

# RENTAL HOME REPAIRS



## THE FACTS

- ENSURING THE BUILDING COMPLIES WITH HEALTH AND SAFETY LAWS IS THE LANDLORD'S DUTY
- IF ACCIDENTS DO HAPPEN IT'S THE TENANT THAT'S RESPONSIBLE TO COVER REPAIRS
- LAWS DISTINGUISH BETWEEN REPAIRS DEEMED URGENT VS. NON-URGENT



## NOTE TO LANDLORDS

- IF THE LANDLORD DOESN'T MEET THEIR LEGAL OBLIGATIONS, TENANTS CAN APPLY TO THE RELEVANT TENANCIES TRIBUNAL:
  - Order for the landlord to pay for repairs
  - Orders to pay rent to the tribunal until repairs are completed
  - Orders to reduce rent until repairs are completed
  - Orders to cover for the tenant's financial losses incurred by any damage



## NEGOTIATION

- AGREEING ON AN ARRANGEMENT FOR REPAIRS TO BE CARRIED OUT
- REPAIR PROBLEMS THAT AREN'T HANDLED CAN LEAD TO RESENTMENT

