

LANDLORD'S—DATA PROTECTION Frequently Asked Questions!

What are your legal obligations?

The Data Protection Act does not prevent a Landlord from releasing personal information where they are under a legal obligation to do so. For example Landlord are required under legislation to provide an unedited copy of the service charge account to tenant if they ask for it. In these circumstances the Landlord has to provide the information even if it reveals information about another Tenant

Can a Landlord pass the name of new tenants to utility companies?

Yes. The Landlord of a property has a legitimate reason for ensuring utility charges are paid by those responsible.

Can Landlords see references which were provided to letting agents?

Yes, provided that when the reference was asked for the agent made it clear it would be made available to the Landlord

Can a Landlord put up a list of Tenants who are in arrears?

No. Information about a particular Tenant's debts can only be given out in very limited circumstances

Can Landlords disclose details of a Tenant who left without paying the rent?

Where a Tenant leaves without paying the rent, and without making any arrangement to pay, Landlords may provide their details to a tracing agent or debt collection company to recover the money owed to them.

MEET THE TEAM

Chris Dobbs is a Solicitor and Partner of Chattertons. He joined the firm in April 2004.



Chris deals with all aspects of commercial property transactions and general commercial matters. He specialises in particular in the sale and purchase of freehold and leasehold commercial property, agricultural conveyancing and commercial landlord and tenant matters.

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RIGHTS OF WAY— Useful preventative steps for Landowners to take

Public Rights of way undoubtedly devalue land and it is important to land owners to be aware of the steps they need to take to protect themselves against determination.

What should you do?

- Make a statutory declaration under Section 31 (6) of the Highways Act 1980 indicating what ways if any the land owners admits to being dedicated as highways and stating that no additional highways are to be treated as such.
- Make sure you renew any existing statements every ten years.
- Make all signage as clear as possible or even erect physical barriers to prevent access.

Events & Training Courses

Chattertons are holding 'A Mock Tribunal' on Tuesday 9 March at Bishop Grosseteste University College, Lincoln. The course will run from 4.15pm - 7.30pm where you will have chance to meet our specialist employment team.

*For more information email
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