

H.H. Ruler's Court Government of Dubai

Decree No. 27 of 2007 Regarding Rentals in the Emirate of Dubai

We, Mohammed Bin Rashid Al-Maktoum, Ruler of Dubai

After perusal of Decree No. 2 of 1993 establishing Special Judicial Committee for settlement of disputes between landlords and tenants, as amended, And Decree No. 42 of 2006, regarding rentals in the Emirate of Dubai.

Issue the following Decree:

Article (1)

Rental increase shall be limited to a cap of 5% of the annual rent value in respect of tenancy contracts to be renewed in 2008, provided that rent has not been increased in 2007.

Article (2)

Rents for new tenancy contracts signed in 2007 shall not be increased in 2008.

Article (3)

Notwithstanding the provision of the above article, the Special Judicial Committee may, upon a case filed before it, increase rents for tenancy contracts of more than three years validity ending in 2008, and such increase shall be equal to similar property rents.

Article (4)

The Special Judicial Committee shall set procedures necessary for implementation of this decree.

Article (5)

This decree shall be published in the Gazette and enforced on the date thereof.

**Mohammed Bin Rashid
Ruler of Dubai**

23-12-2007