

PROGRAM AGENDA

8:30 REGISTRATION

9:00 INTRODUCTION

- Updates on laws governing leases and tenancies in Singapore
- Common types of tenancy agreements
- Definition of tenancy agreement
- Important clauses in tenancy agreement

10:15 COFFEE BREAK

10:30 MANAGING TERMINATION OF LEASES AND TENANCY AGREEMENT

- Termination of leases and leases by effluxion of time, notice to quit by either party, surrender of the term by the tenant / lessee, forfeiture of the tenancy or lease, frustration
- Issues arising from termination of tenancy agreements and leases.
- Breaches of tenancy agreements or leases
- Waiver of tenant / lessee's breaches by landlord / lessor
- Relief against forfeiture
- Recovering possession of the premises
- Recovering arrears of rentals
- Case study 1

12:00 LUNCH

2:00 COMMON PROBLEMS IN TENANCY AGREEMENT

- Misrepresentations and inducements into signing tenancy agreements
- Difference between a letter of intent and tenancy agreement
- Stamp fee and agent's commission – who is liable to pay
- Implications of security deposits
- Types of common problems in tenancy agreements from landlord's perspective
- Types common problems in tenancy agreements from tenant's perspective

3:15 BREAK

3:30 PREPARATION FOR LITIGATION

- How to manage and resolve these common problems, minimize the occurrence of breach and avoid litigation
- How to prepare for litigation if the problem cannot be amicably settled
- Factors to consider for litigation and what to expect in a law suit
- A note on mediation
- Case study 2

5:00 Q & A

30 March 2018

TRAINER'S PROFILE



MR. PATRICK TAN

Patrick Tan is the founder and Chief Executive Officer of Fortis Law Corporation. His areas of practice include commercial litigation and arbitration, wealth management, and private client matters. He is a Notary Public Commissioner for Oaths, a Fellow of the Singapore Institute of Arbitrators, as well as an accredited Associate Mediator, appointed by the Singapore Mediation Centre and the Primary Dispute Resolution Centre of the State Courts of Singapore. He also currently serves as a Volunteer Mediator for Small Claims Tribunal, State Courts of Singapore, as well as State Courts-SMC panel of mediators for the Volunteer Mediator Programme (Magistrate Complaints). In addition he is also a Legal advisor for Singapore Estate Agents Association.

Patrick obtained his LL.B. (Hons) at the Nottingham University, where he received top honours, clinching several academic awards in land law, company law and partnership law. In 2005, Patrick was nominated for the Spirit of Enterprise Award in Singapore for founding M/s Patrick Tan & Associates (now known as FortisLaw). In 2007, Patrick steered the firm into becoming the first law firm in Singapore to be accredited with the PrimeLaw Practice Management Excellence Standard awarded by the Law Society of Singapore. It is also the first law firm to be awarded the Volunteer of the Year Award 4 times in a row from 2010 to 2013 by the Law Society of Singapore.

Patrick speaks fluent English, Mandarin, Hokkien and Cantonese. In his spare time, he enjoys golfing, fishing, running, swimming, cycling and travelling.

APPOINTMENTS/MEMBERSHIPS

- Notary Public, Supreme Court of Singapore
- Commissioner for Oaths, Supreme Court of Singapore
- Fellow, Singapore Institute of Arbitrators
- Teaching Fellow, Singapore Institute of Legal Education
- Associate Mediator, State Courts of Singapore and Singapore Mediation Centre
- Volunteer Mediator, Small Claims Tribunal, State Courts of Singapore
- Volunteer Mediator, State Courts-SMC panel of mediators for the Volunteer Mediator Programme (Magistrate Complaints)
- Member, Inquiry Panel
- Mediator, Panel of Mediators (Inadequate Professional Services), Law Society of Singapore
- Member, Investigative Tribunal, Law Society of Singapore
- Member, Panel of Primary Justice Lawyers
- Member, Panel of Assisting Counsels, Legal Assistance Scheme for Capital Offences
- Member, Criminal Legal Aid Scheme
- Member, Practice Management Committee, Law Society of Singapore
- Member, Solicitors Accounts Rules Committee, Law Society of Singapore
- Member, Law Society of Singapore
- Member, Singapore Academy of Law
- Member, ASEAN Law Association
- Legal Advisor, Singapore Estate Agents Association

CONTACT DETAILS

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DDI: (65) 6645 4500

Decipher

TENANCY AGREEMENT

Registration Form (Can be filled up directly from below)

Contact Person (Mr/Mrs/Ms):

Company Name:

Billing Address:

Job Title: Department:

Email: Telephone:

Please provide the following participant(s) details for this Program:

1st Participant Name (Mr/Mrs/Ms):

Company Name:

Billing Address:

Job Title: Department:

Email: Telephone:

2nd Participant Name (Mr/Mrs/Ms):

Company Name:

Billing Address:

Job Title: Department:

Email: Telephone:

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Data Disclosure:

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ACKNOWLEDGEMENT STATEMENT

(Please tick where applicable)

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Contact Details

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Course Fee

Regular Fees : SGD 800

Early Bird 1 : SGD 680 (Register Before 20th June 2017)

Early Bird 2 : SGD 760 (Register Before 4th July 2017)

Buddy Rates : SGD 1,200

Payment Method

BY CHEQUE / BANK DRAFT Made payable to Fortis Academy Pte Ltd and mail to the address
24 Raffles Place, #29-05 Clifford Centre, Singapore 048621

BY TELEGRAPHIC TRANSFER TO:

Bank Name: United Overseas Bank Ltd
Bank Number: 7375
Bank Branch Code: 001
Bank Address: Main Branch, 80 Raffles Place Singapore 048624
Bank Account No: 456-345-389-8 Bank Account Name:
Fortis Academy Pte Ltd
SWIFT Code: UOVBSGSG

CANCELLATIONS

Once we have received your reservation, the seat(s) are confirmed. No refunds will be provided for any cancellations.

However, substitution with a qualified candidate is allowed by providing at least 5 working days of advance notice.

A one time substitution is allowed with no charges. Subsequent substitutions will be charged 10% admin fee.