WHY THE TRIBUNAL?

- Receive complaints lodged by either landlords or obligations in terms of the Rental Housing Act 1999 No. 50 and the Regulations therefore to: The tribunal is vested with certain rights and
- Resolve disputes between tenants and landlords
- Appoint mediators
- Conduct hearings

NOISIA

arise due to unfair practice. strives to promote stability in the rental sector by resolving disputes between landlords and tenants that The Mpumalanga Rental Housing Tribunal Programme

MISSION

- sector in Mpumalanga. Promote stability in the residential rental housing
- resolution in the Rental Housing Sector. To lay down general principles governing conflict
- and unlawful practices. To protect landlords and tenants against unfair
- To provide education for landlords and tenants with regards to their rights and obligations.
- To provide accessible mechanisms to landlords and tenants for dispute resolution.

COMPOSITION OF THE TRIBUNAL

and consist of no less than five (5) members plus two -1999; Tribunal members are appointed by the MEC (2) alternative members. In terms of Section 9 of the Rental Housing Act, 50

appointed only after: The chairperson and members of the Tribunal must be

> for the respective positions on the Tribunal. Gazette invited nominations of persons as candidates The MEC has through the media and notice in the

a period of not exceeding three (3) years. the Province. Tribunal Members must be appointed for standing or Portfolio Committee of the Provincial Legislature which is responsible for housing matters in The MEC has consulted with the relevant

expired may be re-appointed by the MEC for an additional period not exceeding three (3) years. Any person whose term of office as a member has

SERVICES OFFERED

- caters for Mpumalanga tenants and landlords. The Rental Tribunal provides its services freely and
- Receipt and investigation of complaints.
- Resolution of disputes through mediation and
- Provision of advice and information with regards to lease agreement.

ISSUES THAT ARE DEALT WITH BY THE TRIBUNAL, INCLUDE THE FOLLOWING:

- Deposit
- Lease
- Right and duties of the land-lords and tenants Non-payment of rental
- Exploitative rentals
- Utility services Condition, use and maintenance
- Damage to property
- House rules Eviction and lockout
- Intimidation
- Issuing of receipts maintenance
- Overcrowding and health matter

WHO IS ELIGIBLE?

a property or rent such a property. either own or manage a rented property or rent such agencies within the Mpumalanga Province who Residents, institutions and property management

LODGING A COMPLAINT

in Schedule 1 of the regulations. writing and must be in the prescribed form appearing Complaints lodged with the Tribunal must be in

COMPLAINS MUST BE LODGED AS FOLLOWS:

By mail to the offices of the Tribunal.

- in which the dwelling is situated. At the relevant Rental Housing Information Office within the jurisdiction of the local authority
- proof of receipt of the complaint. confirmation of successful transmission be used as At the office of the Tribunal or by facsimile and

TENANTS AND LANDLORDS RELATIONSHIP BETWEEN GENERAL PROVISIONS

- grounds of: during a lease or when negotiating for a lease on A landlord may not discriminate against a tenant
- Colour
- Gender Race
- Sexual orientation
- Marital Status
- Religion
- Age
- Disability
- Culture etc.

TENANTS RIGHTS

- The tenants rights as against the landlord include his or her rights not to have:
- His or her person or home searched without a court order.
 - His or her property searched without a court order.
- His or her posession seized (except where there is a valid court order).
 - Have the privacy of his or her communication infringed.

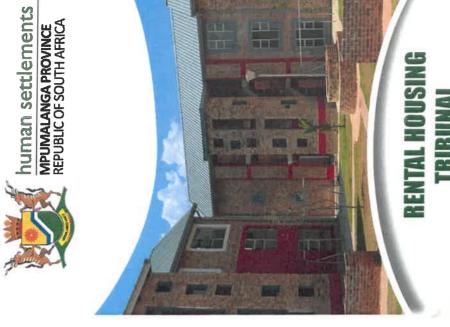
This rights above also apply to his family members and his or her visitors.

LANDLORDS RIGHTS

The landlord's against the tenants include his or her right to:

- Prompt payment of rental or any other charges payable payable in terms of the lease.
 - Recovery of unpaid rent after obtaining a ruling by the court or Tribunal.
- Termininate lease or grounds that do not constitute an unfair practice and are specified in the lease.
- Receive the rented premises in good state.





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