



## KNOWLEDGE

# LEGAL PRECEDENTS (ENGLAND AND WALES)

Your land, property and business are valuable assets. The CLA is here to help you make the most of them. Our professional advisers provide high-quality advice, along with practical solutions to help with issues you are facing. And unlimited, tailored advice from the CLA Advisory Service is available depending on your membership category.

You can make direct contact with CLA's legal advisers in London. After reviewing the specific details of your situation, our legal advisers may feel that a legal precedent would be helpful as part of a package of tailored advice.

Here are some examples of the legal precedents which may be appropriate for you. **Please note, these documents are only available through the CLA legal team based in the London office.** In the first instance you can send a request to [advice@cla.org.uk](mailto:advice@cla.org.uk) with your membership number and a summary of your query.

A few of these precedents are contained in CLA Advisory Handbooks which CLA Landowning, Business and Professional members can purchase at a discounted rate.

### Access

- o Within CLA Advisory Handbook CLA71: Preventing the creation of public rights of way – Permissive path agreement

### Agricultural land

- Agreement for letting allotments to a group
- Agreement for letting a single allotment
- Contract farming agreement
- Contract of agistment
- Farm Business Tenancy (FBT) – bare land
- Farm Business Tenancy (FBT) less than two years
- Farm Business Tenancy (FBT) more than two years
- Full livery
- Horse grazing – non business use
- Landowner consent under the Hunting Act 2004 for lawful activities
- Metal detecting licence
- Profit of pasturage (*England only*)
- Share farming agreement
- Terms for an Agricultural Holdings Act tenancy
- o Within CLA Advisory Handbook CLA77: Horses and the law – DIY livery

### Business, land and property

- Deer stalking licence
- Fishing licence
- Garage rental agreement
- Licence for horse riding across private land
- Licence to shoot on occasional days
- Licence to use a garden for a fete, wedding or party
- Licence to use land and buildings for unspecified purposes
- Location release for premises intended for filming
- Model Storage Agreement (annexed to CLA Guidance Note "CLA Model Storage Agreement")



## Not a CLA member?

Whether you're a landowner, a farmer or a rural business owner – or even all three – the CLA will support you. Find out more today by contacting the CLA membership team.

**T: 020 7460 7969**

**E: [clamembership@cla.org.uk](mailto:clamembership@cla.org.uk)**

## Commercial

- Ad hoc additional commercial precedents
- Contract for services
- Contract for sale and supply of goods
- Venue hire agreement
- Within CLA Advisory Handbook CLA77: Horses and the law
  - Agreement for loan of a horse with option to purchase
- Within CLA Advisory Handbook CLA77: Horses and the law
  - Agreement for sale of a horse

## Employment

- 48-hour "opt-out" agreement
- Ad hoc additional clauses for employment contract/written statement of particulars (*not suitable for agricultural workers in Wales*)
- Ad hoc employment policies and procedures
- Contract of employment (with guidance on completion) (*not suitable for agricultural workers in Wales*)
- Contract of employment (with guidance on completion) Wales agricultural workers
- Disciplinary and grievance procedures
- Disciplinary outcome letter: dismissal/no action
- Disciplinary outcome letter: warning
- Letter confirming redundancy
- Letter inviting employee to disciplinary meeting
- Redundancy at risk letter
- Redundancy invitation to consultation meeting
- Written statement of employment particulars (*not suitable for agricultural workers in Wales*)
- Written statement of workers' particulars (*not suitable for agricultural workers in Wales*)

## Residential tenancies (England only)

- Agreement for a company let – where residential premises are let to a company, so it cannot be an Assured Shorthold Tenancy (AST), for occupation by an individual (usually an employee)
- Agreement for a holiday let
- Agreement regarding rent concessions
- Agreement to formalise a statutory tenancy governed by the Rent (Agriculture) Act 1976
- Assured Shorthold Tenancy (AST)
- Assured Tenancy
- Landlord's notice proposing an Assured Shorthold Tenancy (AST) where the tenancy meets the conditions for an Assured Agricultural Occupancy
- Licence to Occupy – where residential premises are let without "exclusive possession"
- Section 21 Notice – that the landlord requires possession of a let premises
- Service Occupancy Agreement

**Residential tenancies in Wales – following the implementation of the Renting Homes (Wales) Act 2016, the standard occupation contracts are available on the Welsh government website.**