



MODULE SPECIFICATION

Part 1: Information			
Module Title	Property Law		
Module Code	UJXU59-20-3	Level	Level 6
For implementation from	2020-21		
UWE Credit Rating	20	ECTS Credit Rating	10
Faculty	Faculty of Business & Law	Field	Law - non modular
Department	FBL Dept of Law		
Module type:	Standard		
Pre-requisites	None		
Excluded Combinations	None		
Co- requisites	None		
Module Entry requirements	None		

Part 2: Description
<p>Educational Aims: See Learning Outcomes.</p> <p>Knowledge and Understanding: These skills are developed through lectures, seminars and workshop activities and are assessed in any coursework which is part of the assessment schedule in any given academic year, and the examination.</p> <p>Intellectual Skills: These skills are developed through seminar preparation and discussions, group work and discussions in workshops and are assessed in any coursework which is part of the assessment schedule in any given academic year, and the examination.</p> <p>Subject Specific skills: These skills are developed through preparation for weekly seminars and workshops and also through the completion of any coursework which involves independent research on a topic not necessarily within the taught syllabus.</p> <p>Transferable Skills: Oral communication is developed through and evidenced by the many and varied interactive tasks involved in weekly seminars and workshops; high quality written communication skills are particularly required for and developed through any coursework task (where a coursework is part of the assessment schedule in any given academic year).</p>

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Time management skills – these are developed through and evidenced by the ability to cope with an intensive study in a new discipline, whilst working to a demanding schedule of class contact and preparation for classes and assessments.

Use of IT is developed both as a research tool and for the presentation of coursework and evidenced by a requirement that all coursework be word-processed. IT skills are also of increasing importance in the search for and retrieval of legal sources from the internet and legal databases.

Team-working is developed most obviously through workshop activities, where small group discussion (groups of 4 or 5) is followed by more general debate between subgroups, the whole workshop group and the tutor.

Outline Syllabus: The syllabus includes:

Introduction:

Property rights; ownership of land; doctrine of tenure; doctrine of estates; formalities in land.

Protection of Property Rights:

The bona fide purchaser

Registration of land charges

Registration of title

Methods of Holding Land:

Trusts of land

Co-ownership

The Leasehold Estate:

Requirements, creation and termination of leases

Leasehold covenants – enforceability and remedies

Incumbrances over land:

Easements

Mortgages

Covenants in freehold land

Teaching and Learning Methods: Students are introduced to each topic through the medium of a 1 hour lecture which may be interactive in part.

Students are then required to prepare for the 2 hour interactive workshop through reading the materials provided (the Powerpoint slides for the lecture (sometimes containing more detail in 'Speaker's Notes'); a 'Topic Outline' supplementing the lecture and filling in more detail (b) directed reading in the texts provided. Research in legal databases/texts available from the library.

Independent work preparing to discuss the legal principles and details of the law relevant to the topic area and analysing the situations in the Workshop case studies and their legal implications and the rights and remedies of the parties involved.

For the Seminars students are required to develop their knowledge of the legal topic further and to use the same techniques as in the preparation for the Workshops to be able to deal with the seminar specific case studies; some of which will be unseen.

For both seminars and workshops students are expected to be able to present brief outlines of and/or commentary on the relevant law; their analysis of specific problems and their 'solutions' to specific case studies to the group.

It is anticipated that students will need to engage in approx. 4 hours work in preparation for all face to face sessions and in reflection and reinforcement following a session.

Contact Hours:

Full Time CPE:

The basic class contact pattern is as follows:

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1 hour per week plenary session in lecture room
1 hour per week seminar discussion (max 12 students per seminar)
2 hours per fortnight workshop sessions (ie combined seminar groups; max 3 seminar groups) for purposes of interactive consideration of practical tasks and discussion of current syllabus topic.

In any given academic year, there will normally be:

15 one hour lectures, including introductory and revision lectures
12 hours of workshops (6 x 2 hours), including a revision workshop
11 seminars (including one cycle of revision seminars)

Consequently, in any academic year, there will normally be 38 hours of contact time for each student.

Part Time CPE:

In any academic year, the basic class contact for the subject is normally as follows:

At the September Induction tuition session:

1 hour subject introductory lecture

At the five subsequent tuition sessions:

3 ½ hours with tutor. Normally split into 1 ½ hours in plenary session and 2 hours in seminar groups.

Consequently, in any academic year, there will normally be 18½ hours of contact time.

Part 3: Assessment

The Assessment:

TB2 subjects:

Property is taught and examined in the same Teaching Block of the Diploma as European Union Law, Equity and Trusts and the Independent Research Project. In any given academic year, there will be a coursework in two of these subjects. As the Independent research project is a Coursework subject, there will be assessed coursework in Property in 2 of 3 academic year. There will be an unseen examination in 3 of the 4 subjects (the Independent Research Project is a coursework only subject as already indicated.)

Therefore assessment in any given academic year takes the form of either:

Coursework and Examination:

An online examination to be completed within a 24 hour window at the end of the Teaching Block. Students will be required to answer no more than three questions from a minimum of six questions (3750 words). The examination requires students to adapt their knowledge and demonstrate their understanding of the law in relation to novel situations and under time constraint.

A coursework task set on a syllabus topic requiring students to demonstrate their ability to research a topic and to produce an appropriate response to the task set. For example, this may take the form of a critical analysis of the syllabus topic, an evaluative response to proposed reforms of the law in that context; advice to a hypothetical client based on a factual scenario provided by the tutor; the draft of a short scholarly article or conference paper etc.

Or:

Examination only:

An online examination to be completed within a 24 hour window at the end of the Teaching Block. Students will be required to answer four questions from a choice of eight questions (4500 words). The examination requires students to adapt their knowledge and demonstrate their understanding of the law in relation to novel situations and under time constraint.

All students are provided with a voluntary opportunity to sit a test paper before the formal and summative assessment by examination takes place.

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If a student is permitted a retake of the module under the University Regulations and Procedures, the assessment will be that indicated by the Module Description at the time that retake commences.			
First Sit Components	Final Assessment	Element weighting	Description
Examination (Online) - Component A	✓	100 %	Online examination (exam only, 4500 words, if exam and coursework, 3750 words)
Resit Components	Final Assessment	Element weighting	Description
Examination (Online) - Component A	✓	100 %	Online examination (if exam only 4500 words, if exam and coursework, 3750 words)

Part 4: Teaching and Learning Methods

Learning Outcomes	On successful completion of this module students will achieve the following learning outcomes:	
		Reference
	A knowledge and understanding of the concept of a property right	A1
	An understanding of the practical distinction between legal and equitable rights in land	A2
	An appreciation of how the law attempts to balance the needs of purchasers and third parties	A3
	A sound knowledge and understanding of the framework of the systems of registered and unregistered land	A4
	An appreciation of the importance of the trust in its various guises in the law of property	A5
	An understanding of the variety of estates and interests held in land and how they interrelate	A6
	An appreciation of the different methods by which interests in land may be enforced	A7
	An appreciation of the practical application of the principles of property law	A8
		Reference
	Skills of analysis and synthesis	B1
	An ability to critically evaluate existing principles of property law	B2
	An ability to relate legal principles to a range of practical situations	B3
	An ability to critically evaluate the development of property law and make reasoned proposals for reform	B4
		Reference
	The ability to carry out effective legal research using hard copy	C1
	The ability to carry out effective legal research using electronic sources	C2
	The ability to find and evaluate primary and secondary legal materials	C3
	The ability to present reasoned legal argument, both orally and in writing	C4
	The ability to solve problems by identifying and analysing relevant facts and applying legal principles	C5
		Reference
	Communication skills: Oral communication is developed through and evidenced by the many and varied interactive tasks involved in weekly seminars and workshops; high quality written communication skills are particularly required for and developed through any coursework task (where a coursework is part of the assessment schedule in any given academic year)	D1
Team-working: Team-working is developed most obviously through workshop activities, where small group discussion (groups of 4 or 5) is followed by more general debate between subgroups, the whole workshop group and the tutor	D2	

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	Use of Information Technology: Use of IT is developed both as a research tool and for the presentation of coursework and evidenced by a requirement that all coursework be word-processed. IT skills are also of increasing importance in the search for and retrieval of legal sources from the internet and legal databases	D3
	Study Management Skills: Time management skills – these are developed through and evidenced by the ability to cope with an intensive study in a new discipline, whilst working to a demanding schedule of class contact and preparation for classes and assessments	D4
Contact Hours	Independent Study Hours:	
	Independent study/self-guided study	162
	Total Independent Study Hours:	162
	Scheduled Learning and Teaching Hours:	
	Face-to-face learning	38
	Total Scheduled Learning and Teaching Hours:	38
	Hours to be allocated	200
	Allocated Hours	200
Reading List	<p><i>The reading list for this module can be accessed via the following link:</i></p> <p>https://uwe.rl.talis.com/modules/ujxu59-20-3.html</p>	

Part 5: Contributes Towards

This module contributes towards the following programmes of study:

Law [Sep][FT][Frenchay][1yr] GradDip 2020-21

Law [Sep][PT][Frenchay][2yrs] GradDip 2019-20