

Report – City Remembrancer

Measures introduced into Parliament which may have an effect on the work and services provided by the City Corporation

To be presented on 8th October 2020

*To the Right Honourable The Lord Mayor, Aldermen and Commons
of the City of London in Common Council assembled.*

Bills

Date in force

No new relevant Bills.

Statutory Instruments

The Coronavirus Act 2020 (Residential Tenancies: Protection from Eviction) (Amendment) (England) Regulations 2020 No.914

29th August 2020

Schedule 29 of the Coronavirus Act 2020 requires landlords to provide at least three months' notice of intention to seek possession of housing let under a Rent Act 1977 protected or statutory tenancy, a secure tenancy, a flexible tenancy, an assured tenancy, an assured shorthold tenancy, an introductory tenancy or a demoted tenancy let by a local authority or housing action trust. These regulations extend that provision, which was to end on 30th September 2020, to 31st March 2021. The regulations also extend the required notice period in most cases to 6 months.

The Prosecution of Offences (Custody Time Limits) (Coronavirus) (Amendment) Regulations 2020 No. 953

28th September 2020

These Regulations amend the Prosecution of Offences (Custody Time Limits) Regulations 1987 ("the 1987 Regulations") to increase custody time limits for those awaiting trial in the Crown Court, including the Central Criminal Court, from 112 days to 168 days, in response to the effect of the pandemic on jury trials. The Regulations cease to have effect on 28th June 2021 and do not apply to an accused who was in custody in relation to an offence and subject to a custody time limit provided in the 1987 Regulations before these Regulations came into force.

The Business Tenancies (Protection from Forfeiture: Relevant Period) (Coronavirus) (England) (No. 2) Regulations 2020 No. 994

29th September 2020

S.82 of the Coronavirus Act 2020 provides that a right of re-entry or forfeiture, under a relevant business tenancy, for non-payment of rent may not be enforced, by action or otherwise, during the relevant period. These Regulations extend the relevant period from 30th

September to 31st December 2020. The 2020 Act defines “relevant business tenancy” as a tenancy to which Part 2 of the Landlord and Tenant Act 1954 applies, or to which that Part of that Act would apply if any relevant occupier were the tenant.

The Taking Control of Goods (Amendment) (Coronavirus) Regulations 2020 No. 1002 29th September 2020

These Regulations amend previous Regulations made in 2013, with the effect that, during the relevant period, the minimum amount of net unpaid rent before an enforcement action for commercial rent arrears recovery can take place is 276 days’ rent where it takes place on or before 24th December 2020 and 366 days’ rent where it takes place on or after 25th December 2020. The relevant period has been extended to 31st December. These amendments do not affect any enforcement action taken prior to their coming into force.

The Health Protection (Coronavirus, Restrictions) (No. 2) (England) (Amendment) (No. 5) Regulations 2020 24th September 2020

The effect of these Regulations is that certain businesses (listed in Schedule 3 of the Regulations) must not provide their services during the emergency period (which ends on a day to be specified by the Secretary of State) between the hours of 22:00 and 05:00. These Regulations impact on the business of venues in the City including restaurants, bars and pubs.

The text of the measures and the explanatory notes may be obtained from the Remembrancer’s Office.