



# Renting Homes (Wales) Act 2016

2016 anaw 1

## PART 1

### OVERVIEW OF ACT

*Introduction to Parts 1 and 2 and key concepts in this Act*

## 2 Kinds of landlord

- (1) This Act (in Part 2) provides—
- (a) for two kinds of landlord—
    - (i) community landlords (which are local authorities, registered social landlords and other kinds of authority), and
    - (ii) private landlords (which are any landlords who are not community landlords);
  - (b) that both kinds of landlord may make, or adopt, specific kinds of occupation contract (though this is subject to various exceptions).
- (2) In general—
- (a) occupation contracts made with or adopted by community landlords are secure contracts, and
  - (b) contracts made with or adopted by private landlords are standard contracts, but this is subject to various exceptions.

#### Commencement Information

**II** [S. 2](#) in force at 1.12.2022 by [S.I. 2022/906](#), [art. 2](#)

**Changes to legislation:**

Renting Homes (Wales) Act 2016, Section 2 is up to date with all changes known to be in force on or before 28 July 2024. There are changes that may be brought into force at a future date. Changes that have been made appear in the content and are referenced with annotations.

[View outstanding changes](#)

**Changes and effects yet to be applied to :**

- specified provision(s) savings for amendments by 2018 anaw 1, s. 6, Sch. 6 by [S.I. 2019/110 reg. 5](#)

**Changes and effects yet to be applied to the whole Act associated Parts and Chapters:**

Whole provisions yet to be inserted into this Act (including any effects on those provisions):

- s. 20(3)(ma) inserted by [2019 anaw 2 Sch. 3 para. 4\(2\)](#)
- s. 135(2)(ia) inserted by [2019 anaw 2 Sch. 3 para. 4\(3\)](#)
- s. 186A-186C inserted by [2019 anaw 2 Sch. 3 para. 4\(1\)](#)
- s. 198A inserted by [2019 anaw 2 Sch. 3 para. 5](#)