

Practice Department

Construction and Real Estate



Plant Construction
Private Construction and
Architects' Law
Real Estate Management
Real Estate Transactions
Property Development
Real Estate Financing
Public Construction and
Planning, Environmental Law
Public Procurement

The law firm

PRACTICES & INDUSTRIES

Employment & Pensions
Individual and collective labour law

Finance & Projects
Banking, Structured finance, Funds,
Major projects, Outsourcing

Corporate / M&A
Capital markets, IPOs, Private equity,
Venture capital, Restructuring

Construction & Real Estate
Project development and management,
Construction contract law

EC Law / Antitrust
Merger regulations, Antitrust law,
Subsidies and grants, Regulatory affairs,
Tendering, Anti-dumping / WTO

Intellectual Property
Patents, Trademarks, Unfair competition,
Copyrights

Public Commercial Law
Public building regulations, Privatisations,
Environmental law

Tax Law
Corporate structuring

Commercial & Distribution
China group,
Maritime,
Sales and contract law

Private Client

INDUSTRIES

Construction & Engineering

Banking & Finance

Infrastructure Projects

Life Sciences & Healthcare
Food, Medical devices, Pharmaceuticals

Media & Entertainment

Hospitality, Leisure & Travel

Technology
Information technology, e-commerce,
Telecommunications

Taylor Wessing is a full-service European law firm that provides advice to commercial organisations doing business across the world. With some 750 lawyers we advise multinationals, financial and public institutions, investment funds, entrepreneurial start-ups and growing enterprises. We offer specialist services in all aspects of national and international commercial law, in particular, corporate / M&A, tax, finance and projects, construction and real estate, intellectual property, antitrust, employment and pensions, and dispute resolution.

Taylor Wessing offers industry-focused advice by grouping together lawyers from different legal areas, but with in-depth sector experience. Our globally renowned expertise in intellectual property underpins our strength in knowledge-based industries such as IT and telecommunications, automotive and engineering, life sciences and healthcare, media and entertainment, leisure, fashion and travel. Other core industries include construction, infrastructure projects and the banking and finance sectors.

Taylor Wessing is based primarily in Europe's largest economies with 11 offices in the UK, Germany, France, Belgium, Spain and Poland. It has also recently opened a Middle-East office in Dubai.

We now have two offices in China – our Beijing and Shanghai offices work in tandem to serve a thriving Chinese market. Our clients also have the added benefit of our wide network of partner law firms.

Top ranked



Chambers Europe
Top Ranking across Europe
(2007/2008)



The Legal 500
Recommended Law Firm
(2008)

What makes us different?

THEORY VERSUS PRACTICE

Is theory good enough? Not for us. We believe success is a practical matter. To help your business succeed, we use our wealth of experience to focus on exactly what you want to achieve. Together we can work out what is feasible, and what makes economic sense. Like you, our bottom line is that business success needs ideas that work in practice.

SUCCESS DOESN'T HAPPEN BY CHANCE

Would you toss a coin when making an important business decision? Neither would we. We operate along economic principles, just as you do. Our approach is to work with you, developing pragmatic, cost-efficient ways to maximise your business success. We also maintain a keen interest in the details of your products, services and markets to ensure that success is a matter of planning, not chance.

A SINGLE, PERSONAL CONTACT

Are you frustrated if you have to say the same thing many times over? That's understandable. We overcome this by assigning an experienced partner as your personal contact for the entire project, to ensure consistency of communication. Your personal lawyer acts as your link to our entire range of legal resources. They will supervise and manage your legal affairs from the outset, becoming familiar with the specific complexities of your business area and your individual company needs. Because our lawyers work in busy international practice environments, they are aware of all the latest legal and business developments.



Practice Department

Construction and Real Estate

Globalisation has long since caught up with the real estate market, triggering dynamic development, and confronting legal counsel with a variety of challenges. Our clients seek legal advice about a wide range of issues, including:

- due diligence reviews covering the real-estate aspects of international company acquisitions
- the development of utilisation concepts for privately and publicly owned companies and corporate bodies
- support and advice during the planning and implementation phases of new projects
- facility management.

We deal with all aspects of the national and international construction industry and real estate business. Our construction and real estate practice department comprises 120 lawyers – 49 working from our German offices and 55 based in the UK. They are all specialists in construction and real estate law, and have years of experience.

Naturally, our expertise covers the entire spectrum of public construction and planning law as well as environmental law. We provide legal support at all stages of a construction project – from projections, urban development planning and building permit procedures, through the awarding of construction contracts and performance, right up to the operational stage.

We offer comprehensive advice on structuring and handling real estate acquisitions – including contract drafting and management of real estate funds. We also counsel financial institutions on matters concerning the law on security for real property loans. We cover contract law relating to construction, and architects' and engineering agreements, and we provide legal advice on facility management. We can also represent you in disputes, both in and out of court, and in arbitration proceedings.

Our range of clients includes:

- institutional and private investors
- contract-placing authorities
- companies and private individuals
- real estate developers
- construction companies
- insurance and utilities companies
- insolvency administrators
- project managers
- project developers
- financial institutions
- marketing companies
- real estate agents or brokers.



Plant construction | Every project is unique – whether oil rig or refinery, cooling tower or marzipan factory. And so is the legal position, which calls for widely diversified expertise. Plant construction involves a whole web of individual contracts – all with different contents and time scales.

We offer the entire range of services you need to support you all the way – from drafting the contract through negotiations to contract management. From your initial battle for a building permit to the ‘just in time’ order for the very last component, our experts understand all the technical details.



Private construction and architects’ law | Private construction and architects’ law are particularly important during building projects. Numerous, often highly complex technical and legal questions can arise before completion – and a large number of different enterprises are involved alongside the architects and building experts.

Also numerous legal problems may occur during construction. The German standard building contract terms (VOB – Verdingungsordnung für Bauleistungen) as well as the German Civil Code contain many formal requirements – and, accordingly, many pitfalls. Because of this, legal support often plays a key control role in a construction project.

We have many years’ experience working in the legal field of private construction work. We can advise you at all stages of your project and undertake litigation on your behalf, or simply help you draw up standard contracts and terms and conditions of business not directly related to a specific building project. Over the years, we have also acquired considerable expertise in the law relating to public tenders.

During the period between acceptance and the date when claims become time-barred, you may have to meet several further legal requirements and overcome various hurdles before warranty claims or collaterals can be enforced – which could destroy the profitability of the project.

Every construction project requires contracts that secure your legal position fully, yet remain flexible enough to meet the individual requirements of the project – which may change over the course of the building work. So we offer a wide range of flexible contracts.

Our legal advice is based on our expert knowledge and tried and tested cases. Our aim is to support you long before litigation becomes inevitable. However, if a case does have to go to court, we have all the necessary expertise and experience to help you enforce, or defend against, reciprocal claims.



*The practice received a host of recommendations ...
it is a rapidly growing practice*

Chambers & Partners



Real estate management

Commercial and residential properties have different management requirements at different stages of their life. We are a highly experienced, well-versed partner for real estate management, and act as an outsourced legal department dealing with routine business for credit institutions, real estate funds and facility management companies.

We draw up leases for commercial premises for widely varying types of use, and monitor and adjust them to reflect new developments in relevant case law and legislation. Our clients also benefit from our expertise in successful claim enforcement, both in and out of court. Finally, our range of services includes co-designing and implementing revitalisation measures, and advising on insolvency law issues.



Real estate transactions

Even in a difficult economic environment, real estate transactions are part of business life. In any planned purchase, a due diligence review discussing real estate law issues will disclose the risks involved to the potential purchaser, and at the same time safeguard the seller against warranty claims. We structure and support due diligence review procedures, and if necessary, integrate external advisers into the team, and establish contact with lenders.

We're able to help you with more innovative concepts as well, such as real estate acquisitions through share purchases within the limits of options available under insolvency law. Our interdisciplinary, team-oriented approach means we can also offer you comprehensive advice on issues such as tax and corporate law.



Property development

Property development is about adding value by changing the physical and legal structures of a building. For instance, turning brownfield sites into shopping centres, converting former railway premises into residential and business units; or combining previously small plots to make functional economic

units; creating a balance between new usage and compensating areas; blending valuable old buildings with modern surroundings; generating an inspirational mix of businesses and neighbours. Authorities need creative partners – and you can rely on us.





Real estate financing | We offer advice and support on financing projects, including (since the recent Basel II Act) increasingly popular alternative financing methods, such as mezzanine financing and mortgage-backed securities. Our UK colleagues have years of relevant financing experience, and we are happy to benefit from their expertise.

For years, we have also offered to both clients and banks collaboration with credit institutions on issues relating to non-performing real estate financing. This service includes court enforcement and successful execution of claims, defence against alleged claims based on prospectus liability, and other related disputes.



Public construction and planning, environmental law | Our organisation includes experts in construction planning, building regulations and environmental law, enabling us to offer a closely coordinated service in all legal matters relating to construction and real property. We have considerable experience advising and representing companies regarding authorities and in administrative court proceedings.

We specialise in dealing with authorisation procedures relating to construction and environmental law, particularly the necessary permits required by laws on waste management, emissions control and water protection, inherited environmental liabilities and soil protection. We also specialise in the structuring of rehabilitation agreements between contracting parties – and are experts on laws relating to privatisations and air traffic.



Public procurement | We have lawyers familiar with public procurement procedures based in all major towns and cities in Germany. We represent both the contract-placing authorities and the bidders in tendering procedures, from the preparation of the tender through to the subsequent review procedure by the administrative authorities and courts. This includes the

award of building contracts, waste management contracts and contracts relating to public transport, IT and advertising services. Our teams also co-operate closely with attorneys specialising in neighbouring fields of law, such as private and public construction, public commercial law including privatisations, environmental law, EU law and corporate law.



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