



Life doesn't always go to plan, we will help you find a solution

Unfortunately life does not always go according to plan and at times, either in your personal or your business capacity, you may find yourself involved in a dispute.

Coodes' experienced team of dispute solicitors is here to give you practical and straight forward advice on resolving your dispute as quickly, efficiently and cost effectively as possible. The Coodes approach is founded on:

Care, Commitment and Common Sense

We will advise of the ways in which your dispute may be resolved, and the funding options which may be available to you.

There are many types of dispute and it is not possible to detail them all. However, some of the more common problems which the Coodes dispute team deals with on a day to day basis are set out below.

Property Disputes

There are many types of property disputes including problem tenants occupying your buy-to-let property, boundary disputes, disputes over a right of way or shared drainage, commercial tenants who have left your factory owing you rent and in a state of disrepair, contested lease renewals, the removal of trespassers and disputes over jointly owned properties or a property which is owned solely by your partner but in which you too have invested money.

Contested Wills and Inheritance Claims

A Will may be challenged on various grounds. It may be a forgery. It may not have been signed and witnessed correctly. The person who made it may not have had the required mental capacity to do so or, when making it, may have been subject to pressure or undue influence. Alternatively, the Will may not make adequate or indeed any provision for you. If so, and if you fall within certain criteria and act in time, you may be able to make a claim against the deceased person's Estate. You may for instance have been living with the deceased person or financially dependent upon them.



Key contacts



Colin Hunter

Head of Dispute Team

colin.hunter@coodes.co.uk
Telephone 01726 874700

Colin deals with a full spectrum of disputes including contract disputes and negligence disputes. He has built up areas of specialism focussing on contentious probate and inheritance disputes as well as property disputes.



Andrew Marshall

Deputy Head

andrew.marshall@coodes.co.uk
Telephone 01566 770000

Andrew has a broad depth of knowledge in civil and commercial disputes – with a particular interest in contract disputes, commercial disputes, landlord and tenant disputes, debt recovery, property disputes and contentious probate.

You can contact either Colin or Andrew or call into any of our offices where there will be a member of the dispute team on hand to help you.

St. Austell, Truro, Newquay, Liskeard, Launceston, Penzance and Holsworthy



Professional Negligence Claims

Whenever you use, and pay for, a professional (such as a solicitor, an accountant, a surveyor, a doctor, a dentist, an engineer, an architect, a financial advisor or a vet), you are entitled to expect that the service you receive will be of a certain standard. There are however times when the actual service falls short of that and, as a result, you may incur considerable losses. For instance when surveying your new property, your surveyor may have failed to spot a serious defect which will now be expensive to repair. Alternatively your solicitor may have failed to notice that the lease for the new flat you bought for holiday lettings contained a provision preventing such use. You may very well be entitled to compensation.

Contract Disputes

Breach of contract claims are one of the most common type of disputes. In your personal life you may have bought something which has proved to be defective. You may have engaged the services of a contractor but his work is sub-standard. Wearing your business hat, you may have entered into a contract which was essential for your operation but your supplier has let you down and you are now receiving aggravation from your own customer as a result. If the breach of contract has caused you to suffer a loss, then you can seek financial compensation.

Debt Collection

Your business worked hard to secure the order and you have now provided your customer with everything that he required, but you have not been paid. Your cash flow is suffering as a result and the debt needs collecting before it becomes a threat to your business.

The Coodes' Approach

Although the facts and circumstances of every dispute will differ, the Coodes dispute team will:

- Discuss with you and assess your position and your evidence
- Advise you on your prospects of success and areas of risk or damage limitation
- Help you carry out a cost benefit analysis. Does the potential benefit outweigh the potential risks and costs?
- Advise you on the various funding options which may be available to you
- Discuss with you the best way of resolving your dispute and the various alternatives to formal Court action
- Agree with you the approach you should adopt. For instance, would you rather try to resolve a boundary dispute with your neighbour on an amicable basis as opposed to "all out war"?
- Continually review your position as your case progresses

Other disputes which the Coodes dispute team can deal with on your behalf include:

- Agricultural Disputes
- Commercial Disputes such as Franchise Agreements or Shareholder Disputes
- Construction Disputes
- Consumer Disputes
- Insolvency Matters
- Intellectual Property Disputes
- Mortgage and other Credit Disputes
- Negligence and Nuisance Disputes
- Partnership Disputes



Flexible Funding Options

Your claim can be funded by:

- You
- Your insurers
- Legal aid
- A no win no fee agreement*
- Your trade union
- A "pay later" agreement*

**Terms and conditions apply*

Let the Coodes dispute team work with you and fight your corner.

Care, Commitment and Common Sense

Next steps

For more information contact your nearest branch, email disputes@coodes.co.uk or visit coodes.co.uk