STATUTORY RULES OF NORTHERN IRELAND

2019 No. 37

HOUSES IN MULTIPLE OCCUPATION

The Houses in Multiple Occupation (Space Standard) Regulations (Northern Ireland) 2019

Made - - - -	*7th March 2019*
Coming into operation	*1st April 2019*

The Department for Communities (**1**), in exercise of the powers conferred by Section 43(5) and (6) of the Houses in Multiple Occupation Act (Northern Ireland) 2016 (**2**), makes the following Regulations:

Citation and commencement

1. These Regulations may be cited as the Houses in Multiple Occupation (Space Standard) Regulations (Northern Ireland) 2019 and shall come into operation on 1st April 2019.

Measurement of the area of the room to determine the Space Standard

2.—(1) The Department specifies that for the purposes of section 43 (Space Standard) of the Houses in Multiple Occupation Act (Northern Ireland) 2016, the floor area of a room is to be determined in the following manner.

(2) All measurements of the floor area shall be made at floor level and shall extend to the back of any projected skirting.

(3) A determination of the floor area shall include:—

(a) the floor area of a room has a sloping roof or ceiling so as to reduce the height of the room to less than 1.525 metres (5 feet);

(b) the floor area is formed by a projecting chimney breast or hot press; or

(c) the floor area immediately behind the door is no wider than the door itself;

then that floor area shall be excluded from the determination.

(**1**) 2016 c.5 (N.I.)
(**2**) 2016 c.22 (N.I.)