



BILLE NA dTITHE (ÍOCAÍOCHTAÍ CÉIME) 2006
HOUSING (STAGE PAYMENTS) BILL 2006

Mar a tionscnaíodh
As initiated

ARRANGEMENT OF SECTIONS

Section

1. Interpretation.
 2. Contracts.
 3. Variations.
 4. Short title and commencement.
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BILLE NA dTITHE (ÍOCAÍOCHTAÍ CÉIME) 2006
HOUSING (STAGE PAYMENTS) BILL 2006

BILL

entitled

5 AN ACT TO PROHIBIT STAGE PAYMENTS IN CONTRACTS
FOR CERTAIN NEW HOUSES.

BE IT ENACTED BY THE OIREACHTAS AS FOLLOWS:

1.—In this section unless the context otherwise requires: Interpretation.

10 “Builder” means a legal person or persons engaged in either or both
of the construction or sale of a House or Houses for gain or reward;

“House” means a new house (which shall be deemed to include a
new self contained apartment or other new dwelling) in a Scheme of
Development, whether fully built or in the course of construction or
intended to be built, and includes the site thereof;

15 “Purchaser” means a person purchasing a house from a builder or a
person employing a builder to build a house in a Scheme of Develop-
ment but does not include a person purchasing more than one house
in the Scheme of Development;

20 “Scheme of Development” means a building scheme involving more
than one house built or to be built on land owned or controlled or
to be provided at the direction of the Builder of the houses.

2.—Any provision in a contract for the sale or construction of a Contracts.
House by a Builder which provides for the payment of any monies
by the Purchaser, in advance of the completion of the House and the
25 assurance thereof to the Purchaser, shall be unenforceable against
the Purchaser if the payments exceed 10 per cent of the purchase
price of the House.

3.—Nothing in *section 2* shall operate to prevent the recovery of Variations.
any sums due to a Builder in respect of works carried out to a House
30 at the express request of a Purchaser and which are additional or
supplementary to the work specified in the original contract for the
sale or construction of a House.

Short title and commencement.

4.—(1) This Act may be cited as the Housing (Stage Payments) Act 2006.

(2) This Act shall come into effect 30 days following its enactment.