



# Renting Homes (Wales) Act 2016

2016 anaw 1

## PART 9

### TERMINATION ETC. OF OCCUPATION CONTRACTS

#### CHAPTER 5

##### TERMINATION OF PERIODIC STANDARD CONTRACTS

*Termination of periodic standard contracts which were fixed term standard contracts*

#### **183 Relevance of events under fixed term standard contract**

- (1) The landlord under a periodic standard contract which arises under section 184(2) (periodic standard contract arising at end of fixed term) may make a possession claim in reliance on—
  - (a) a possession notice, or
  - (b) a notice under section 186,which the landlord gave to the contract-holder before the end of the fixed term contract.
- (2) Sections 174 to 177, 179 and 180 apply to a notice under section 186(1), and a possession claim on the ground in section 186(5), as they apply to a notice under section 173 and a possession claim on the ground in section 178.
- (3) In any possession notice the landlord gives to the contract-holder, the landlord may rely on events which occurred before the end of the fixed term standard contract.
- (4) This section is a fundamental provision which is incorporated as a term of periodic standard contracts which arise under section 184(2).