

Common Ground: News Flash

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Property managers to be regulated?

A discussion paper released by the Ministry of Justice this week raises the possibility of the introduction of regulation of property managers in both the residential and commercial sectors. At present there is no industry specific regulation of the conduct of property managers; industry players are simply required to comply with the general law.

The Ministry of Justice is leading a review of the regulatory regime. The review has a particular focus on:

- the relationship between property owners and property managers
- the risks for property owners
- whether property managers should be required to comply with specific obligations.

Property management services are undertaken across a range of sectors including residential, commercial, and rural. The review will try to identify key differences between these sectors, and whether these differences necessitate different approaches to industry regulation. The review will look at whether, and if so what, management services should be regulated, and if property managers should be regulated.

The full range of regulatory options is being considered, from taking no regulatory action to the implementation of disclosure, certification, registration, or licensing regimes. The review will also address the costs of any proposed changes and implementation, and scope of regulation, including organisation of any regulatory and disciplinary body that may be proposed.

This review offers both opportunities and risks to people in the industry, as well as those who interact with the property management industry. This is the beginning of a policy development process that could have long lasting and far reaching effects on the industry.

Have your say

As part of this review, the Ministry has released a [public consultation paper](#) calling for submissions from those with interest or experience in the industry. Making a submission ensures that your point of view is heard and can be considered as policy options are developed.

For more information or for assistance in preparing a submission, contact

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