

**Year of Call:** 2005  
**Practice Areas:** Housing, Chancery,  
**Email:** clerks@cobden.co.uk

"He is very well prepared, extremely organised and impressive in his technical knowledge." "He's very sensible and pragmatic."

## Chambers and Partners (2021)

### Profile

## Chancery & Commercial

Sam practises in all areas of commercial and chancery law, with a particular emphasis on property litigation and commercial contract disputes. He accepts instructions to advise in conference, to draft pleadings and to undertake court appearances at all levels. Sam also appears in mediations, negotiations and joint-settlement meetings, where his practical outlook and ability to "think outside the box" has secured settlements where others would fail.

Sam's practice also includes personal and corporate insolvency, and he regularly appears in the Applications List, as well as in the High Court and County Court. He is frequently briefed in respect of a variety of applications in insolvency proceedings.

In addition, Sam is often instructed in respect of nuisance and negligence claims, enforcement of judgments, consumer credit, and a wide range of procedural applications, including appeals. He was at the forefront of the payment protection insurance litigation, enabling hundreds of borrowers to reclaim thousands of pounds in wasted premiums.

Sam is also experienced in dealing with "54 Act" commercial lease disputes.

Prior to being called to the Bar, Sam studied architecture at the University of Sheffield, and worked for a commercial architects' practice in Manchester. As such, Sam has a particular interest, and practical experience, in construction disputes and architects' and contractors' negligence.

## Housing

As a member of Chambers' Housing Department, Sam regularly appears in court in possession claims, anti-social behaviour injunctions and committal proceedings. He represents both claimants and defendants in all forms of landlord and tenant, housing and mortgage disputes; undertaking private instructions, publicly-funded work, and Direct Access instructions.

## Away from Chambers



In his spare time, Sam plays in the Lancashire and Cheshire League for Govan Athletic Football Club, where he is the Reserve Team Assistant Manager. Sam has followed Manchester City for over 25 years, and begun to enjoy doing so recently. He enjoys foreign travel, and has visited Vietnam, Cambodia, Sri Lanka and Thailand in recent years.

## Testimonial Quotes

### Chambers & Partners 2021

Well-regarded chancery and commercial junior whose broad practice includes a specialism in housing disputes. He acts for both claimant and defendant clients in connection with an impressive range of matters including anti-social behaviour orders and possession claims.  
*Strengths: "He is very well prepared, extremely organised and impressive in his technical knowledge." "He's very sensible and pragmatic."*

### Chambers & Partners 2020

Well-regarded chancery and commercial junior whose broad practice includes a specialism in housing disputes. He acts for both claimant and defendant clients in connection with an impressive range of matters including anti-social behaviour orders and possession claims.

"A truly able and sensible advocate." "Intelligent, well prepared, friendly and a pleasure to work with."

### Chambers & Partners 2018

*Well-regarded chancery and commercial junior whose broad practice includes a specialism in housing disputes. He acts for both claimant and defendant clients in connection with an impressive range of matters including anti-social behaviour orders and possession claims.*

*"Very knowledgeable, approachable, friendly and efficient." "He has a straightforward and realistic approach to cases which serves his professional and lay clients well."*

## Notable Cases

- Acting for a landlord in a partnership dispute and successfully obtaining injunctive relief in respect of property worth in excess of £100 million.
- Successfully acting for a motor dealership against a customer who had fraudulently misrepresented his entitlement to VAT relief.
- Obtaining a declaration that a client had a beneficial interest in his late father's property by virtue of a constructive trust.
- Acting for a trustee in bankruptcy in respect of the transfer of a Spanish villa at an undervalue of over €1 m.
- Successfully defending a claim for the return of a pedigree stud cat given to his client as a gift.
- Defending a client in a seven-day trial concerned with the negligent design of a swimming pool and negotiating the withdrawal of the claim mid-trial.
- Successfully defending a client accused of harassment in a landlord and tenant dispute.
- Successfully defending clients accused of trespass, nuisance and harassment in a week-long boundary dispute trial.

## Membership

The Honourable Society of the Inner Temple

The Northern Chancery Bar Association

The Northern Circuit Commercial Bar Association

## Qualifications

Bar Vocational Course (Manchester) 2005

MA(Law) – University of Sheffield – 2004

BA(Hons) – Architecture – University of Sheffield – 2001