

THE STATUTES OF THE REPUBLIC OF SINGAPORE

PREMIUMS ON LEASES ACT
(CHAPTER 238)

1970 Ed. Cap. 280
Ordinance
4 of 1922

Amended by
37 of 1952

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Premiums on Leases Act

ARRANGEMENT OF SECTIONS

Section

1. Short title.
 2. Premium prohibited except on conditions.
 3. Penalty.
 4. Receipt in English to be given.
 5. Penalty.
- The Schedule — Receipt for rent.

An Act to control the taking of fines or premiums on grant of tenancies and to provide for the giving of rent receipts.

[10th March 1922]

1. This Act may be cited as the Premiums on Leases Act. Short title.

2.—(1) It shall be unlawful for any landlord, or agent of a landlord, as a condition of the grant, renewal or continuance of any lease or agreement for the tenancy of any building or part of a building, or for any person as a condition of giving up possession of any building or part of a building, to require the giving of any consideration whatsoever whether with or without reservation of rent unless —

- (a) particulars of the consideration and of the building or part of a building are furnished in a written document; and
- (b) that document is forthwith presented for inspection, by the landlord or his agent or any person giving up possession as aforesaid, to the Minister.

(2) In this section “part of a building” includes any room or rooms in a building subject to a separate letting.

3. Any person who contravenes section 2 shall be guilty of an offence and shall be liable on conviction before a

District Court to a fine not exceeding \$2,000 or in default to imprisonment for a term not exceeding one year, and the Court may order the amount paid or the value of the consideration given to be repaid to the person by whom it was made or given, and the order for payment thereof may be enforced in the same manner as an order for the payment of a fine under the provisions of the Criminal Procedure Code.

Cap. 68.

Receipt in English to be given.

4.—(1) Every landlord or his agent to whom a payment on account of rent is made shall immediately deliver to the person making the payment a receipt therefor in the English language signed by, or stamped with the signature of, the landlord or his agent.

(2) Such a receipt shall be in accordance with the form set out in the Schedule.

Penalty.

5.—(1) Any person who contravenes section 4 (1) shall be guilty of an offence and shall be liable on conviction before a Magistrate's Court to a fine not exceeding \$100 or to imprisonment for a term not exceeding one month.

(2) Any person who knowingly or wilfully gives a receipt which is incorrect in any material fact shall be guilty of an offence and shall be liable on conviction before a District Court to a fine not exceeding \$1,000 or to imprisonment for a term not exceeding 6 months.

THE SCHEDULE

Section 4(2).

RECEIPT FOR RENT

\$ _____ (a)

Received
from (b)
the sum of (c)
being rent of (d)
for the period (e)

Dated
Signed

N.B.—This form must be written or printed in lines as above.

- (a) Insert rent received in figures.
- (b) Name of tenant.
- (c) Insert rent received in words.
- (d) Address and particulars of building or part of a building.
- (e) Period for which rent is received.