



**SUPPLEMENT No. 3**  
TO  
**THE CYPRUS GAZETTE No. 3955 OF 28TH JUNE, 1956.**  
**SUBSIDIARY LEGISLATION.**

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No. 585.

THE EMERGENCY POWERS ORDERS IN COUNCIL,  
1939 AND 1956.

REGULATIONS MADE BY THE GOVERNOR UNDER SECTION 6.

JOHN HARDING,  
*Governor.*

In exercise of the powers conferred on me by section 6 of the Emergency Powers Orders in Council, 1939 and 1956, I, the Governor, do hereby make the following Regulations :—

1. These Regulations may be cited as the Emergency Powers (Control of Building Operations) Regulations, 1956.

2.—(1) In these Regulations, unless the context otherwise requires—

“building” means any construction, whether of stone, concrete, mud, iron, wood or other material, and includes any pit and any foundation, wall, roof, chimney, verandah, balcony, cornice or projection or part of a building, or anything affixed thereto, or any wall, earthbank, fence, paling or other construction enclosing or delimiting or intended to enclose or delimit any land or space ;

“dwelling unit” means a residential building designed, constructed or adapted for the use of one family for dwelling purposes ;

“floor area” means the sum of the roofed areas of a building at each floor level contained within the outside surface of the walls, including basement and attic areas the ceilings of which are six and a half feet or more above the floor level ;

“public building” means a building used or constructed or adapted for use, either ordinarily or occasionally, as a public institution, theatre, restaurant or coffee-shop (the main hall of which has a floor area of not less than 1,000 square feet), hotel, public hall, public concert room, public ballroom, cabaret, public lecture room or public exhibition room, or as a public place of assembly for persons admitted thereto, by tickets or otherwise and whether on payment or not, or used or constructed or adapted to be used, either ordinarily or occasionally, for any other public purpose ;

“residential building” means any building used, constructed or adapted for use for dwelling purposes and includes buildings auxiliary thereto.

Cap. 1  
30 of 1953  
19 of 1954  
30 of 1954  
42 of 1955.

(2) The Interpretation Law shall apply to the interpretation of these Regulations and of any Order made or direction given thereunder, as it applies to the interpretation of a Law, and, for the purposes of the said Law, these Regulations shall be deemed to be Laws.

3. Notwithstanding anything contained in any Law or public instrument, from and after the coming into force of these Regulations, no permit for the erection or re-construction of any building of the class specified in the First Schedule hereto, in the areas specified in the Second Schedule hereto, shall be granted or renewed under the provisions of the Streets and Buildings Regulation Law.

Cap. 165  
10 of 1950  
44 of 1954  
18 of 1955.

4. No Municipal Council shall erect or re-construct any building of the class specified in the First Schedule hereto within the area of the Municipal Corporation.

5. Nothing in these Regulations contained shall apply to the erection or re-construction of any building which is erected or re-constructed by or on behalf of the Government, Her Majesty's Naval, Military or Air Forces or Her Majesty's Government in the United Kingdom.

6. Any person or statutory body who acts in contravention of the provisions of these Regulations shall be guilty of an offence and shall be liable to a fine not exceeding one hundred pounds, and any building erected or re-constructed in contravention of the provisions of these Regulations shall be ordered by the Court trying the offence to be pulled down, demolished or removed at the expense of the person committing the offence.

7. Subject to the provisions of these Regulations, nothing in these Regulations contained shall be deemed to affect the operation of any Law or public instrument relating to the regulation of streets and buildings.

8. These Regulations shall remain in force for a period of six months from the date of their publication in the *Gazette* and shall then expire.

#### FIRST SCHEDULE.

- (i) Buildings to be erected within any area defined under the provisions of Regulation 7 (1) of the Streets and Buildings Regulations ;
- (ii) Public buildings ;
- (iii) Residential buildings the floor area of which together with any auxiliary buildings exceeds 1,500 square feet per dwelling unit ;
- (iv) Buildings erected by way of additions to any dwelling unit which would result in the floor area of that dwelling unit, together with any auxiliary buildings, exceeding 1,500 square feet.

#### SECOND SCHEDULE.

- (a) The area of any Municipal Corporation other than the Municipal Corporation of Paphos ;
- (b) The Improvement Areas of Kaimakli, Palouriotissa, Strovolos, Ayios Dhometios, Ayia Phyla ;
- (c) The areas within the village boundaries of the villages of Orta Keuy, Trakhonas, Omorphita, Eylenja, Engomi (Nicosia), Zakaki, Pano Polemidhia, Kato Polemidhia, Ayios Athanasios, Mesayitonia, Yermasoyia.

Made at Nicosia, this 27th day of June, 1956.