

BUSINESS LAND AND PROPERTY DISPUTES: LAND OWNERS

Commercial Land Owners can face the same sort of problems as residential land owners, but the scale can be bigger and the impact on the business greater. If you own and operate from a commercial building or your business includes the use of extensive land acreage, e.g. garden nursery, golf course, etc. you may well face problems in the following areas:

- New development on neighbouring land affects your drainage, access to light, or “nibbles away” at your boundary.
- Refurbishment work or an extensive refit of the building next door creates lots of noise, dust and their materials get dumped on your car park or access routes without permission causing disruption to your business.
- Your business has been in place for years but your new neighbours are complaining about your lorries coming and going at all hours, odours and noise from your manufacturing process or entertainment business and demanding you make extensive changes.
- You have co-existed very happily with your neighbouring business for many years on an understanding or “Gentlemen’s Agreement” about the use of the car park and access arrangements. That business has changed hands and the new owners are refusing to recognise that agreement or cooperate in coming to an acceptable compromise.

