

TERRY DAVIS FRICS



Terence Neil Davis

Born 27/05/47

Maidstone Grammar School

Hammersmith College of Art & Building

Elected to RICS membership 1972

Elected to Fellow of the RICS 1984

Terry qualified as a QS and worked as such for 3 years before practising as a Building Surveyor for 18 years. He then transferred to General Practice working as a Valuation Surveyor. He is registered with both valuation and building surveying faculties at the RICS and now works in either capacity, he is also a registered valuer.

He is registered with the RICS as an Expert Witness (EWAS) in a number of categories:

- S18 (1)/Diminution Valuations for dilapidation purposes
- Diminution valuations for other purposes
- Matrimonial dispute valuations acting as a SJE
- Retrospective valuations for negligence claim purposes
- Dilapidations

He was a valuation member of the RICS Dilapidations Forum Steering Group for six years ending in November 2015 and sat on the Dilapidation Guidance Note Working Group and the PLA/RICS Dilapidation Pre Action Protocol Liaison Group. He has carried out a number of specialist lectures on dilapidation and diminution valuation subjects over the last few years including co-presenting the 2010, 2011, 2012, 2013, 2014 & 2015 RICS Dilapidation Road Shows at eight different locations each year and has presented diminution valuation sessions at the 2010, 2011, 2012, 2014 and 2015 RICS Dilapidations Conferences. During 2014, 2015 and 2016 he presented a series of web classes for the RICS entitled "Advanced Diminution Valuations" and is booked to do the same in 2017. He is an occasional contributor to The RICS Property Journal – *"Estimating Losses - Supersession"* March 2014 and *"Levels of Loss – Diminution Valuations"* June 2015. Terry is currently instructed on a number of complex dilapidation matters specifically to prepare diminution valuations, for both landlords and tenants and diminution valuations on both residential and commercial property for non-dilapidation purposes, he carries out around 60 such valuations each year.

Terry has given oral evidence as an Expert Witness on numerous occasions (50+) over the last 25 years in the County Court, High Court, Crown Court (Proceeds of Crime Act), Lands Tribunal, Planning Appeals and LVTs as both an Expert and a Single Joint Expert.

He acted as an expert valuer for e.surv in “Webb Solutions v E.surv [2013]”, as an expert building surveyor for West Kensington Court Ltd in “Freifeld v West Kensington Court Ltd [2013]” a case involving claimed Relief from Forfeiture, and as a building surveyor for the Defendant in “Wood v Breaker [2016]” a case of alleged misrepresentation.

In his spare time, Terry chairs the Loose Amenities Association a small land holding charity based to the south of Maidstone famous for its Annual Duck Race and sits on the management committee of Whitstable Yacht Club having formerly been Commodore for seven years.

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