

**BLUNDELL LECTURES: PAST PAPERS
1976 - 2023**

2023

Penelope Reed KC and Joseph Ollech, 'How Big Exactly is the Lord Chancellor's Foot? The Limits of Estoppel'

Adam Rosenthal KC and Julie Gattegno, 'The Search for Reason: Covenants and Consents'

Gary Cowen KC and Louise Clark, 'Nuisance Calls: Is the Law of Nuisance Still Relevant in the Twenty-First Century?'

Mr Justice Edwin Johnson and Janet O'Sullivan, 'Good Faith and Endeavours Obligations in Property Contracts'

2022

Martin Dixon and Philip Sissons, 'Licences, Leases and the Mystery of Possession: *plus ça change*'

Lady Justice Carr, 'The Supreme Court on *SAAMCo*: Has it Reached the Summit?'

Maggie Stobo and Mark Sefton, 'Valuation: Keeping True to the Principles'

Bryan Johnston and John McGhee, 'Rights of Light: Challenging Orthodoxy'

2021

Alison Hardy and Stephanie Tozer QC, 'The New Electronic Communications Code – What Went Wrong?'

Susan Bright and Paul Letman, 'Landlord and Tenant post Grenfell – From Current Issues to Rethinking Residential Leasehold Property Law'

Lesley Anderson QC and Tamsin Cox, 'Aspects of Property Fraud'

2020

Nick Hopkins, 'Making Our Homes Our Own – The Law Commission's Reports on Residential Leasehold and Commonhold'

Anthony Tanney, 'From Panalpina to the Pandemic: Leases and the Doctrine of Frustration'

2019

Stephen Jourdan QC and Matthew Ditchburn, ‘Volunteering to be Fleeced – Retail Tenant CVAs’

Wayne Clark and Delilah Gilbert, ‘Getting Back to Business: The Landlord and Tenant Act 1954 Part II’

His Honour Judge Stuart Bridge and Oliver Radley-Gardner, ‘Evolution or Revolution: The Modern Law of Easements’

Sir Paul Morgan, ‘Effective Remedies in Property Litigation’

2018

Kirk Reynolds QC and Julian Greenhill QC, ‘“Clauses that Catch”: Agreements and Development’

James Maxwell and Martin Dray, ‘“Underground Overground”: Minerals and Profits’

Guy Fetherstonhaugh QC and Danielle Drummond-Brassington, ‘“Agreeing to Have a Battle”: Dispute Resolution’

Morag Ellis and Catherine Taskis, ‘“Can We Build It?”: Green Field Development’

2017

Tim Morshead, QC and Peta Dollar, ‘Taking Things Literally’

Colin Smith and Jonathan Gaunt QC, ‘Open Market Value: Is It More Than Just Weighing the Valuers?’

District Judge Alan Johns QC and Greville Healey, ‘Pretty Vacant?’

Nathaniel Duckworth and Caroline Shea, ‘Service Charges – Taking Out What You Put In’

2016

Alistair Redler and Stephen Bickford-Smith, ‘Party Walls: We Were Once Good Neighbours!’

Joanna Lampert and Janet Bignell QC, ‘Can I Really Rely on the Register of Title?’

Timothy Fancourt QC and James Ayliffe QC, ‘Hiding in Plain Sight? Implied Terms in Property Instruments’

Mark Wonnacott QC and Elizabeth Fitzgerald, ‘Foul! Penalty Clauses in Property Transactions’

2015

Natasha Rees and Adam Rosenthal, 'Leasehold Enfranchisement: A Porpoise Approach?'

Stephen Jourdan QC and Jennifer Rickard, 'Renewal of Business Tenancies – Some Current Issues'

Kirk Reynolds QC and Will Densham, 'Successful Challenges to Arbitration Awards – Never or Just Hardly Ever?'

Lord Neuberger, 'Property Law in a Changing World: A View from the Supreme Court'

2014

Joanne Wicks and Marie Scott, 'Overage – Making it Stick'

Guy Fetherstonhaugh QC and Elizabeth Cooke, 'Restrictive Covenants – The Current Landscape'

Jonathan Karas QC and David Howarth, 'Please Release Me'

Stephanie Tozer and Damian Greenish, 'When is a House Not a House?'

2013

Peter Turner and John McGhee QC, 'Pallant v. Morgan: Reaches the Parts Other Equities Cannot'

Anne Waltham and Nicholas Dowding QC, 'Breaking Up is Hard to Do'

Mark Sefton and Daniel Levy, 'Experts Explored'

Vivien King and Jonathan Gaunt QC, 'Section 18 Revisited'

2012

Amanda Tipples QC and Edward Peters, 'Known Unknowns – Mexfield and Beyond'
Charles Harpum and James Trafford, 'Tilting at Wind Farms: Renewable Energy and Property Law Issues'

Nick Lloyd and Timothy Fancourt QC, 'Prescription – Just What the Doctor Ordered?'

Jonathan Small QC and Zia Bhaloo QC, 'Tenants, Guarantors and AGAs – Where Now?'

2011

Jon Turner QC and Martin Rodger QC, 'Competition Law and Land Agreements'

Catherine Taskis and Philip Rainey QC, 'Consultation Requirements in Residential Service Charges – Compliance and Dispensation'

Neil King QC and Barry Denyer-Green, 'Compulsory Purchase and Compensation – Problems and Ideas'

Alicia Foo and Wayne Clark, 'Property Problems under the Electronic Communications Code'

2010

Jonathan Seitler QC and Caroline Shea, 'Improvements and Reinstatement – Take it or Leave it?'

Christopher Pymont QC and Ann McAllister, 'Land Registration and Fraudulent Transactions'

Nicholas Eden and Kirk Reynolds QC, 'Damages over Dilapidations'

Jane Fox-Edwards and Stephen Jourdan QC, 'Property Law in Administration'

2009

Timothy Fancourt QC and Marcus Barclay, 'Must I Pay? If I Do, Can I Get It Back?'

Guy Fetherstonhaugh QC and Anthony Tanney, 'Getting Out Of Property Contracts'

Carol Hewson and Edwin Johnson QC, 'The Enforceability and Unenforceability of Charges Over Land'

Stuart Bridge and Tim Morshead, 'Proprietary Estoppel – Where are we Now?'

2008

Hugh Beale and Jonathan Gaunt QC, 'Estoppel by Convention – When, How and for How Long?'

Roger Cohen and Gabriel Moss QC, 'Voluntary Arrangements and Property Law – A Review'

John Male QC and Martin Dray, 'Qualified Tenants' Rights to Break – Where are we Now?'

Nicholas Cheffings and Nicholas Dowding QC, 'Correction by Construction – Shome Mishtake, Surely?'

2007

Jonathan Small QC, '*Hesitation, Deviation and Repetition* in the Context of the Law of Easements: (1) The Right to Park (2) The Obligation to Repair'
Michael Madden, 'Private Rights of Way – Hesitation, Deviation and Repetition'

Stuart Bridge, 'Forfeiture: A Long Overdue Reform?'
Janet Bignell, 'Forfeiture: A Long Overdue Reform? A Discussion of *Some* of the Deficiencies in the Present Law'

Edwin Peel and Martin Rodger QC, 'Pre-Contractual Liability in Property Law – A Contradiction in Terms?'

Jonathan Karas QC, 'Interference with Land: Deciding when Damages will be Awarded instead of Injunctions'
Gordon Ingram, 'Rights of Light: Damages in lieu of an Injunction – When and How Much?'

2006

Delva Patman and Andrew Francis, 'Rights to Light – A Dark Art?'

Kirk Reynolds QC and Gary Cowen, 'Repairs: The Turning Tide?'

Simon Deakin, 'The Uneasy Case for Synthesis in the Economic Torts'
Paul Morgan QC, 'Stand and Deliver – Economic Torts and Property Law'

David Elvin QC, 'Human Rights and Property Law: Towards a New Jurisprudence?'

2005

Timothy Fancourt QC, 'Licences to Assign: Another Turn of the Screw?'
Suzanne Lloyd Holt, 'Another Turn of the Screw? Landlords and Limited Liability Partnerships – Where are we Now?'

Guy Fetherstonhaugh QC and Vernon Flynn, 'Overturning Awards in Property Arbitrations – Is it Still Possible in the Real World?'

Anthony Radevsky and David Clarke, 'Leasehold Enfranchisement – Getting it Right'

Lord Justice Neuberger, 'Restrictive Covenants'

2004

George Laurence QC and Barry Denyer-Green, 'Public Recreational Access Rights and Private Development; Understanding the New Battleground'

Penny Francis and Jonathan Brock QC, 'The New Landlord and Tenant Act 1954'

Nicholas Dowding QC and Philip Freedman, 'Rights of Pre-emption – A Continuing Minefield'

Lord Justice Neuberger and Mr Justice Lewison, 'Estoppel and Third Parties'

2003

Stephen Jourdan and Charles Harpum, 'Squatters' Rights – Out With the Old, In With the New'

Patrick S. Hodge QC and Derek Wood QC, 'Do the Scots Really Do it Better?'

Paul Morgan QC and Jonathan Gaunt QC, 'Can Recent Developments in the Law of Tort be Reconciled with Established Principles of Property Law?'

Simon Berry QC and Jeremy Brooks, 'Side Letters and Collateral Arrangements'

2002

Kirk Reynolds QC and Professor Julian Farrand QC, 'Section 2 – Effective Safeguard or Trap for the Unwary?'

Kim Lewison QC, 'Interpreting Property Documents: How Far has the Law Come?'

Joan van Emden, 'Reasonable Words'

Stuart Bridge and Wayne Clark, 'Setting Aside Mortgages – Has the Law Gone Too Far?'

Hazel Williamson QC, 'The Landlord and Tenant Act 1954: The Case for Letting Well Alone'

Michael Driscoll QC, 'Part II of the Landlord and Tenant Act 1954: The Case for its Repeal or, Failing That, its Reform'

2001

Timothy Fancourt and Richard Butler, 'Can I Get it Back? Overpaid Rent and Service Charges'

Damian Greenish, 'Commonhold: The Dawning of a New Age?'

Katharine Rosenberry, 'Commonhold Ownership in England and Wales'

David Anderson QC and Jonathan Gaunt QC, 'A Fair and Impartial Tribunal? Judges in Their Own Cause'

David Hodge QC and Michael Barnes QC, 'The Principle of Caveat Emptor – Should it be Allowed to Survive?'

2000

Anthony Salata and Nicholas Cheffings, 'Resolving Property Disputes in the Millennium'

Derek Wood QC and Dorothy Livingston, 'Unfair Terms in Property Transactions'

Andrew Burrows and Charles Harpum, 'The Contracts (Rights of Third Parties) Act 1999 and its Implications for Property Transactions'

Lord Millett and Lord Justice Neuberger, 'The Doctrine of Repudiation is and Should be Part of the English Law of Landlord and Tenant'

1999

Malcolm Hollis and Martin Rodger, 'Fitness for Purpose – Caveat Lessee?'

Ian Macpherson and Anthony Radevsky, 'Collective Enfranchisement – Fixing the Price'

Lesley Webber and Geoffrey Wright, 'Independent Experts – Where Has the Law Got To?'

Charles Harpum and Hugh Mercer, 'Property Law – The Human Rights Dimension'

1998

Guy Fetherstonhaugh, 'Service Charges – The New Landscape'
Gerry Fox, 'Residential Service Charges – The New Landscape'

Nigel Bamping and Nicholas Patten QC, 'Damages for Negligent Valuation – South Australia and Beyond'

Jonathan Brock QC and Graham Chase, 'Consent to Assign – Reasonableness Revisited'

Katie Bradford and Simon Curtis, 'The Arbitration Act 1996 – How is it Working Out in the Rent Review Field?'

1997

Jonathan Gaunt QC, 'Can Expert Witnesses be Trusted?'
Anthony Salata, 'The Expert Witness – Facing the Challenge'

Jennifer Rickard, 'Esselte AB v. Pearl Assurance plc: The Decision and the Practical Consequences'

John Furber QC, 'Occupation under the 1954 Act: The *Graysim* Case and the Business of Providing Accommodation for Others'

Gary Murphy and David Perks, 'Tenant's Rights of First Refusal – Have They Got it Right?'

Michael Green and Nicholas Dowding QC, 'Enforcing Tenants' Obligations'

1996

David Neuberger QC and Norman Rose, 'Civil Evidence and Arbitration: The New Law'

Andrew Bryce and Peter Young, 'Contaminated and Polluted Land: The New Regime'

Terence Etherton QC and David Beales, 'Contracts for the Sale of Land – The 1989 Act Seven Years On'

Stephen Fogel and Emma Slessenger and Trevor Moross, 'The Landlord and Tenant (Covenants) Act: How Has Practice Been Affected?'

1995

Paul Morgan QC and Geoffrey Dale, 'Damages for Negligent Valuation: The Implications of BBL'

Simon Berry QC and Terry O'Neill, 'Responsible Lending: Lenders' Liability for Undue Influence and Contributory Negligence'

Charles Romney and Duncan Locke, 'Alienation after the Landlord and Tenant Act 1988: A New Age of Consent?'

Kim Lewison QC and Torquil Gyngell, 'Tenants' Break Clauses: When and How to Use Them'

1994

Stuart Isaacs QC and Richard Taylor, 'An Ever Closer Union – Restraints on Trade and English Property'

Wayne Clark and Hugh Cross, 'Crumbling Piles – Developments in Dilapidations'

Professor Malcolm Grant and Martin Robeson, 'Planning Permission for Sale?'

Jonathan Gaunt QC and Richard Main, 'Virtual Reality – Defining the World of Rent Review'

1993

John Male and Wendy Miller, 'Still on the Hook? Privity of Contract and Law Reform'

Stephen Tromans and Tim Stapleton, 'Environment and Contaminated Land – Is it Your Problem?'

Kirk Reynolds and Peter W. Jones, 'Getting at the Truth in Arbitration – Admissibility, Confidentiality and Compulsion'

Edward Cole and Simon Marr-Johnson, 'Leasehold Enfranchisement – Getting to Grips with the New Law'

1992

Gabriel Moss QC and Nick Segal, 'Insolvency and Leases'

John Samson and Graham Vivian, 'The Landlord and Tenant Act 1987: What Has Gone Wrong?'

Jonathan Brock and Sandy Copland, 'When is it Safe to Accept Rent?'

Nicholas Dowding and Peter Williams, 'Recovering Possession Without a Court Order'

1991

Professor John Wylie and Edward Nugee QC, 'Commonhold – Can We Make it Work?'

David Neuberger QC and Nigel Nichols, 'Keep Open for Trading – The Implications of Positive Covenants'

Rupert Jackson QC and Paul Nicholas, 'How Careless Can You Be After *Anns* and *Murphy*? Negligence Re-charted'

Jonathan Gaunt and David Green, 'What Makes a Rent Review Award Judge Proof? – Criteria for Leave To Appeal; "Misconduct"; Issue Estoppel and So On'

Ian Oddy and David Ward, 'Interdisciplinary Partnerships – Can the Lawyers and Surveyors Work Together?'

1990

Roy Vandermeer QC and Iain Reid, 'Research and How to Use its Fruits – Pretence or Proof?'

Trevor Aldridge and John Mowbray QC, 'Conditions of Sale – Now We Two Are One'

Murray Ross and Tony Johnson, 'The Implications of VAT on Rent – Getting the Lease Right!'

Ronald Austin and Peter Buttery, 'Property in France 1992 – The French Experience'

Paul Morgan and Ian Hayward, 'Leisure and Licensed Premises – Rent Review and Security of Tenure'

1989

Professor John Adams and Hazel Williamson QC, '“Touching and Concerning” – From Spencer's Case to Swift's'

Christopher Priday QC and John Trustram Eve, 'Direct Access!'

Kim Lewison and Richard Fleck, 'Are Leases to be Construed Differently from Other Contracts?'

Nic Madge and James Wilson, 'Will the Housing Act 1988 Transform the Rented Housing Market?'

1988

David Neuberger QC and John Bassett, 'Options: Are they Worth the Paper they are Written On?'

Ian Gatenby and Kirk Reynolds, 'The Effect of the Use Classes Order 1987 on Existing Leases and on Future Leasing'

Jennifer Israel and Laurie Norman, 'The Landlord and Tenant Act 1987 – Shambles or Salvation?'

Philip Williams and Hugh Ellingham, 'An Update on the Financial Services Act for Lawyers and Surveyors'

1987

Derek Bradbeer and David Robinson, 'The Financial Services Act and the Professions'

Robert Pryor QC and M. St J. Hopper, 'Chinese Walls in Arbitrations? Discovery, Confidentiality and Conflict of Interest'

Jonathan Gaunt, Richard Shuttleworth and Roland Cullum, 'Principle and Pretext: The Rules concerning the Giving of Landlords' Consent'

Joseph C. Harper and Ted Watts, 'An Update on Repairs'

1986

John Stuart Colyer QC and Peter Banks, 'Paying for the Notional or for the Real'

C. R. Vaughan and Jeffrey Bailey, 'Unitisation and Multiple Ownership'

John Cherryman QC and John Calvert, 'Forfeiture: Time for Relief?'

Professor J. T. Farrand and I. V. Oddy, 'Disclosure by Vendors'

Kim Lewison and Philip Freedman, 'Circumventing Property Statutes: Can it Still be Done?'

1985

William Wells and David Neuberger, 'Part II of the Landlord and Tenant Act, 1954 – Abolish, Amend or Leave it Alone?'

Michael Barnes QC and David Small, 'Bring on Flying Freeholds? Problems of the Leasehold Flat System and Some Solutions'

Andrew Beer and Clive Lewis, 'The Conflicting Claims of Landlord and Bank in Receivership and Insolvency'

John Dyson QC and John Bishop, 'The Potential Liability of Local Authorities and "Approved Inspectors" after *Peabody* and the 1984 Act'

Paul Morgan and Graham Plumbe, 'The Principles on Which Costs are Awarded in Rent Review Arbitrations and in Disputes as to Rent Under the Landlord and Tenant Act 1954, Part II'

1984

W. G. Nutley and Margaret Rutherford, 'Documents Only Arbitrations'

Rex Mercer and Roger Humber, 'Green Belt Policy'

Robert Pryor QC and Richard Law, 'Agricultural Holdings Bill / Act 1984'

John Marples and Robert Lyons, 'Rent Review in Shopping Developments'

Kirk Reynolds and Stephen Fogel, 'Commercial Lettings: Liability of Original Lessee and of Successive Sureties after Assignment(s)'

1983

Derek Wood QC and Robert G. Finch, 'Side by Side Leases'

Anthony May QC and Joseph Small, 'Limitation Act in Relation to Actions for Negligence: When Does the Barrier Fall?'

Professor Gerald Smart and Jeremy Bayliss, 'Planning Control of Non-Retail Uses in Shopping Streets and Precincts'

J. N. C. (Jimmy) James and Sir David Napley, 'The Growing Threats to the Independence of the Professions'

Ronald Bernstein, Peter Purton and David Marsh, 'Raising the Efficiency, and Lowering the Cost, of Rent Review'

1982

J. Tackaberry and P. Madge, 'Defective Buildings: How Should Blame be Distributed between the Contractor, the Professionals and the Local Authorities?'

R. Henderson QC and V. W. Taylor, 'Is there Life after *Yianni*?'

J. Gaunt and G. C. Grover, 'Revolution in Arbitrator's Duties'

Kenneth Bagnall QC and Malcolm H. Brummer, 'The Taxation Consequences of Property Development'

John Stuart Colyer QC and Jeremy Weston, 'What Have They Done to Part II of the 1954 Act?'

1981

Peter Boydell QC and Stephen Byrne, 'Planning Gain: How is This Form of "Plea Bargaining" To Be Justified?'

John Clapham, Edward Hartill, Andrew Trott and Peter Clarke, 'User Restrictions and Rent Review – Problems Associated with Long Review Periods ("Uplift")'

Paul Baker QC and Geoffrey Woolf, 'Recent Judicial Activity affecting Estate Agents and Solicitors'

Paul de la Piquerie and Alan Forbes, 'Refurbishment of Commercial Premises'

Robert Pryor and Hector Wilks, 'Arbitration Practice and the RICS Guidance'

1980

Professor J. E. Adams and R. Sinclair-Taylor, 'Insurance of Leased Premises'

Christopher Friday and T. Hoyes, 'Investments and Redevelopment by Lessees'

Michael Barnes and John O'Brien, 'The Housing Bill 1980: Secure Tenancies and the Right to Buy'

The Rt Hon. Geoffrey Rippon QC MP and David J. B. George, 'Planning Aspects of the Local Government Planning and Land (No. 2) Bill'

J. Holroyd Pearce QC and J. F. Avery Jones, 'Gains from Property Transactions – The Attack on Tax Avoidance'

1979

Ronald Bernstein and J. C. Hill, 'Rent Review – Valuing the Incomparable'

Denis A. Marshall and Michael Clark, 'How to Avoid Professional Negligence Claims'

Nigel Hague and John M. Phillips, 'Rent Reviews of Industrial Premises'

G. M. Townsend and R. J. Harvey QC, 'Industrial Relations Law as it Affects Professional Firms'

Frederick S. Lane and Derek Wood, 'Condominiums and Co-ownership: American and English Ideas on Shared Forms of Residential and Business Tenure'

1978

K. R. Bagnall QC, G. R. R. Hart and T. A. Johnson, 'Development Land Tax'

Patrick Garland QC and Glyn C. Jones, 'Limitation of Actions in Respect of Defects in Buildings'

Andrew Bateson QC and W. J. Preston, 'The Unfair Contract Terms Act 1977'

Brian J. Harding and Robert Pryor, 'Service Charges in Leases'

1977

Donald Keating and G. G. Trickey, 'Some Pitfalls in the Use of the Standard Form of Building Contract'

Christopher Priday and P. G. Totty, 'Receivership, Bankruptcy and Liquidation in Relation to Leased Premises'

John Stuart Colyer QC and Geoffrey H. Brewer, 'Inflation-proofing Leases?'

Michael Rich and J. R. King-Smith, 'Restrictions on Alienation and Use of Leasehold Premises – Good Estate Management or Unfair Practice?'

1976

Ronald Bernstein and T. C. Wheeler, 'Rent Review Provision in Leases'

J. T. Plume and M. R. Dunnett, 'Legal and Valuation Aspects of Inherent Defects in Leased Premises'

Sir Ashley Bramall and Muir Hunter QC, 'Fair Rents under the Rent Acts – Can They Be Fair?'

Derek Wood and Derick Banwell, 'Equity Sharing Leases under the Community Land Act'

Kenneth Bagnall QC and Professor Nathaniel Lichfield, 'Are Partnerships between Local Authorities and Developers Feasible under the Community Land Act?'