy



Direct Dial: 617.542.4850
DDain@daintorpy.com

I co-founded what is today Dain, Torpy, Le Ray, Wiest & Garner, PC to be the premier boutique law firm for the commercial real estate industry in Massachusetts. I am the President and Chairman of the firm. I am proud of what we have achieved. We have the best clients in the region, work on the most interesting and challenging real estate matters, and have a brand and style of practice respected throughout the industry.

As President and Chairman of the firm, it is part of my job to set the firm's priorities and values. First, we emphasize the importance of knowing our clients' business. As a firm, we understand commercial real estate and we recognize that our job is to advance each client's business, not just to close a particular deal or win a certain lawsuit. Legal strategy is dictated by business goals. Second, we aim to be perfect in everything that we do. Obviously, not everything can be perfect every time, but that is our ethos. Third, we strive to practice law the right way – to treat everyone with respect and to understand that the practice of law is not personal. Finally, we take ethics seriously and the firm will always back our attorneys to do

what is ethically right and required in their practices. Our clients like working with the lawyers here at Dain Torpy. We have been rewarded with great client loyalty. We appreciate it.

Head of the Litigation Department

I also head the firm's litigation practice. We have seven full-time trial lawyers in our group, as well as a number of other lawyers for whom litigation is part of their practices. We work collaboratively as a team and meet regularly to go over all of our cases. As a group, we work on disputes for our clients in the commercial real estate industry. These disputes can arise in traditional land use (such as zoning and permitting) and real estate (purchase and sale agreements, commercial leases, adverse possession, easement, and boundary disputes) fields, in tort and negligence cases (such as premises liability or nuisance cases), or in business settings (other breach of contract cases, commission disputes, corporate governance and fiduciary duty issues). We spend as much time with our clients discussing dispute or risk avoidance, management (such as through insurance coverage), and resolution as we do actively litigating and going to trial. Our aim, again, is to help our clients achieve their goals; litigation is really just business by other means.

Honors and Professional and Civic Activities

- I am a Boston historian and am the author of the book *A History of Boston*, Gold Medal winner in the non-fiction category at the 2025 Independent Publishers of New England book awards, and Bronze Medal winner in the non-fiction Northeast at the 2024 Independent Publishers of America book awards. I lecture regularly on Boston history at places like the Boston Public Library, the Cambridge Public Library, the Massachusetts Historical Society, and the Boston Athenaeum. For my work on Boston history, I was recognized with the Boston Preservation Alliance's 2025 Presidential Award.



Honors and Professional and Civic Activities, cont.

- ♦ I was elected a Fellow of the American College of Real Estate Lawyers, Class of 2026.
- ♦ I am on the Board of Directors of the Real Estate Bar Association of Massachusetts and serve as the co-chair of its Real Estate Litigation Section. I am a member of the Abstract Club, an invitation-only organization comprised of no more than 100 leading real estate practitioners in Massachusetts. I am a recent past Gavel Board Member of NAIOP of Massachusetts, a leader in real estate advocacy and policy development in the industry. I also recently served on the Board of Directors of A Better City, a business advocacy group on transportation, housing, and sustainability issues.
- ♦ The legal rating publication Super Lawyers has recognized me as one of the top five percent of all lawyers in New England since 2005, and one of the top 100 lawyers in Massachusetts and/or New England each year since 2013. I have also been recognized in the category of real estate law by the publication The Best Lawyers in America, and as a Top Lawyer by Boston Magazine. I was elected a Massachusetts Fellow of the American Bar Foundation, a recognition limited to less than 1% of the lawyers in each state. I have also been included in the publication Marquis Who's Who in America.
- ♦ I was appointed by the Boston Bar Association to co-chair its Land Use and Development Committee for the 2015-2017 term. The Boston Bar Association also appointed me as its representative to the Land Court Working Group, a group that looked to increase efficiencies in the administration of justice at the Massachusetts Land Court. I am a past co-chair of the Boston Bar Association's Real Estate Conference.
- ♦ I am a regular lecturer on land use and litigation issues at institutions such as Boston College Law School, MIT's Center for Real Estate, Northeastern's School of Architecture, Babson College, the Boston Bar Association, the Real Estate Bar Association, and Massachusetts Continuing Legal Education.
- ♦ I am often called upon to help draft real estate and land use legislation. Zoning reforms that I helped draft were included in major bills that passed in 2024 and 2026.
- ♦ My writings on land use and litigation issues have been published by *Banker & Tradesman*, the *Real Estate Bar Association News*, *CLE International*, *Massachusetts Continuing Legal Education*, *New England Law Review*, and *James Publishing* (as past editor of a book on deposition practice).
- ♦ I am also active on land use issues in my hometown of Needham, Massachusetts, chairing the town's Golf Club Advisory Committee, and served as treasurer of the Needham Land Trust. I am a member of the zoning working group for the Needham Housing coalition
- ♦ I try to be engaged in our community in other ways. I have done fundraising for the Lymphoma & Leukemia Society, the United Way of Massachusetts Bay, and Heading Home, Inc. I am Vice President of the Vilna Shul, Boston's Center for Jewish Culture. I am also chair of the opera company White Snake Projects.

Restaurant Investments

- ♦ I am the co-founder of the Restaurant Investment Group, created to raise and manage a fund to provide equity to start-up buzz-worthy restaurants looking to open in the Boston area. We started RIG in response to concerns expressed by our landlord clients that new-economy tenants were demanding amenities in their



DANIEL P. DAIN

PRESIDENT, CHAIR OF THE BOARD OF DIRECTORS, AND SHAREHOLDER

Restaurant Investments, cont.

buildings, particularly independent restaurants (no chains), but that such potential restaurant tenants lack credit and therefore are greater risks than national credit tenants (chains). Our landlords were open to the idea of taking on the risk of these local independent operators because it helps drive demand for the upper floors (people want to be in buildings with cool retail on the first floor). RIG helps manage that risk by vetting the operators, helping with the business plan, and providing access to capital. We have been featured in articles in *Boston Magazine*, the *Boston Globe*, the *Boston Herald*, *National Eater*, and elsewhere. We have helped finance several highly-regarded restaurants in the Boston area, including Mida South End, Mida Newton, and Mooncusser Fish House in Park Square.

Representative Clients

Perhaps my greatest professional honor has been the trust put in me by the clients with whom I've worked, including such outstanding commercial real estate companies and other institutions as:

Archdiocese of Boston
Beacon Capital
Boston Properties
Bulfinch Companies
Cabot, Cabot & Forbes
Congress Group, Inc.
Cottonwood Management
Davis Companies
Drew Companies
Grossman Companies

Hines
Lincoln Property Group
Massachusetts Institute of Technology
Metropolitan Life
Needham Housing Authority
Northeastern University
Oxford Properties
Skanska USA Commercial Development
Synergy Investments
Toll Brothers

More About Me

- I graduated from Michigan Law School (cum laude) in 1995, and from Vassar College (Phi Beta Kappa) in 1993.
- I am also a graduate of Newton North High School.
- I enjoy hiking, watching sports, and traveling with my family.



DAIN | TORPY

175 FEDERAL STREET, SUITE 1500, BOSTON, MA 02110
617.542.4800 MAIN 617.542.4808 FAX WWW.DAINTORPY.COM

