

Law and the Built Environment

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Preface

This is a law book with a difference. It has been written, not for law students, but for those on vocational university programmes studying for careers in the property and construction professions. Specifically, it aims to provide a single source of reference for students studying the core law modules on these programmes.

Built environment students have particular needs when it comes to a law textbook. Competence in the law is an essential ingredient for success in their chosen careers. But it is not the only one. They must also develop competencies in a diverse range of other subject areas, as well as the ability to draw effectively upon each of them in confronting real-life challenges in their professional environments.

We hope that this textbook responds to these needs. It seeks to provide a depth of coverage of the core legal topics which is appropriate to those embarking on careers in the built environment. It recognises that they must fully understand the legal environment in which they operate, and be able to discuss legal issues with their counterparts in the legal profession, whilst rarely being called upon to provide specialist legal advice themselves.

The book provides an introduction to the key legal principles that underpin the professional and commercial lives of those who provide advice to clients in the property and construction sectors. Although many of these are equally applicable to professionals in other areas we have sought to illustrate these principles throughout by reference to examples, statutes and case law which are of most relevance to the built environment. In the specialist areas of built environment professional practice – for example construction contracts and rent review – we have also gone into greater detail than would normally be encountered in a more conventional legal textbook.

Each of us has been teaching built environment students for many years and we know how difficult it can be to find a single, succinct and easily understandable textbook covering the law modules in sufficient depth, and with appropriate emphasis on property and construction. With this in mind we have attempted to produce a book that satisfies the demand for a specialist law textbook catering exclusively for built environment students.

We are grateful to colleagues Brodie McAdam and Paul Tracey for reviewing preliminary draft chapters for us. We have endeavoured to state the law as at 1 February 2010 and any errors or omissions are, of course, entirely our own.

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