

Lord Greenhalgh
Minister of State for Building Safety and Fire
Department of Levelling Up, Housing and Communities
Fry Building
2 Marsham Street
London
SW1P 4DF

28 April 2022

BY EMAIL AND POST

Dear Lord Greenhalgh


I am writing to thank you for your letter of 31 March 2022 advising us of the planned commencement date for the Leasehold Reform Ground Rent Act 2022 of 30th June this year.

The Act will bring in major changes in the way that voluntary lease extensions are managed as well as how new leases are granted. Our members are aware of the nature and effects of the 2022 Act and will be making preparations in order to effectively advise their clients and be ready for the changes that the Act will bring.

As an association we will also do all that we can to disseminate the Act's effects to the public and the wider community. However, with only just over a month until implementation, we would urge that wider publicity be given to commencement so as to avoid 'accidental' breaches of the Act's provisions by non- specialists, general conveyancers and smaller developers.

Finally, ALEP very much embraces the proposed programme of reform of the law in relation to enfranchisement and, with that in mind, our membership would be delighted to hear from you as to what plans and timetable government has to implement its suggestions for the future reform of the law in this area.

Yours sincerely



Mark Chick
Director