



Private Rented Housing (Scotland) Act 2011

2011 asp 14

PART 4

MISCELLANEOUS

32 Premiums

- (1) In section 82 of the Rent (Scotland) Act 1984 (c. 58) (prohibition of premiums and loans on grant of protected tenancies)—
 - (a) in subsection (1), “, in addition to the rent,” is repealed,
 - (b) in subsection (2), “in addition to the rent” is repealed.
- (2) After section 89 of that Act insert—

“89A Premiums: regulations

- (1) The Scottish Ministers may by regulations make provision about sums which may be charged in connection with the grant, renewal or continuance of a protected tenancy.
- (2) Such regulations may, in particular, specify—
 - (a) categories of sum which are not to be treated as a premium for the purposes of this Part;
 - (b) the maximum amount which tenants may be asked to pay in respect of such a sum.
- (3) Before making regulations under subsection (1), the Scottish Ministers must consult—
 - (a) such persons or bodies as they consider representative of the interests of—
 - (i) tenants;
 - (ii) private sector landlords;
 - (iii) persons who act as agents for such landlords,

Status: This is the original version (as it was originally enacted).

- as they consider appropriate; and
- (b) such other persons or bodies as the Scottish Ministers consider appropriate (which may include tenants, private sector landlords and persons who act as agents for such landlords).
- (4) The power conferred by subsection (1) on the Scottish Ministers to make regulations—
- (a) must be exercised by statutory instrument;
 - (b) may be exercised so as to make different provision for different purposes.
- (5) No regulations are to be made under subsection (1) unless a draft of the statutory instrument containing the regulations has been laid before, and approved by resolution of, the Scottish Parliament.”.
- (3) In section 90(1) of that Act (interpretation of Part 8), for the entry for “premium” substitute—
- ““premium” means any fine, sum or pecuniary consideration, other than the rent, and includes any service or administration fee or charge;”.
- (4) In section 115(1) of that Act (interpretation), for the entry for “premium” substitute—
- ““premium” has the meaning given in section 90;”.