

Rachel Coyle

Call 2013



Clerks

 Joe Mawson
 0161 817 2753

 Chris Brown
 0161 817 7146

 Prya Anisa
 0161 817 2794

Memberships

- Property Bar Association
- Agricultural Law Association
- Chancery Bar Association
- ComBar
- ALBA
- South-Eastern Circuit
- Association of Women Barristers
- Her Bar
- St Thomas More Society

Education

RICS Foundation Course in ADR and Conflict Avoidance December 2022-March 2023

Vulnerable Witness Training September 2018/2019

Direct Access Qualification July 2017

Inner Temple Award (International Legal Ethics Conference) July 2014

Construction

Rachel is experienced in a variety of construction disputes. She represents contractors in breach of contract disputes and negligence claims, particularly those with an Environmental or Property dimension. She is familiar with all major standard forms of contract such as JCT, NEC and FIDIC, and advises clients on the drafting of contracts and on the interpretation of contractual provisions during the project life-cycle.

Cases

- Drafting pleadings and representing a landowner in the High Court concerning the dredging of a lake on his land and remedial work/s to an Area of Outstanding Natural Beauty;
- Drafting pleadings and representing a business located in Oldham in a matter concerning subsidence alleged to be caused by the adjoining property's construction work/s;
- Advising a large property developer about a breach of a construction contract entered into with a large company domiciled in Germany, with a particular emphasis on any breaches relating to the Building Regulations 2010 with regard to the common JCT contract;
- Advising a construction company in a dispute concerning completed works for which it is owed money.

Recommendations

"Rachel's court room advocacy was very sound and her interactions with the bench were always entirely appropriate", Deputy Master

Mayor Award May 2013

Manchester Metropolitan University
September 2012-June 2013
Bar Professional Training Course (BPTC)

The College of William & Mary (WM)
Williamsburg, VA (USA) (Draper Scholar)
LLM American Legal Studies, GPA 4.2
August 2011-May 2012

The Drapers' Company Scholarship
funding an LLM in the USA 2011-2012

Queen Mary, University of London
(QMUL) September 2008-June 2011
Law – First Class with Honours (LL.B)
Hons

Queen Mary, University of London, Law
School Bursary Winner September 2008-
June 2011

Aquinas College, Top Ten Theology A-
Level June 2008

Aquinas College Von Hugel Institute
Funding for Leadership Conference June
2008

Aquinas College (Sixth Form) September
2006-June 2008

Harrytown Catholic High School
September 2001-June 2006

"She demonstrated a notably strong intellectual aptitude combined with sound judgment", Deputy Master

"In my experience Rachel grasps complicated issues quickly and has, on several occasions, conducted legal research quickly and competently in my view," Solicitor

"My opinion is that Rachel appears commercially minded, get to the nub of issues quickly, and considers both legal and practical issues when providing advice," Solicitor

"Her drafting is clear, easy to understand and very thorough," Solicitor

"Rachel has always provided me with clear advice, and most important issues, personable and easy to talk to. She is helpful and gets on your level when discussing legal advice and issues. There has never been any arrogance or brow beating," Solicitor

"She is a good advocate. I have witnessed her address the Court in a matter I instructed her on. In spite of the complexity of the case, she was able to concisely and persuasively present the case before the Judge. It was no wonder we won. She was clear, efficient, and well-organised," Solicitor

"I have witnessed her being able to strip away less important issues in a case which has often helped matters to settle. This I have seen at number of successful mediations where her analytical thinking has been the key factor in the settlement. For example, in a case concerning the removal of silt from a private lake that involved a large quantities of documents," Legal Executive

"Rachel displays an excellent ability to communicate with my clients who come from differing backgrounds. My clients often comment on how approachable she and that they feel very comfortable communicating with her. With some Counsel, client feel rather nervous and daunted when explaining their case, but not with Rachel," Legal Executive

"I have instructed Rachel on various matters – such as: hearings, trials, drafting pleadings or providing advice etc – and the standard of work that Rachel provides is always excellent. Furthermore, Rachel has a remarkable ability of being able to turnaround work with tight time constraints. In my opinion, Rachel is an exemplary barrister, and, in turn, an outstanding ambassador of the Bar. I believe that this is not only due to her legal expertise and knowledge, but also because of Rachel's drive and commitment to her profession," In House Solicitor for a Local Authority

Publications

- *'A Practical Guide to Common Land and Village Greens'*, Law Brief Publishing, expected Summer 2023;
- *'A Practical Guide to Treasure Trove'*, Law Brief Publishing, expected Winter 2023/Spring 2024;
- *'A Practical Guide to the Housing Health and Safety Rating System (HHSRS)'*, Law Brief Publishing, 2022;
- *'Unlocking the Crypt: Insolvency & Cryptocurrency'*, New Law Journal, July 2022;
- *'A Practical Guide to Hoarding and Mental Health for Housing Lawyers'*, Law Brief Publishing, 2020;
- *'Shared Ownership: Leases of Flats and Right to Manage'*, LEASE website and Flat Living, July 2018;
- *'Goodbye Grayling's Employment Tribunal Fees'*, Local Government Lawyer, 10 August 2017;
- *'Benefit cap and lone parents with children under two'*, Local Government Lawyer, 3 August 2017;
- *'Right to Manage: A Brief Overview.'* featured on Lexology and LEASE, 19 October 2016.

Beyond the Bar

Rachel volunteers through her Inn to provide advocacy training through 'Bridging the Bar' and conducting mock pupillage interviews. She previously judged the George Hinde Moot at QMUL and volunteered at QMUL Legal Advice Centre.

In addition to writing books for Law Brief Publishing and previously articles for New Law Journal, LEASE, Flat Living and Local Government Lawyer, Rachel delivers seminars/webinars for MBL Seminars.

Rachel is a NISA Level 8 qualified figure skater but is perhaps a little rusty. She previously played football for Calthorpe Project FC. She enjoys skiing and mountain biking, or relaxing with a good book about archaeology or playing her guitar. She is also a mother to two active girls and a governor at her local primary school.