STATUTORY INSTRUMENTS

2026 No. 319

HOUSING, ENGLAND

The Financial Penalties (Housing Offences and Breach of Banning Orders) Regulations 2026

Made - - - -	*18th March 2026*
Laid before Parliament	*20th March 2026*
Coming into force - -	*1st May 2026*

The Secretary of State makes these Regulations in exercise of the powers conferred by sections 249A(8) and 250(2)(b) of the Housing Act 2004(**a**) and sections 23(9) and 214(6)(a) of the Housing and Planning Act 2016(**b**).

Citation, commencement and extent

1.—(1) These Regulations may be cited as the Financial Penalties (Housing Offences and Breach of Banning Orders) Regulations 2026.

(2) These Regulations come into force on 1st May 2026.

(3) These Regulations extend to England and Wales.

Amendment to section 249A of the Housing Act 2004

2. In section 249A(4) of the Housing Act 2004 (financial penalties for certain housing offences in England), for "£30,000" substitute "£40,000".

Amendment to section 23 of the Housing and Planning Act 2016

3. In section 23(5) of the Housing and Planning Act 2016 (financial penalty for breach of banning order), for "£30,000" substitute "£40,000".

Transitional provision

4. The amendments made by regulations 2 and 3 do not apply where the conduct amounting to the offence occurred before the coming into the force of these Regulations.

(**a**) 2004 c. 34; section 249A was inserted by paragraph 7 of Schedule 9 to the Housing and Planning Act 2016 (c. 22).
(**b**) 2016 c. 22.

Signed by authority of the Secretary of State for Housing, Communities and Local Government

Matthew Pennycook
Minister of State
18th March 2026 Ministry of Housing, Communities and Local Government

EXPLANATORY NOTE

(This note is not part of the Regulations)

These Regulations amend the Housing Act 2004 (c. 34) and the Housing and Planning Act 2016 (c. 22) to increase the maximum penalty which may be imposed for certain housing offences and breach of banning orders under section 249A(1) of the Housing Act 2004 and section 23(1) of the Housing and Planning Act 2016.

A full impact assessment has not been produced for this instrument as no significant impact on the private, voluntary or public sector is foreseen.

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