
STATUTORY INSTRUMENTS

1996 No. 725 (N.I. 5)

NORTHERN IRELAND

The Business Tenancies (Northern Ireland) Order 1996

*Made - - - - 13th March 1996
Coming into operation on a day to be appointed
under Article 1(2)*

THE BUSINESS TENANCIES (NORTHERN IRELAND) ORDER 1996

Introductory

1. Title and commencement
2. Interpretation

Application of the Order

3. Tenancies to which this Order applies
4. Tenancies to which this Order does not apply

Continuation, and termination or renewal, of tenancies

5. Continuation of tenancies to which this Order applies until terminated in accordance with this Order
6. Termination of tenancy by the landlord
7. Request by tenant for a new tenancy
8. Further provisions for the termination of tenancies to which this Order applies
9. Agreements for future tenancies

Application to the Lands Tribunal

10. Tenancy application by landlord or tenant
11. Interim continuation of tenancies pending determination by the Lands Tribunal
12. Opposition by landlord to new tenancy
13. Provisions supplemental to Article 12
14. Consequences where landlord successfully opposes
15. Power of Lands Tribunal to order the grant of a new tenancy
16. Property to be comprised in new tenancy
17. Duration of new tenancy
18. Rent under new tenancy

Status: This is the original version (as it was originally made).

19. Other terms of new tenancy
20. Carrying out of order for new tenancy
21. Compensation for landlord where tenant withdraws, etc., application or rejects new tenancy
22. Powers of Lands Tribunal where landlord cannot be found or is under a disability
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 29. Duty of tenants and landlords of business premises to give information to each other
 30. Trusts
 31. Groups of companies
 32. Partnerships
 33. Provisions as to reversions
 34. Provision as to overholding
 35. Mesne landlords
 36. Mortgagees in possession
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 40. Provisions as to notices
 41. Service of notices, etc.
 42. Enforcement of orders of Lands Tribunal
 43. The Crown
 44. Transitional provisions and savings, amendments and repeals
- Signature

SCHEDULES

SCHEDULE 1 — PROVISIONS FOR THE PURPOSES OF THIS ORDER WHERE SEVERAL PERSONS STAND IN RELATION OF LANDLORD AND TENANT

Definitions

1. In this Schedule the following expressions have the meanings hereby...

Acts of competent landlords binding on other landlords

2. (1) Any notice to determine served by the competent landlord...

Provisions as to consent of mesne landlord to acts of competent landlord

3. (1) If the competent landlord, not being the immediate landlord,...

Consent of superior landlord required for agreements affecting his interest

4. An agreement between the competent landlord and the tenant made...

SCHEDULE 2 — TRANSITIONAL PROVISIONS AND SAVINGS

Interpretation

1. In this Schedule— “the Act of 1964” means the Business...

Transitional provisions

2. Where before the commencement a tenancy was terminated by the...
3. Where, before the commencement,— (a) the landlord served a notice...
4. For the purposes of this Order, a notice served by...
5. For the purposes of Article 23 the qualifying period may...
6. Where, before the commencement, an agreement had been made to...
7. Articles 2.5 and 26 shall apply only to tenancies entered...
8. Article 27(2) shall not have effect where the tenant quit...
9. Nothing in Article 29 shall apply to a notice under...
10. (1) Notwithstanding the repeal by this Order of the Act...

Savings

11. Nothing in the Act of 1964 or this Order affects...
12. Nothing in this Order affects the operation of the Planning...

SCHEDULE 3 — AMENDMENTS

The Land Acquisition and Compensation (Northern Ireland) Order 1973 (NI 21)

1. In Article 37(4) for “section 19 of the Business Tenancies...

The Housing (Northern Ireland) Order 1983 (NI 15)

2. In Schedule 2, in paragraph 8, for “Part I of...

SCHEDULE 4 — REPEALS

Explanatory Note