

GUERNSEY

STATUTORY INSTRUMENT

1976 No. 48

The Rent Control Order 1976

Made . . . . . 2nd August, 1976

Coming into Operation . . . . . 2nd August, 1976

THE STATES CADASTRE COMMITTEE, in pursuance of the powers conferred upon it by sections two, three, seven, eight and thirteen of the Rent Control (Guernsey) Law, 1976(a), and section eight of the Rent Control Ordinance, 1976(b), and of all other powers enabling it in that behalf hereby orders:-

Forms to be used and particulars to be supplied in respect of a reference or application to the Rent Officer.

1.(1) The forms contained in the First Schedule to this Order shall be the forms to be used in respect of a reference made to the Rent Officer under subsection (3) of section two of the Law or an application made to the Rent Officer under subsection (1) or subsection (2) of section three of the Law.

(2) The particulars to be supplied to the Rent Officer by a person who makes such reference or application to the Rent Officer shall be those specified in Form No. 1 in the said First Schedule.

Forms to be used and particulars to be supplied in respect of an application to the Committee to review a decision of the Rent Officer

2.(1) The forms contained in the Second Schedule to this Order shall

- 
- (a) Ordre en Conseil No. II of 1976.
  - (b) Ordinance No. XLI of 1976.

be the forms to be used in respect of an application made to the Committee under subsection (1) of section eight of the Law to review a decision of the Rent Officer.

(2) The particulars to be supplied to the Committee by a person who makes such an application to the Committee shall be those specified in Form No. 6 in the said Second Schedule.

#### Form of register of rents

3. The register to be compiled and kept up to date by the Rent Officer under the provisions of subsection (1) of section seven of the Law shall be in the form contained in the Third Schedule to this Order and the Rent Officer shall enter therein the particulars specified in that form in respect of each controlled dwelling of which the basic rent has been determined under the provisions of the Law.

#### Form of rent book

4. The rent book to be provided by the landlord of a controlled dwelling under the provisions of subsection (1) of section thirteen of the Law shall be in the form set out in the Fourth Schedule to this Order and the landlord shall enter in the rent book the particulars specified therein.

#### Interpretation

5.(1) In this Order the expression "the Law" means the Rent Control (Guernsey) Law, 1976, and other expressions have the same meaning as in the Law.

(2) In this Order any reference to an enactment shall, except where the context otherwise requires, be construed as a reference to that enactment as amended, repealed and replaced, extended or applied by any other enactment.

(3) The Interpretation (Guernsey) Law, 1948(c), shall apply to the interpretation of this Order as it applies to the interpretation of an enactment.

Repeals

6. The Rent Control (Tenement Houses) Order, 1973(d), is hereby revoked.

Citation and commencement

7. This Order may be cited as the Rent Control Order, 1976, and shall come into force on the second day of August, nineteen hundred and seventy-six.

Dated this second day of August, nineteen hundred and seventy-six.

B A LE TISSIER (Signed)

President of the States Cadastre Committee  
for and on behalf of the Committee.

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(c) Ordres en Conseil Vol. XIII, p. 355.  
(d) Statutory Instrument 1973 No. 14.

SCHEDULES

FIRST SCHEDULE

Forms to be used in respect of a reference  
or application to the Rent Officer.

THE RENT CONTROL (GUERNSEY) LAW, 1976

Sections 2 & 3

FORM OF APPLICATION FOR ASSESSMENT OR RE-ASSESSMENT OF BASIC RENT  
AND/OR TO REFER MATTERS NOT AGREED CONCERNING RECOVERABLE RENT

Note: Statements made on this form may be communicated or shown to the other party.

To the Rent Officer

THE PARTICULARS

- 1. (a) Address of premises .....  
.....  
.....  
(b) Name of tenant .....  
(c) Cadastre No. ....  
(d) Rateable Value (if known) £ .....
- 2. Name and address of landlord .....
- 3. Description of premises tenanted (including the number of rooms and, if only part of a building, on which floor or floors).  
.....  
.....  
.....
- 4. Accommodation of which the tenant has shared use (state whether shared with landlord or another tenant).  
.....  
.....
- 5. State details of services or any privilege or facility provided by the landlord or a superior landlord (including lighting, heating, cleaning, hot water, land, out-buildings and car parking or garaging).  
.....  
.....  
.....
- 6. State whether premises tenanted are furnished, part furnished or unfurnished .....
- 7. Terms of the tenancy:  
(a) Date commenced ..... (b) Rent payable: £ ..... per .....  
(c) Rent includes/excludes:- Parochial Rates ..... Water Rate .....  
(d) Repairing obligations:-  
of landlord .....  
of tenant .....

A separate sheet, giving fuller details, may be attached if necessary.

FOR OFFICE USE

CADASTRE NO. ....

8. State whether the landlord and tenant are agreed on the following matters:-
- (a) Proportion of the amount of Rates payable by the tenant:  
 \*not agreed/agreed at .....
  - (b) Reasonable consideration for the services detailed in part 5 of this form:  
 \*not agreed/agreed at .....
  - (c) Reasonable consideration for the hire of furniture and household effects:  
 \*not agreed/agreed at .....
- \*delete whichever does not apply.
9. State whether a previous application has been made to the Rent Officer in respect of these premises. ....
10. (a) State whether any change of circumstances or in the state of the premises which the applicant claims has occurred since the Rent Officer or representatives of the Committee last inspected the property.  
 .....  
 .....  
 .....  
 .....  
 .....  
 .....  
 (b) State whether the premises are infested or verminous.  
 .....  
 .....
11. Where improvements have been made, state details of the works done and costs (copies of accounts substantiating costs claimed should be submitted - they will be returned).  
 .....  
 .....  
 .....  
 .....  
 .....
- 1 State whether the Rent Book prescribed by Law has been provided and is used. ....

I/We apply for the basic rent of the premises detailed above to be assessed or re-assessed.  
 I/We (also) refer the matters not agreed detailed in part 8 of this form to be determined (delete if not applicable).

Date .....	Signed .....
	Landlord
Date .....	Signed .....
	Tenant

A separate sheet, giving fuller details, may be attached if necessary.



In your reply R/C 2 and Cadastre No.  
please quote:

Form No. 2

TO

THE RENT CONTROL (GUERNSEY) LAW,  
1976  
Section 12

..... 19 .....

NOTICE OF INSPECTION

Re: Cadastre No. .... / .....

Premises: .....  
.....

Dear Sir/Madam,

I refer to an application received in respect of the above-named premises  
occupied by .....

I beg to inform you that the Rent Officer will visit and inspect these premises  
on ..... the ..... at .....

Yours faithfully,

(for) Rent Officer



In your reply  
please quote: R/C 3 and Cadastre No.

Form No. 3

TO

THE RENT CONTROL ORDINANCE, 1976

Section 2

19

NOTICE REQUIRING FURTHER INFORMATION

Re: Cadastre No. .... / .....

Premises: .....  
.....

Dear Sir/Madam,

I refer to the application and/or reference dated ..... received in  
respect of the above-named premises occupied by .....

To enable me to consider this application and/or reference I hereby require you  
to supply me, not later than ....., with the further information  
indicated below.

The further information required is:

Please note that the information may be communicated or shown to the other party  
concerned. You should send this information in writing to: "The Rent Officer,  
States Office, P.O. Box No. 43, St. Peter Port, Guernsey".

If you fail without reasonable cause to comply with this notice or give false  
information in reply to it you will be liable on conviction to a fine not  
exceeding one hundred pounds.

Yours faithfully,

Rent Officer.



In your reply please quote: R/C 4 and Cadastre No.

Form No. 4

TO

THE RENT CONTROL ORDINANCE, 1976

Section 1

19

NOTICE OF HEARING  
OF REFERENCE/APPLICATION BY RENT OFFICER

Re: Cadastre No. .... / .....

Premises: .....  
.....

Dear Sir/Madam,

I refer to the reference/application received in respect of the above-named premises occupied by .....

Before I determine this reference/application, if you wish to be heard on any matter relevant to it I invite you to attend at .....  
on ..... the ..... at .....

You may attend personally or be represented or accompanied by any person of your choice.

If you are unable to attend at this time please contact the Cadastre Office, States Office, before the above date to arrange another appointment.

If, instead of appearing in person or by a representative, you prefer to make written representations in respect of this reference/application, you should send them to reach me not later than ..... Any representations you make may be communicated or shown to the other party concerned. You should send your representation to: "The Rent Officer, States Office, P.O. Box No. 43, St. Peter Port, Guernsey".

Yours faithfully

Rent Officer.



In your reply please quote: R/C 5 and Cadastre No.

Form No. 5

TO

THE RENT CONTROL (GUERNSEY) LAW,  
1976  
Sections 2 and 3

..... 19 .....

NOTICE OF DECISION BY RENT OFFICER

Re: Situation of property .....

Parish ..... Cadastre No. .... / .....

Designation of premises .....

Name of tenant .....

Dear Sir/Madam,

I have to inform you that I have:-

- \*Items not applicable to be deleted
- \* (a) assessed or re-assessed the basic rent
- \* (b) determined the proportion of the amount of rates
- \* (c) determined the amount to be paid for services provided
- \* (d) determined the amount to be paid for hire of furniture and household effects

The following is a copy of the entry which I have made in the Register of Rents in respect of the above-named premises:-

PARTICULARS OF ASSESSMENT OF RENT	Weekly:	
	£	p
Date of decision .....	Basic Rent	
Effective from .....	Parochial Rates	
	Water Rate	
	Services Provided	
	Hire of Furniture	

Your attention is drawn to Section 8 of the Law, which provides that a person aggrieved by this decision may apply within one month to the States Cadastre Committee to review the decision.

Your attention is also drawn to Section 13 of the Law, which requires the landlord to provide a Rent Book in the form prescribed by the States Cadastre Committee and to enter therein such particulars as are required and to keep those particulars up to date.

Yours faithfully,

Rent Officer.

SECOND SCHEDULE

Forms to be used in respect of an application  
to the Committee to review a decision of the  
Rent Officer.

APPLICATION FOR REVIEW OF THE RENT OFFICER'S DECISION

Note: Statements made in this application may be communicated or shown to the other party.

To the States Cadastre Committee

THE PARTICULARS

- 1. (a) Address of premises ..... (b) Name of tenant .....
- ..... (c) Cadastre No. ....
- ..... (d) Rateable Value (if known) £ .....

2. Name and address of landlord .....

3. Date of Rent Officer's decision .....

4. State reasons for being aggrieved by the Rent Officer's decision. ....

I/We, being aggrieved by the decision of the Rent Officer of the above date for the reasons stated, hereby request the Committee to review the decision.

Date ..... Signed ..... Landlord

Date ..... Signed ..... Tenant



In your reply please quote: R/C 7 and Cadastre No.

Form No. 7

TO

THE RENT CONTROL (GUERNSEY) LAW,  
1976  
Section 12

..... 19 .....

NOTICE OF INSPECTION

Re: Cadastre No. .... / .....

Premises: .....  
.....

Dear Sir/Madam,

The States Cadastre Committee has received an application for review of the Rent Officer's decision of ..... in respect of the above-named premises occupied by .....

I beg to inform you that for the purpose of providing the Committee with information required to review this decision according to Law, representatives of the Committee will call at the property on ..... the ..... at .....

Yours faithfully,

For and on behalf of  
the States Cadastre Committee



In your reply  
please quote: R/C 8 and Cadastre No.

Form No. 8

TO

THE RENT CONTROL ORDINANCE, 1976

Section 2

19

NOTICE REQUIRING FURTHER INFORMATION

Re: Cadastre No. .... / .....

Premises: .....  
.....

Dear Sir/Madam,

I refer to the application dated ..... received by the States  
Cadastre Committee asking it to review a decision of the Rent Officer in  
respect of the above-named premises occupied by .....

To enable the Committee to consider this application, the Committee hereby  
requires you to supply it, not later than ..... with the further  
information indicated below.

The further information required is:

Please note that the information may be communicated or shown to the other party  
concerned. You should send this information in writing to: "The States Cadastre  
Committee, States Office, P.O. Box No. 43, St. Peter Port, Guernsey".

If you fail without reasonable cause to comply with this notice or give false  
information in reply to it you will be liable on conviction to a fine not  
exceeding one hundred pounds.

Yours faithfully,

For and on behalf of  
the States Cadastre Committee



In your reply please quote: R/C 9 and Cadastre No.

Form No. 9

TO

THE RENT CONTROL ORDINANCE, 1976

Section 1

19

NOTICE OF HEARING BY THE STATES CADASTRE COMMITTEE

Re: Cadastre No. .... / .....

Premises: .....  
.....

Dear Sir/Madam,

I have to inform you that the States Cadastre Committee will meet to consider the application made for review of the Rent Officer's decision in respect of the above premises,

at ..... on ..... the ..... at .....

If you wish to avail yourself of this opportunity to appear before the Committee or to make written representation to the Committee you should complete the form at the foot of this letter and return it to the Committee to be received on or before ..... If you wish to be heard by the Committee you may appear in person, or be represented or accompanied by any person of your choice.

Yours faithfully,

For and on behalf of  
the States Cadastre Committee

To: The President, States Cadastre Committee,  
States Office, P.O. Box 43, Guernsey.

Reference: R/C 9  
..... / .....

Sir,

I hereby give notice that I wish to avail myself of the opportunity according to Law:

- \* Delete whichever is not applicable
- \*(a) to appear before and be heard by the Committee
- \*(b) to make the written representations to the Committee enclosed herewith.

Date .....

Signature .....



In your reply please quote: R/C 10 and Cadastre No.

Form No. 10

TO

THE RENT CONTROL (GUERNSEY) LAW,  
1976  
Section 8

..... 19 .....

NOTICE OF DECISION OF THE STATES CADASTRE COMMITTEE

Re: Cadastre No. .... / .....

Premises: .....

.....

Dear Sir/Madam,

I refer to the application received by the States Cadastre Committee for review of the Rent Officer's decision of ..... in respect of the above-named premises occupied by .....

I have to inform you that the decision of the Committee and the reasons therefor are as follows:

	Weekly:	£	p
Date of decision .....	Basic Rent .....		
Effective from .....	Parochial Rates .....		
Reason .....	Water Rate .....		
	Services Provided .....		
	Hire of Furniture .....		
	.....	.....	
.....	.....		

Your attention is drawn to Section 10 of the Law, which provides that a person aggrieved by this decision may appeal therefrom to the Royal Court sitting as an Ordinary Court within three months on the grounds that the decision is wrong in Law.

Yours faithfully,

For and on behalf of  
the States Cadastre Committee

THIRD SCHEDULE

The Rent Control (Guernsey) Law, 1976

Section 7

Form of Register

1976

THE RENT CONTROL (GUERNSEY) LAW, [REDACTED]

PARTICULARS OF ASSESSMENT OF RENT

By Rent Officer		By Committee		Variation Order Applicable		WEEKLY	£	p
Application Number		Application Number		Date of Order		Basic Rent		
Date of Application		Date of Application		Effective from		Parochial Rates		
Date of Decision		Date of Decision		Variation:		Water Rate		
Effective from		Effective from				Services Provided		
						Hire of Furniture		
Application Number		Application Number		Date of Order		Basic Rent		
Date of Application		Date of Application		Effective from		Parochial Rates		
Date of Decision		Date of Decision		Variation:		Water Rate		
Effective from		Effective from				Services Provided		
						Hire of Furniture		
Application Number		Application Number		Date of order		Basic Rent		
Date of Application		Date of Application		Effective from		Parochial Rates		
Date of Decision		Date of Decision		Variation:		Water Rate		
Effective from		Effective from				Services Provided		
						Hire of Furniture		
Application Number		Application Number		Date of Order		Basic Rent		
Date of Application		Date of Application		Effective from		Parochial Rates		
Date of Decision		Date of Decision		Variation:		Water Rate		
Effective from		Effective from				Services Provided		
						Hire of Furniture		
Application Number		Application Number		Date of Order		Basic Rent		
Date of Application		Date of Application		Effective from		Parochial Rates		
Date of Decision		Date of Decision		Variation:		Water Rate		

FOURTH SCHEDULE

The Rent Control (Guernsey) Law, 1976

Section 13

Form of Rent Book

FRONT COVER

THE RENT CONTROL (GUERNSEY) LAW,  
1976

RENT BOOK

Prescribed by order of the  
States Cadastre Committee

Name and Address of Occupier:

Date of Commencement of Occupancy:

Name and Address of Landlord:

Conditions of Occupancy: inside front  
cover.

-oOo-

Your attention is drawn to the notes  
inside the back cover.

INSIDE FRONT COVER

CONDITIONS OF OCCUPANCY

Address of Premises let or sub-let:

Description of Premises let or sub-let:

Premises Let:

Occupancy:

- \* Furnished
- \* Partly Furnished
- \* Unfurnished

- \* Weekly
- \* Monthly
- \* \_\_\_\_\_

\* Delete or complete as appropriate

Other conditions of Occupancy:

The above conditions of occupancy  
agreed between:

\_\_\_\_\_  
(Signature of occupier)

\_\_\_\_\_  
(Signature of landlord)

Date \_\_\_\_\_



1976

THE RENT CONTROL (GUERNSEY) LAW, 1975

Situation of Property		Parish		Cadastre Number	
NAME AND ADDRESS OF LANDLORD			SPECIFICATION/PARTICULARS OF PREMISES ASSESSED		
1			Designation of Premises		
2					
3					
4					
5					
6					
NAME OF TENANT					
1	4				
2	5				
3	6				
REMARKS			SERVICES PROVIDED BY LANDLORD		

PARTICULARS OF ASSESSMENT OF RENT

By Rent Officer		By Committee		Variation Order Applicable		WEEKLY		£	p
Application Number		Application Number		Date of Order		Basic Rent			
Date of Application		Date of Application		Effective from		Parochial Rates			