

2025: Horizon scanning in construction

10 January 2025

This summary looks at some of the construction industry themes that are likely to dominate 2025, both in terms of the underlying causes and the legal issues that arise out of them.

For example, sustainability and net zero are becoming increasingly important, with demolish and rebuild likely to be replaced by the need to re-use/re-purpose in many cases, raising different questions with regard to the apportionment of risk. Elsewhere, AI continues to dominate the news, and its implementation within the construction industry is likely to be central to increasing efficiency and even safety on sites – making it essential that your contract is clear in determining the parties' roles and obligations.

More widely, the strong financial headwinds the industry had to weather in 2024 (causing some large players to fall into administration/liquidate) look set to continue and we look at the legal issues that will arise out of this. Finally, we consider developments in the use of Building Liability Orders, one of a number of innovations which were brought in by the Building Safety Act 2022.

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