

## IMPLEMENTATION OF THE RENTERS' RIGHTS BILL/ACT 2025 – AN UPDATE FOR LITIGATORS

**WEDNESDAY 3 DECEMBER 2025 – 14:30 – 16:30**

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| <b>Registration:</b>      | 14:00  |
| <b>Venue:</b>             | Marsham Court Hotel, 3 Russell Cotes Road, Bournemouth BH1 3AB   |
| <b>Parking:</b>           | This is at the rear of the hotel (postcode BH1 3AU) and there is no parking charge. On arrival, please inform hotel reception of your car registration number and, when you leave, ask for the exit code to raise the exit barrier. Alternatively, there is parking at Berry Court in St Peter's Road, Central Car Park in Upper Hinton Road or street parking around the hotel. |
| <b>Cost:</b>              | <b>£70</b> Solicitor Member; Associate Member; Trainees (Solicitor, Cilex & Apprentices)<br><b>£100</b> Non-Member of BDLS   |
| <b>Booking Reference:</b> | 657  |
| <b>CPD:</b>               | 2  |
| <b>SRA Competence:</b>    | B <a href="https://www.sra.org.uk/solicitors/resources/continuing-competence/cpd/competence-statement/">https://www.sra.org.uk/solicitors/resources/continuing-competence/cpd/competence-statement/</a>  |

In this seminar, Conor Maher will outline the key points of the Renters' Rights Bill 2025, planned for shortly after anticipated Royal Assent as the Renters' Rights Act 2025.

The scope of the new Bill, and the consequences of getting things wrong, is enormous - with intricate new compliance regimes for landlords and substantial financial penalties for breaches. Getting ahead of the curve is therefore essential, not only to be able to deal with matters as they arise, but to advise landlord clients as to how to prepare for implementation day.

This in-person seminar will give a detailed overview and assessment of the key provisions soon to be enacted and give a practical analysis of the key issues to be faced by landlords and those who advise them. It is also anticipated that the seminar will afford a useful opportunity for fellow litigators to discuss key issues on the horizon, and practical steps to overcome them.

This seminar will cover the following:

- An overview of the key changes from the Renters (Reform) Bill
- An assessment of the abolition of fixed term tenancies and s.21
- Analysis of s.8 reform and grounds for possession
- Rent: Stating Rent, Rent Bidding, and Rent Increase Reform
- Provisions for pets and mandatory consents
- An overview of protections against discrimination
- Implementation of the 'Private Rented Sector Database' and Ombudsman/Redress Scheme
- Application of the Decent Homes Standard to the private rented sector including Awaab's Law
- Preparing for implementation - practical guidance and top tips

## Speaker Profile:

**Conor Maher** is a Senior Associate Solicitor and Solicitor Advocate (Civil) at Ellis Jones and Honorary Treasurer of the BDLS who also acts as the Civil Litigation Lead for the Dispute Resolution Sub-Committee.

Conor's practice involves a range of civil and commercial matters representing both businesses and individuals, including dealing with high-value and complex litigation before the High Court, alongside regularly appearing in claims before the County Court.

Conor was individually ranked as a 'Leading Associate' by Legal500 in 2024 and noted for "An exceptional reputation for advocacy in the County Courts".



Conor regularly delivers training on civil litigation and dispute resolution through MBL Seminars, LegalFutures, and has been a guest lecturer in civil procedure at Bournemouth University as part of the LLM course.

## Please book online at:

<https://www.bournemouthlaw.com/bournemouth-district-law-society-lectures>

**Course Notes:** For environmental reasons, BDLS will no longer be providing printed course notes at lectures. Lecture notes will be emailed to delegates in advance for either printing or accessing via their laptop or alternative device on the day.

**Payment for lectures:** Please be aware that payment must be received at the office before the lecture takes place. Course bookings will only be confirmed upon payment. All payments are to be paid by BACS. No refunds within 7 days of the course.