STATUTORY INSTRUMENTS

2016 No. 870

RENTS AND RENTCHARGES, ENGLAND

The Rentcharges (Redemption Price) (England) Regulations 2016

Made - - - -	*5th September 2016*
Laid before Parliament	*7th September 2016*
Coming into force - -	*1st October 2016*

The Secretary of State makes the following Regulations in exercise of the power conferred by section 10(1) of the Rentcharges Act 1977(**1**).

Citation and commencement

1. These Regulations may be cited as the Rentcharges (Redemption Price) (England) Regulations 2016 and come into force on 1st October 2016.

Redemption Price

2.—(1) For the purposes of—

(a) section 9 of the Rentcharges Act 1977(**2**), and

(b) section 9 of the Rentcharges Act 1977 as applied by section 20(1) of the Landlord and Tenant Act 1927(**3**),

the redemption price in relation to land in England is calculated by applying the following formula—

$$P = £\frac{R}{Y} - \frac{R}{Y(1+Y)^n}$$

(2) For the purposes of the formula in paragraph (1)—

(**1**) 1977 c.30; section 10(1) was substituted by the Housing and Planning Act 2016 (c.22), section 137(3). By virtue of article 2(a) of, and Schedule 1 to, the National Assembly for Wales (Transfer of Functions) Order 1999 (S.I. 1999/672) the functions of the Secretary of State exercisable under the Rentcharges Act 1977 were transferred to the National Assembly so far as exercisable in relation to Wales.

(**2**) Section 9 was amended by the Housing and Planning Act 2016, section 137(2).

(**3**) 1927 c.36; section 20 was amended by the Rentcharges Act 1977, Schedule 1, paragraph 3; the Housing Act 1980 (c.51), section 143; and S.I. 1955/554, 1965/143, 1967/156 and 1970/1681. By virtue of article 2(a) of, and Schedule 1 to, the National Assembly for Wales (Transfer of Functions) Order 1999 (S.I. 1999/672) the functions of the Secretary of State under section 20 of the Landlord and Tenant Act 1927 were transferred to the National Assembly so far as exercisable in relation to Wales.