



# Tenant Fees Act 2019

## 2019 CHAPTER 4

### *Client money protection schemes*

#### **23 Client money protection schemes: requirement to belong to a scheme etc**

- (1) The Client Money Protection Schemes for Property Agents (Requirement to Belong to a Scheme etc.) Regulations 2019 are amended as follows.
- (2) In regulation 2 (interpretation)—
  - (a) in the definition of “client money”—
    - (i) in paragraph (a), for “agency”, in the second place it occurs, substitute “management”, and
    - (ii) at the end of paragraph (b), for “; and” substitute “, but does not include money held in accordance with an authorised tenancy deposit scheme within the meaning of Chapter 4 of Part 6 of the Housing Act 2004 (see section 212 of that Act);”, and
  - (b) at the end of the definition of “regulated property agent” insert “; “scheme administrator” has the same meaning as in the scheme approval regulations (see regulation 2 of those regulations); and “scheme approval regulations” means the Client Money Protection Schemes for Property Agents (Approval and Designation of Schemes) Regulations 2018.”
- (3) In regulation 3 (requirement to belong to a client money protection scheme), omit paragraph (2).
- (4) In regulation 4 (transparency requirements)—
  - (a) before paragraph (1) insert—

“(A1) Paragraph (1) applies if the scheme administrator of an approved or designated client money protection scheme provides a certificate under regulation 8(1) of the scheme approval regulations to a regulated property agent.”, and
  - (b) in paragraph (1)—

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*Changes to legislation: There are currently no known outstanding effects for the Tenant Fees Act 2019, Section 23. (See end of Document for details)*

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- (i) in the words before sub-paragraph (a), for “A” substitute “ The ”, and
  - (ii) omit sub-paragraph (a).
- (5) The amendments made by this section are without prejudice to any power to make an order or regulations amending or revoking the regulations mentioned in subsection (1).

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**Commencement Information**

**II** [S. 23](#) in force at 1.4.2019 by [S.I. 2019/428](#), **reg. 2(b)**

**Changes to legislation:**

There are currently no known outstanding effects for the Tenant Fees Act 2019, Section 23.