1965. No. 252 **[C]**

HOUSES IN MULTIPLE OCCUPATION—PRESCRIBED FORMS

REGULATIONS, DATED 30TH NOVEMBER, 1965, MADE BY THE MINISTRY OF DEVELOPMENT UNDER THE HOUSING ACT (NORTHERN IRELAND) 1963.

The Ministry of Development, in exercise of the powers conferred on it by Sections 19, 21 and 38 of the Housing Act (Northern Ireland) 1963(a) (hereinafter called "the Act") and of every other power enabling it in that behalf, hereby makes the following regulations:

Citation

1. These regulations may be cited as the Houses in Multiple Occupation (Prescribed Forms) Regulations (Northern Ireland) 1965.

Forms to be used

2. The forms set out in the Schedule hereto shall be the forms to be used for the purposes of Sections 19 and 21 of the Act.

Sealed with the Official Seal of the Ministry of Development for Northern Ireland this 30th day of November, 1965.

(L.S.)

Wm. Craig,
Minister of Development.

(a) 1963. c. 26 (N.I.).

SCHEDULE

FORM A

Section 19

HOUSING ACT (NORTHERN IRELAND) 1963

Notice of Intention to make an Order applying Management Regulations to Premises in Multiple Occupation

*Name and address of owner. To be omitted from copy of notice posted in the premises.

To* of

Notice is hereby given that:—

†Address of premises.

Whereas it appears to the Council (hereinafter called "the Council") that †, being a house which, or a part of which, is let in lodgings or which is occupied by members of more than one family, is in an unsatisfactory state in consequence of failure to maintain proper standards of management and, accordingly, that it is necessary that regulations made under section 20 of the Housing Act (Northern Ireland) 1963 should apply thereto;

‡Insert date not less than 21 days after service and posting of this notice in the premises.

Therefore the Council propose after the day of 19 ‡ to make an order under section 19 of the said Act directing that such regulations shall apply to the said house.

Any representation by an owner or lessee of the premises with respect to the Council's proposal to make such order, submitted by the said day of 19 ‡ will be taken into consideration. Representations should be in writing and addressed to:—

Dated this day of 19 .

Signed

Clerk of the Council.

NOTES

The regulations which shall apply to the premises if the proposed order is made are the Housing (Management of Houses in Multiple Occupation) Regulations (Northern Ireland) 1965 (S.R. & O. (N.I.) 1965, No. 251). Printed copies of the regulations may be purchased directly from H.M. Stationery Office or through any bookseller, or may be inspected at the offices of the Council.

Under the regulations duties of management are imposed on "the manager", i.e., the owner or lessee of the premises who is receiving the rents from tenants of parts of the premises or from lodgers, and his agent or trustee (if any) through whom he receives the rents. These duties are, broadly, to ensure the good order, repair and (as appropriate) cleanliness of the following:—

means of water supply and drainage;
lighting and heating installations;
rooms, and installations for sanitation and cooking, in common use;
other parts of the premises in common use, e.g., halls, staircases and passageways;
windows and other means of ventilation;
means of escape from fire;
common outbuildings, yards, gardens, etc.

The manager is also given certain responsibilities as respects the condition of rooms let to tenants or lodgers as living accommodation, the disposal of refuse and litter, and the taking of reasonable precautions to protect tenants and lodgers from dangers resulting from structural conditions in the premises.

By virtue of section 20(4) of the Act, offenders against regulations are liable to a fine and, on a second or subsequent offence, to imprisonment.

For the purposes of these provisions the term "lessee" includes (by virtue of the regulations) a tenant, sub-tenant, sub-lessee and a statutory tenant under the Rent Acts.

FORM B

Section 19

HOUSING ACT (NORTHERN IRELAND) 1963

Order applying Management Regulations to Premises in Multiple Occupation

*Insert address of premises.

Whereas it appears to the Council (hereinafter called "the Council") that *, being a house which, or part of which, is let in lodgings or which is occupied by members of more than one family, is in an unsatisfactory state in consequence of failure to maintain proper standards of management and, accordingly, that it is necessary that regulations made under section 20 of the Housing Act (Northern Ireland) 1963 should apply thereto;

Now Therefore the Council in pursuance of section 19(1) of the said Act do by this order direct that the Housing (Management of Houses in Multiple Occupation) Regulations 1965 shall apply to the said house.

The common seal of the Council was hereunto affixed this day of 19 in the presence of

NOTES

This order comes into operation on the date on which it is made. A person on whom a copy of the order is served may, within 21 days from that date, appeal against it to a court of summary jurisdiction on the ground that the making of the order was unnecessary. If the court allows the appeal it will revoke the order, but without prejudice to its operation prior to the revocation and without prejudice to the making of a further order by the Council.

A person who has an estate in the house may apply to the Council for revocation of the order. If the Council refuse or fail to deal with the application, the applicant may appeal to a court of summary jurisdiction, and the court may revoke the order if of opinion that there has been a substantial change in circumstances since the making of the order and that it is in other respects just to do so.

Printed copies of the Housing (Management of Houses in Multiple Occupation) Regulations (Northern Ireland) 1965 (S.R. & O. (N.I.) 1965, No. 251) may be purchased directly from H.M. Stationery Office or through any bookseller, or may be inspected at the offices of the Council.

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means of escape from fire;
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