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OFFERYNNAU STATUDOL CYMRU

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**2022 No. 1166**

**Rheoliadau Deddf Rhentu Cartrefi (Cymru)  
2016 (Diwygiadau Canlyniadol) 2022**

**Deddf Tai 2004**

**28.**—(1) Mae Deddf Tai 2004(1) wedi ei diwygio fel a ganlyn.

(2) Yn adran 33 (adennill meddiant o fangre er mwyn cydymffurfio â gorchymyn)—

(a) ar ddiwedd paragraff (a), hepgorer “or”;

(b) ar ddiwedd paragraff (b), mewnosoder “or”;

(c) ar ôl paragraff (b), mewnosoder—

“(c) Part 9 of the Renting Homes (Wales) Act 2016 (anaw 1).”.

(3) Yn adran 75(2) (canlyniadau eraill gweithredu tai amlfeddiannaeth didrwydded: cyfyngiad ar derfynu tenantiaethau), yn y pennawd, ar y diwedd, mewnosoder “(England)”.

(4) Ar ôl adran 75, mewnosoder—

**“75A Other consequences of operating unlicensed HMOs: restriction on terminating tenancies (Wales)**

(1) No section 173 notice, no section 186 notice, no paragraph 25B of Schedule 12 notice and no section 194 notice may be given in relation to a standard contract of a part of an unlicensed HMO as long as it remains such an HMO.

(2) In this section—

“2016 Act” means the Renting Homes (Wales) Act 2016 (anaw 1);

“paragraph 25B of Schedule 12 notice” means a notice under paragraph 25B of Schedule 12 to the 2016 Act (termination of contract by landlord);

“section 173 notice” means a notice under section 173 of the 2016 Act (landlord’s notice);

“section 186 notice” means a notice under section 186 of the 2016 Act (landlord’s notice in connection with end of term of contract within Schedule 9B);

“section 194 notice” means a notice under section 194 of the 2016 Act (landlord’s break clause);

“standard contract” has the same meaning as in the 2016 Act (see section 8 of the 2016 Act);

“unlicensed HMO” has the same meaning as in section 73 of this Act.”

(5) Yn adran 98 (canlyniadau eraill gweithredu tai didrwydded: cyfyngiad ar derfynu tenantiaethau), yn y pennawd, ar y diwedd, mewnosoder “(England)”.

(6) Ar ôl adran 98, mewnosoder—

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(1) 2004 p. 34.

(2) Mae addasiadau i adran 75 nad ydynt yn berthnasol i'r Rheoliadau hyn.

**“98A Other consequences of operating unlicensed houses: restriction on terminating tenancies (Wales)**

(1) No section 173 notice, no section 186 notice, no paragraph 25B of Schedule 12 notice and no section 194 notice may be given in relation to a standard contract of the whole or part of an unlicensed house as long as it remains such a house.

(2) In this section—

“2016 Act” means the Renting Homes (Wales) Act 2016 (anaw 1);

“paragraph 25B of Schedule 12 notice” means a notice under paragraph 25B of Schedule 12 to the 2016 Act (termination of contract by landlord);

“section 173 notice” means a notice under section 173 of the 2016 Act (landlord’s notice);

“section 186 notice” means a notice under section 186 of the 2016 Act (landlord’s notice in connection with end of term of contract within Schedule 9B);

“section 194 notice” means a notice under section 194 of the 2016 Act (landlord’s break clause);

“standard contract” has the same meaning as in the 2016 Act (see section 8 of the 2016 Act);

“unlicensed house” has the same meaning as in section 96 of this Act.”

(7) Yn adran 212(3) (cynlluniau blaendal tenantiaeth)—

(a) yn lle “appropriate national authority”, ym mhob lle y mae’n digwydd, rhodder “Secretary of State”;

(b) yn is-adran (8), yn y diffiniad o “shorthold tenancy”, ar ôl “assured shorthold tenancy”, mewnosoder “of a dwelling-house in England”.

(8) Yn adran 213(4) (gofynion yn ymwneud â blaendaliadau tenantiaeth), yn is-adran (10), yn y diffiniad o “prescribed”, yn lle “appropriate national authority”, rhodder “Secretary of State”.

(9) Yn Atodlen 10 (darpariaethau yn ymwneud â chynlluniau blaendal tenantiaeth), yn lle “appropriate national authority”, ym mhob lle y mae’n digwydd, rhodder “Secretary of State”.

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(3) Diwygiwyd adran 212 gan adran 128(1) a (2) o Ddeddf Tai a Chynllunio 2016 (p. 22).

(4) Diwygiwyd adran 213 gan adran 184(1) a (2) o Ddeddf Lleoliaeth 2011 (p. 20).