
DRAFT STATUTORY RULES OF NORTHERN IRELAND

2008 No.

**The Special Educational Needs and Disability (2005 Order)
(Amendment) (General Qualifications Bodies) (Alteration of
Premises and Enforcement) Regulations (Northern Ireland) 2008**

PART 3

Leasehold Premises

Lessor's consent subject to conditions

11.—(1) For the purposes of Article 37B of, and Schedule 3A to, the 2005 Order a condition, subject to which a lessor has given his consent to alterations to premises, is to be taken to be reasonable in the circumstances set out in paragraph (2).

- (2) The circumstances referred to in paragraph (1) are where the condition is to the effect that—
- (a) the general qualifications body must obtain any necessary planning permission and any other consent or permission required by or under any enactment;
 - (b) the work must be carried out in accordance with any plans or specifications approved by the lessor, such approval not to be unreasonably withheld;
 - (c) the lessor must be permitted a reasonable opportunity to inspect the work (whether before or after it is completed);
 - (d) the consent of another person required under a superior lease or a binding obligation must be obtained; or
 - (e) the occupier must repay to the lessor the costs reasonably incurred in connection with the giving of his consent.