Expert advice and litigation support for commercial landlords and tenants:

**Dilapidations**
- Enforcing and defending claims
- Lease-end strategies and liability assessments
- Conditional break negotiations
- Diminution (Section 18) valuations
- Repairs notices (Jervis –v- Harris)
- Expert witness, opinion and determination

**Service Charges**
- Service charge liability assessments
- Overpayment analysis and recovery
- Expert witness, opinion and determination
- Sinking fund advice and administration
- Strategic advice on recovery of major works costs
- Acting as landlord’s surveyor

**Building Surveying**
- Refurbishment administration
- Schedules of condition and PPM
- Landlord approvals

**About Savills plc**

Started in 1855, Savills is now a leading international property services group. It has an extensive network of offices and associates throughout the UK, mainland Europe, the Americas, Asia Pacific and Africa - 125 offices in 22 countries. Our teams of property consultants and real estate agents offer advice on commercial, residential, agricultural and mixed use property matters. In addition to these service lines, Savills offers a wide range of property services, including sales and acquisitions, valuations, rent reviews, development advice, property management, planning and market research.

The Dilapidations & Service Charge Consultancy is part of Savills’ Building Consultancy Department. This multi-disciplined, multi-based department specialises in providing technical support to owners, occupiers and investors in their acquisition, development, occupation and disposal of commercial property throughout the UK and Europe.
Our dedicated specialist approach, expertise and experience ensures our position as one of the UK’s most highly regarded and successful 
dilapidations and service charge consultancy teams.

- We act both for landlords and tenants.
- We have a proven track record and successfully manage millions of pounds of disputes each year.
- We lecture, publish, appear on industry committees and working groups and work closely with the UK’s leading lawyers.
- We measure our success by how we help clients avoid litigation.
- We are a mixed team of highly experienced building surveyors, estate managers, solicitors and valuers.
- Our fees are reasonable and competitive and we take on UK-wide instructions on a portfolio or individual basis.

"Our understanding of our opponent’s motivations and commercial pressures enable us to formulate effective strategies that deliver the right results quickly."

David Blackmore (Director) is a dilapidations specialist who managed dilapidations for a major landlord for 7 years before joining Savills in 2000. David has settled many hundreds of claims for both landlords and tenants, lectures, writes for trade magazines and is on the steering committee of the RICS Dilapidations Forum. David also chairs the forum’s quarterly Speakeasy debates.
Email dblackmore@savills.com  Tel: 020 7409 8901

Peter Forrester (Director) Peter has over 25 years of estate management experience on a wide range of asset types. Peter is a member of the cross-industry working group and made a significant contribution to the publication of the commercial service charge code of practice. He writes and lectures extensively, is author of the RICS service charge ‘Case in Point’ text book and is widely recognised as one of the UK’s leading service charge experts.
Email pforrester@savills.com  Tel: 020 7409 8948

Edward Shaw (Director) has specialised in dilapidations since 1990, joining Savills in 2002. Much of his workload is litigation based and he is an experienced expert witness. Edward chairs the RICS Dilapidations Working Group and was the inaugural chair of the RICS Dilapidations Forum. He writes and lectures extensively and is widely recognised as one of the UK’s leading authorities in dilapidations.
Email eshaw@savills.com  Tel: 020 7409 8850

Victoria Gibbs (Director) has over 15 years experience of estate management and the administration of commercial service charges. Originally head of Savills’ city asset management team, Vicky joined the consultancy in 2005 to specialise in the review and analysis of service charges.
Email vgibbs@savills.com  Tel: 020 7409 8759

Sebastian David (Associate) worked for 7 years as an investment surveyor before becoming a building surveyor in 2000. Seb specialises exclusively in dilapidations and is one of the founding members of the RICS Dilapidations Forum. Seb writes articles for the trade press and lectures.
Email sdavid@savills.com  Tel: 020 7877 4530

Patrick Stell (Consultant) practised as a solicitor specialising in litigation before dual qualifying as a building surveyor in 2000. Patrick specialises exclusively in dilapidations, is on the steering committee of the RICS Dilapidations Forum, writes articles for the trade press and lectures.
Email pstell@savills.com  Tel: 07973 417149