



Housing (Wales) Act 2014

2014 anaw 7

PART 1

REGULATION OF PRIVATE RENTED HOUSING

Registration

17 Revocation of registration

- (1) A licensing authority may revoke the registration of any landlord who—
 - (a) provides false or misleading information in an application under section 15 or in notifying a change under section 16;
 - (b) contravenes section 16;
 - (c) fails to pay any further fee charged under section 15.
- (2) Before revoking a landlord's registration a licensing authority must—
 - (a) notify the landlord of its intention to revoke the registration and the reasons for this, and
 - (b) consider any representations made by the landlord before the end of the period of 21 days beginning with the date the landlord was notified.
- (3) After revoking a landlord's registration a licensing authority must notify the landlord—
 - (a) of the revocation and the reasons for doing so;
 - (b) of the landlord's right of appeal.
- (4) A person whose registration is revoked may appeal against the decision to a residential property tribunal.
- (5) An appeal—
 - (a) must be made before the end of the period of 28 days beginning with the date on which the person was notified of the decision (the “appeal period”);
 - (b) may be determined having regard to matters of which the licensing authority was unaware.

Changes to legislation: There are currently no known outstanding effects for the Housing (Wales) Act 2014, Section 17. (See end of Document for details)

- (6) The tribunal may allow an appeal to be made to it after the end of the appeal period if it is satisfied that there is a good reason for the failure to appeal before the end of that period (and for any delay in applying for permission to appeal out of time).
- (7) The tribunal may confirm the decision of the licensing authority or direct the authority to register the landlord.
- (8) Revocation of a landlord's registration takes effect on the day whichever of the following first occurs—
- (a) where the landlord does not appeal against the decision to revoke the registration within the appeal period, the expiry of that period;
 - (b) where the landlord appeals within the appeal period but later withdraws the appeal, the date of the withdrawal;
 - (c) where the landlord appeals within the appeal period and the residential property tribunal confirms the decision of the licensing authority, subject to paragraph (d), the date of the tribunal's decision;
 - (d) where the landlord makes a further appeal, the date on which all means of appealing against the decision have been exhausted and the licensing authority's decision is upheld.
- (9) Where a landlord's registration is revoked, the licensing authority must—
- (a) notify any person recorded on the register as having been appointed by the landlord to carry out lettings work or property management work on behalf of the landlord, and
 - (b) notify the tenants or occupiers of rental properties registered under the landlord's name.

Commencement Information

II S. 17 in force at 23.11.2015 by S.I. 2015/1826, art. 2(g)

Changes to legislation:

There are currently no known outstanding effects for the Housing (Wales) Act 2014, Section 17.