

Serial Number 1952/194



THE TENANCY REGULATIONS 1951, AMENDMENT NO. 1

H. F. O'LEARY,
Administrator of the Government
ORDER IN COUNCIL

At the Government House at Wellington, this 29th day
of October 1952

Present:

HIS EXCELLENCY THE ADMINISTRATOR OF THE GOVERNMENT IN COUNCIL
PURSUANT to the Tenancy Act 1948, His Excellency the Administrator
of the Government, acting by and with the advice and consent of the
Executive Council, hereby makes the following regulations.

REGULATIONS

1. (1) These regulations may be cited as the Tenancy Regulations 1951, Amendment No. 1, and shall be read together with and deemed part of the Tenancy Regulations 1951.*

(2) These regulations shall come into force on the eighteenth day after the date of their notification in the *Gazette*.

2. On the hearing of any application to fix the fair rent of any property under the Tenancy Act 1948, the Court shall not have regard to any general or local increase in values in excess of a value determined in accordance with the Valuation of Land Act 1951 as at the date of the application to the Court.

3. On the hearing of any application to fix the fair rent of any dwellinghouse or property, the Court may regard as a special circumstance within the meaning of subsection (2) of section 9 of the Tenancy Act 1948 any increase in rates payable by the landlord and also any increase in expenditure which relates to the tenancy and is met by the landlord for the benefit of the tenant.

T. J. SHERRARD,
Clerk of the Executive Council.

* Statutory Regulations 1951, Serial number 1951/270, page 1042.

EXPLANATORY NOTE

[This note is not part of the regulations, but is intended to indicate their general effect.]

These regulations require the fair rents of business properties under the Tenancy Act 1948 to be fixed on the basis of Government valuations under the Valuation of Land Act 1951, and also provide that in fixing the fair rent of any dwellinghouse or business property the Court may regard as a special circumstance any increase in rates or other outgoings payable by the landlord.

Issued under the authority of the Regulations Act 1936.

Date of notification in *Gazette*: 30 October 1952.

These regulations are administered in the Department of Labour and Employment.