

*These notes refer to the Renting Homes (Fees etc.) (Wales) Act 2019 (c.2) which received Royal Assent on 15 May 2019*

# **RENTING HOMES (FEES ETC.) (WALES) ACT 2019**

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## **EXPLANATORY NOTES**

### **COMMENTARY ON SECTIONS**

#### **Part 2 – Prohibitions of Certain Payments**

##### ***Section 8 – Meaning of “letting agent”, “letting works” and “property management work”***

40. This section defines a letting agent as a person who carries out “lettings work” or “property management” work. Those terms have the meaning given in sections 10 and 12 of the 2014 Act. The effect is that a letting agent, for the purposes of the Act, will be a person who, by virtue of carrying out either lettings work or property management work (or both), is subject to the regulatory requirements applicable to letting agents in Part 1 of the Housing (Wales) Act 2014.