

Conflicts of Interest Policy

Public-facing RICS-aligned conflicts policy.

Company	Pariter Limited (company number 05308864)
Registered office	5/6 Salmon Fields Business Village, Oldham, Lancashire, OL2 6HT
Policy owner	Ian Chadwick, Director
Contact email	info@partier.co.uk
Version/status	Version 0.1 Draft for internal approval and website publication
Review cycle	Approved on [INSERT APPROVAL DATE]; review at least annually or sooner following legal, regulatory or operational change.

1. Purpose

This Conflicts of Interest Policy explains how Pariter Limited identifies, records and manages actual, potential and perceived conflicts of interest. It supports the RICS Rules of Conduct and the RICS professional standard on conflicts of interest.

2. What is a conflict of interest?

A conflict of interest may arise where professional judgement, independence or duties to a client could be compromised, or appear to be compromised, by another duty, relationship, financial interest, instruction, confidential information or personal interest.

Conflict type	Description
Party conflict	Duties to one client or party conflict with duties owed to another client or party in the same or related matter.
Own interest conflict	The firm's or an individual's personal, commercial, financial or other interests conflict with the duty owed to a client.
Confidential information conflict	Duties to use material information for one client conflict with duties to keep information confidential for another client.
Perceived conflict	A situation that could reasonably appear to compromise independence or objectivity, even if the firm believes it can act properly.

3. Conflict checks

Before accepting an instruction, and during the life of an instruction, we will consider whether there is an actual, potential or perceived conflict. Checks may include client identity, property/site, counterparties, project team, previous instructions, group relationships, personal interests and confidential information.

4. Managing conflicts

Where a conflict is identified, we will decide whether it can be managed in accordance with professional obligations. Management steps may include disclosure, informed consent, defined scope, separate teams, information barriers, supervision, refusal of an instruction or withdrawal.

We will not act where a conflict cannot be managed appropriately, where informed consent is not obtained when required, or where acting would compromise independence, professional judgement, confidentiality or RICS obligations.

5. Informed consent

Where informed consent is required, we will provide sufficient information to allow the relevant client or party to make an informed decision, subject to confidentiality duties. Consent must be clear and recorded in writing.

6. Records

We will keep records of conflict checks, decisions, disclosures, consents, barriers and reasons for accepting, declining or terminating an instruction. Records will be retained with the relevant matter file or conflict register.

7. Staff responsibilities

- Raise potential conflicts promptly with the Director or nominated supervisor.
- Do not rely on informal assumptions that “everyone knows” about a relationship or prior instruction.
- Do not share confidential information unless authorised and lawful.
- Escalate any conflict that emerges during a project.

Review and approval

This document is owned by Ian Chadwick, Director. It should be reviewed at least annually, and whenever Pariter Limited changes its services, suppliers, cookie technology, personal data uses, RICS registration arrangements, complaints procedure, ADR provider, insurance arrangements or client money arrangements.

Version	Date	Approved by	Changes
0.1	11 May 2026	[INSERT APPROVER]	Initial draft for website policy suite.