



Housing Act 1980

1980 CHAPTER 51

PART VII

HOUSING: FINANCIAL AND RELATED PROVISIONS

Repairs and improvements

106 Grants for tenants under Part VII of Housing Act 1974

- (1) A local authority may entertain an application for a grant under Part VII of the 1974 Act from a person who has, in relation to his dwelling—
- (a) a protected tenancy or a statutory tenancy ;
 - (b) a secure tenancy ;
 - (c) a tenancy to which section 1 of the Landlord and Tenant Act 1954 applies and of which less than 5 years remain unexpired at the date of the application ;
 - (d) a protected occupancy or statutory tenancy within the meaning of the Rent (Agriculture) Act 1976 ; or
 - (e) a tenancy which satisfies such conditions as may be prescribed,
- but not where the application is for an improvement grant in respect of works required for the provision of a dwelling.
- (2) A local authority may refuse to entertain the application unless it is accompanied by a certificate given by a qualified person and stating his intention that, throughout the period of 5 years beginning with the certified date—
- (a) the dwelling will be let or available for letting as a residence, and not for a holiday, to a person other than a member of the family of the person giving the certificate; or
 - (b) the dwelling will be occupied or available for occupation by a member of the agricultural population in pursuance of a contract of service and otherwise than as a tenant,

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(disregarding any part of that period in which neither of the above paragraphs applies but the dwelling is occupied by a protected occupier under the Rent (Agriculture) Act 1976).

- (3) A person is qualified to give a certificate for the purposes of subsection (2) if the local authority could (apart from this section) have entertained an application from him.
- (4) Unless the application is accompanied by that certificate, the authority shall not impose any of the grant conditions specified in section 74(2) of the 1974 Act (future letting of a dwelling).
- (5) Expressions defined for the purposes of Part VII of the 1974 Act have the same meanings in this section as they have in that Part.

107 Miscellaneous changes in Part VII of Housing Act 1974

The provisions of Part VII of the 1974 Act relating to local authority improvement, repairs and other grants are amended in accordance with Schedule 12 to this Act (amendments to alter certain conditions of grants, relax other conditions, and make other minor and consequential changes).

108 Disposal of houses after repair, improvement or conversion

- (1) The Secretary of State may, with the consent of the Treasury, make schemes for making contributions out of moneys provided by Parliament to the net cost (as determined under the schemes) to local authorities of disposing of dwellings in cases of the kind mentioned in subsection (2) below.
- (2) Those cases are where an authority—
 - (a) disposes of a house as one dwelling ;
 - (b) divides a house into two or more separate dwellings and disposes of them ; or
 - (c) combines two houses to form one dwelling and disposes of it,
 after carrying out works of repair, improvement or conversion.
- (3) The cost towards which contributions may be made under such a scheme shall not exceed £5,000 for any one dwelling, but the Secretary of State may, by order made with the consent of the Treasury, substitute another amount for £5,000.
- (4) In this section—

" house " includes a flat;

" local authority " means the council of a district or London borough, the Greater London Council, the Common Council of the City of London or the Council of the Isles of Scilly.
- (5) Section 79 of the 1974 Act (payment of improvement contributions to housing authorities) is hereby repealed.

109 General improvement areas, housing action areas and priority neighbourhoods

- (1) The enactments relating to general improvement areas and housing action areas are amended in accordance with Schedule 13 to this Act.

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- (2) Part VI of the 1974 Act (priority neighbourhoods) shall cease to have effect but without prejudice to the status of any land as part of a priority neighbourhood declared before the commencement of this section.
- (3) Section 29B of the 1969 Act (incorporation of priority neighbourhood into general improvement area) shall cease to have effect; but—
 - (a) any land comprised in a priority neighbourhood declared before the commencement of this section shall cease to be such land on the area comprising the land becoming a general improvement area; and
 - (b) this subsection does not affect the operation of section 29B in any case where a preliminary resolution under that section was passed before the commencement of this section.