

Party Wall

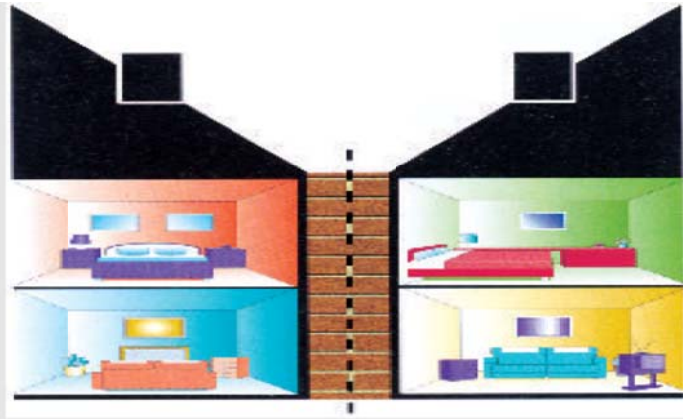
Building Owner's Surveyor ■ Adjoining Building Owner's Surveyor ■ Agreed Building Surveyor

The Party Wall Act provides a framework for preventing and resolving disputes in relation to party walls, boundary walls and excavations near neighbouring buildings.

If you intend to carry out building works which involves one of the following categories then you will need to comply with the Party Wall etc. Act 1996, where it is applicable:

- Works on an existing wall or structure shared with another property (Section 2 of the Act).
- Building a free standing wall or a wall of a building up to or astride the boundary with a neighbouring property (Section 1 of the Act).
- Excavating near a neighbouring building (Section 6 of the Act).

You must find out whether that work falls within the Act. If it does, you must notify **all** Adjoining Owners. Many party wall matters are simple and straightforward, but occasionally work on or near a boundary or party wall can become complex and difficult especially if the right approach is not adopted from the outset.

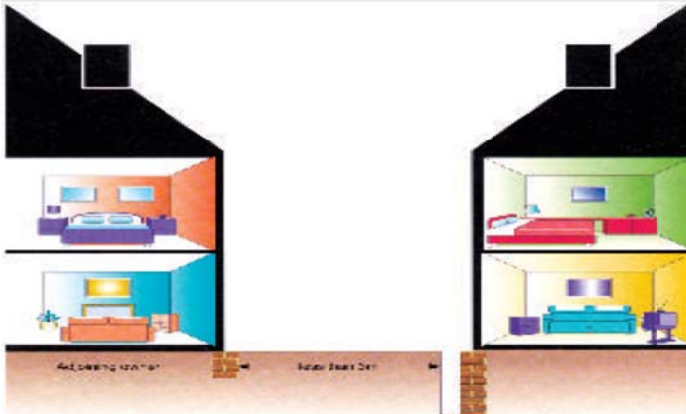


M T Associates have a wide experience in interpreting the Act. and in acting as party wall surveyors under the Act. This includes:

Advising on which parts of the Act. apply in any particular circumstances.

- Serving the necessary notices on Adjoining Owners.
- Dealing with any counter notices and disputes arising.
- Acting as a Agrees Surveyor where an Adjoining Owner does not appoint their own surveyor.
- Carrying out schedule of condition surveys.
- Preparing Awards – setting out how and when any affected works are to be carried out.
- Acting as the third party wall surveyor when two other surveyors cannot agree on the resolution of a dispute.

For a free initial consultation to discuss your project please telephone +44 (0) 1604 711707.



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