



Housing and Planning Act 2016

2016 CHAPTER 22

PART 4

SOCIAL HOUSING IN ENGLAND

CHAPTER 3

RENTS FOR HIGH INCOME SOCIAL TENANTS

Mandatory rents for local authority tenants

81 Meaning of “high income” etc

- (1) Rent regulations must—
 - (a) define what is meant by “high income” for the purposes of this Chapter, and
 - (b) make provision about how a person's income is to be calculated.
- (2) The regulations may, in particular—
 - (a) define “high income” in different ways for different areas;
 - (b) specify things that are, or are not, to be treated as income;
 - (c) make provision about the period by reference to which a person's income is to be calculated (which may be a period in the past);
 - (d) make provision about how a person's income is to be verified;
 - (e) require a person's household income (as defined by the regulations) to be taken into account;
 - (f) require a local housing authority to have regard to guidance given by the Secretary of State when calculating or verifying a person's income.

Commencement Information

11 S. 81 in force at 1.10.2016 by S.I. 2016/956, reg. 2(a)

Changes to legislation:

Housing and Planning Act 2016, Section 81 is up to date with all changes known to be in force on or before 14 May 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 the whole Act associated Parts and Chapters:

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

- s. 95(1)(ia) inserted by [2023 c. 36 Sch. 1 para. 2](#)
- s. 100(7)(aa) inserted by [2023 c. 36 Sch. 1 para. 3](#)
- s. 172(1)(a) words renumbered as s. 172(1)(a) by [2017 c. 20 s. 26\(8\)\(a\)\(i\)](#)
- s. 172(1)(b) inserted by [2017 c. 20 s. 26\(8\)\(a\)\(ii\)](#)