



## Andrew Dymond

Year of call: 1991

*'Lightning fast and unflappable in the courtroom.'*

Legal 500

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## Practice Summary

Andrew was called to the bar in 1991. He advises and represents both public and private sector clients, including local authorities, private registered providers, registered social landlords, private landlords, leaseholders, tenants and the homeless. He is recommended in Chambers and Partners as a leading junior in social housing. He is Deputy General Editor of the Housing Law Reports, an editor of Arden & Partington's Housing Law and a member of the editorial board of the Journal of Housing Law. Andrew also specialises in property cases and is recommended in the Legal 500 as a leading junior in property law. He is a member of the committee of the Property Bar Association (for which he was a committee member for 10 years and treasurer for four years).

Andrew has had articles published in the Law Society Gazette, Solicitor's Journal, Legal Action, Inside Housing, the Journal of Housing Law, the Journal of Local Government Law and Local Government Chronicle. His article Flexible Tenancies and Forfeiture [2014] JHL 4 was cited in Parliament during debates on the Housing and Planning Act 2016.

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## Property & Housing

Andrew's practice encompasses all aspects of housing and property law, including homelessness and allocations, human rights and equalities, possession and forfeiture, unlawful eviction, disrepair and dilapidations, enforcement of private sector standards, HMO and private rental sector licensing , HHSRS, tenancy deposits, statutory nuisance, rogue landlords and rent repayment orders, enfranchisement, RTM , all aspects of service charges and administration charges, welfare reform, regeneration, rents ( including Welfare Reform and Work Act 2016)), stock transfer and disposals and anti-social behaviour. His practice also includes commercial landlord and tenant, business tenancy renewal, construction of leases, forfeiture, restrictive covenants, easements, adverse possession and proprietary estoppel.

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## **Anti-Social Behaviour**

Possession proceedings and Injunctions.

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## **Real Property**

Commercial landlord and tenant, business tenancy renewal, construction of leases, forfeiture, restrictive covenants, easements, adverse possession and proprietary estoppel.

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## **Local Government**

Powers procedures and vires, housing finance, constitution, regeneration and redevelopment, procurement.

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## **Public & Administrative**

Andrew advises on local authority powers and procedures , finance, constitutional issues, regeneration and redevelopment and procurement.

Judicial review, Equality Act claims and human rights.

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## **ADR**

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## **Public Access**

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## **Memberships**

- Housing Law Practitioners' Associations
  - Social Housing Law Association
  - Property Bar Association
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## Other

Andrew is a qualified mediator.

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## Recommendations

- Considered an extremely powerful practitioner in technically complex cases. His written advice wins particular praise, as does his insight into matters concerning proposed housing schemes and statutory compliance. He also authors and edits key housing law commentary. In court, he impresses as being both authoritative and a decent opponent.  
“First-choice counsel for difficult housing law issues.” “A great choice for cases with technical or complex issues. He provides clear, decisive advice.” Chambers and Partners 2019
- ‘*Lightning fast and unflappable in the courtroom.*’ Legal 500 2019
- “Considered an extremely powerful practitioner in technically complex cases. His written advocacy wins particular praise, as does his insight into matters concerning proposed housing schemes and their statutory compliance. He also authors and edits key housing law commentary. Strengths: ‘Extremely good on his feet and hugely robust.’ ‘He is extremely bright and beautifully analytical.’” Chambers and Partners 2018
- “Respected housing specialist with an excellent reputation for handling technical disputes between landlords and tenants. He is increasingly noted for providing critical policy advice to social landlords. ... Strengths: ‘He’s strong and consistent on a broad range of social housing matters.’ He’s excellent technically, thorough and clear in his advice and very approachable.’ Chambers and Partners 2017
- “Technically fantastic” Legal 500 2016
- “He provides clear and concise advice on difficult technical areas of law, particularly landlord and tenant matters.” Legal 500 2016
- “A star individual who is lauded for his advocacy skills, the quality of his written work and his knowledge of the sector. Identified as ‘phenomenal’, he is a favourite amongst both peers and instructing solicitors”. Chambers and Partners 2016
- “He’s great for technical issues and is academically one of the strongest”. Chambers and Partners 2015
- “He has excellent skills in court and is fantastic at cross-examination”. Chambers and Partners 2014
- “Recognised for his academic and technical strength and cross-examination skills”. Legal 500 2014
- “Well known for his superb written work, and feted because ‘he loves to get his nose into something and get to the bottom of problems’. He ‘gives clear and concise advice on difficult, technical areas’.” Chambers and Partners 2013
- “... ‘technically excellent’. ... ‘he doesn’t sit on the fence, and is invaluable as he often uncovers things that we have missed.’” Chambers and Partners 2012
- “He is renowned for having ‘a brain the size of a planet’ so it is not particularly surprising that instructing solicitors turn to him for ‘particularly thorny matters’.” Chambers and Partners 2011
- ” ... has such a broad and detailed knowledge of housing law that ‘he’s never out of his depth’. ‘A barrister

who is headed to the very top of his profession' he offers a combination of 'flair and professionalism'." Chambers and Partners 2010

- "... 'excellent drafting skills' and 'intellectually rigorous approach to advocacy'." Chambers and Partners 2009

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## Noteworthy Cases

- R (Edwards) v Birmingham CC [2016] EWHC 173 (Admin); [2016] HLR 11 – homelessness – applications – temporary accommodation – judicial review
- Elysian Fields Management Company Ltd v Nixon [2015] UKUT 427 (LC); [2016] L& TR 4 – service charges – construction of lease
- Islington LBC v Unite Group Plc [2013] EWHC 508 (Admin); [2013] PTSR 1078; [2013] HLR 33 – HMO licensing – student accommodation
- MacGregor v BM Samuels Finance Group Plc [2013] UKUT 471 (LC) – service charges – effect of determination on payability
- Rochdale MBC v Dixon [2011] EWCA Civ 1173; [2012] PTSR 1336; [2012] HLR 6 – water charges – local authority powers
- Southwark LBC v Leaseholders of Southwark LBC [2011] UKUT 438 (LC) – service charges – QLTAs – dispensation from consultation requirements
- Swindon BC v Redpath [2009] EWCA Civ 493; [2009] L&TR 1; [2010] HLR 13 – anti-social behaviour – housing management functions
- Kilby v Basildon DC [2007] EWCA Civ 479; [2007] HLR 39 – variation of secure tenancies – local government powers
- Lambeth LBC v Bigden [2001] 33 HLR 43, CA – adverse possession
- Lambeth LBC v Archangel [2001] 33 HLR 44, CA – adverse possession
- Lambeth LBC v Blackburn [2001] 33 HLR 74, CA – adverse possession
- R v Islington LBC, ex p Bibi (1996) 29 HLR 498, QBD – intentional homelessness
- Westminster CC v Haywood [1998] Ch 377, ChD – ombudsman's powers

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## Legal Publications

### Co-author

- Manual of Housing Law (8th & 9th Eds) Sweet and Maxwell (with Andrew Arden QC)
- Arden & Partington's Quiet Enjoyment (5th & 6th Eds), Legal Action Group (with Andrew Arden QC and Martin Partington QC and other members of Chambers)
- Leasehold Valuation Tribunals – A Practical Guide, Sweet & Maxwell (with other members of Chambers)
- Private Sector Housing – Regulating Conditions, Sweet & Maxwell (with Caroline Hunter)
- Westlaw UK Insight – member of Chambers' team providing the articles on housing topics

### Author

- Security of Tenure (1st & 2nd Eds), Arden's Housing Library, Lemos & Crane
- Presenting Possession Proceedings, Arden's Housing Library, Lemos & Crane
- Houses in Multiple Occupation, Arden's Housing Library, Lemos & Crane

### Annotations

- Localism Act 2011 (Co-author)
- Current Law Statutes on the Housing and Regeneration Act 2008 (Co-author)
- Current Law Statutes on the Housing Act 2004 (Co-author)

### **Editor**

- Housing Law Reports (Deputy General Editor), Sweet & Maxwell
- Arden & Partington's Housing Law (an editor), Sweet & Maxwell
- Journal of Housing Law (member of editorial board), Sweet & Maxwell

### **Articles**

- Andrew has had articles published in the Law Society Gazette, Solicitor's Journal, Legal Action, Inside Housing, the Journal of Housing Law, the Journal of Local Government Law and Local Government Chronicle. His article Flexible Tenancies and Forfeiture [2014] JHL 4 was cited in Parliament during debates on the Housing and Planning Act 2016.
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