

AUSTRALIAN CAPITAL TERRITORY
LANDLORD AND TENANT (AMENDMENT) ORDINANCE 1984

EXPLANATORY STATEMENT

No. 18 of 1984

The Landlord and Tenant Ordinance 1949 governs the relationship of landlord and tenant in the Territory and regulates the charges which may be imposed by landlords, the termination of tenancies and, in general, the rights and liabilities of the parties. Section 62A governs rental increases, which, prior to the present amendments, could be imposed by landlords at any time upon ninety days' written notice, but not more frequently than once every six months.

The Landlord and Tenant (Amendment) Ordinance 1984 amends section 62A of the Landlord and Tenant Ordinance 1949 to reduce the required period of notice of rental increases from 90 days to 60 days and to provide that rent may not be increased within twelve months of the commencement of a tenancy, and that thereafter it may not be increased more frequently than once in every twelve months.

Section 1 cites the short title as the Landlord and Tenant (Amendment) Ordinance 1984.

Paragraph 2(a) amends sub-section 62A(1) to provide that the date of effect specified in a notice of a rental increase under section 62A may not be earlier than 12 months after the commencement of the tenancy or 60 days after the date on which the notice is given, whichever is later. Paragraph 2(b) omits from sub-section 62A(1) a now obsolete reference to rental determinations. Paragraph 2(c) amends sub-section 62A(10) with the effect that the permissible period between rental increases under section 62A will be increased from 6 months to 12 months.

Ord. 21/84