



Building Safety Act 2022

2022 CHAPTER 30

PART 4

HIGHER-RISK BUILDINGS

Interpretation

115 Interpretation of Part 4

In this Part—

- “accountable person” has the meaning given by section 72;
- “building safety risk” has the meaning given by section 62;
- “compliance notice” has the same meaning as in section 99;
- “contravention” includes a failure to comply;
- “the data protection legislation” has the meaning given by section 30;
- “fire and rescue authority” has the meaning given by section 30;
- “higher-risk building” has the meaning given by section 65;
- “local authority” has the meaning given by section 30;
- “long lease” means—
 - (a) a lease granted for a term certain exceeding 21 years, whether or not it is (or may become) terminable before the end of that term by notice given by the tenant or by re-entry or forfeiture, or
 - (b) a lease for a term fixed by law under a grant with a covenant or obligation for perpetual renewal, other than a lease by sub-demise from one which is not a long lease;
- “major incident” has the meaning given by section 63;
- “maximum summary term for either-way offences” has the meaning given by section 30;
- “occupied”: any reference to an “occupied” higher-risk building is to be read in accordance with section 71;
- “owner” means the person—

Changes to legislation: There are currently no known outstanding effects for the Building Safety Act 2022, Cross Heading: Interpretation. (See end of Document for details)

- (a) for the time being receiving the rackrent of the premises in question, whether on the person’s own account or as agent or trustee for another person, or
 - (b) who would so receive it if those premises were let at a rackrent;
- and for this purpose “rackrent” has the meaning given by section 126 of the Building Act 1984;
- “prescribed” means prescribed by regulations made by the Secretary of State;
- “principal accountable person” has the meaning given by section 73;
- “registered provider of social housing” has the meaning given by section 80 of the Housing and Regeneration Act 2008;
- “the regulator” has the meaning given by section 2;
- “resident” and “resident of a higher-risk building” have the meaning given by section 71;
- “residential unit” means—
- (a) a dwelling, or
 - (b) any other unit of living accommodation;
- “responsible”: any reference to the part of a higher-risk building for which an accountable person is responsible is to be read in accordance with section 74;
- “special measures manager” has the meaning given by [paragraph 1 of Schedule 7](#);
- “special measures order” has the meaning given by [paragraph 1 of Schedule 7](#);
- “the tribunal” means the First-tier Tribunal.

Commencement Information

II S. 115 in force at Royal Assent, see [s. 170\(1\)\(g\)](#)

Changes to legislation:

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