Changes to legislation: *Renting Homes (Wales) Act 2016, Cross Heading: Substitute occupation contracts is up to date with all changes known to be in force on or before 19 June 2024. There are changes that may be brought into force at a future date. Changes that have been made appear in the content and are referenced with annotations. (See end of Document for details) View outstanding changes*

SCHEDULE 12

CONVERSION OF TENANCIES AND LICENCES EXISTING BEFORE COMMENCEMENT OF CHAPTER 3 OF PART 10

Substitute occupation contracts

32 (1) If after a converted contract ends there are one or more substitute contracts, for the purposes of this Schedule (except paragraph 28 **[**[F1]or where express provision is made to the contrary**]**), the substitute contract is (or the substitute contracts are) to be treated as if they were the same tenancy or licence as the converted contract.

(2) The following are substitute contracts.

(3) An occupation contract between—

(a) a contract-holder **[**[F2]who, immediately before the day on which the contract-holder became entitled to occupy the dwelling under that contract,**]** was a contract-holder under a converted contract or a substitute contract, and

(b) a landlord that immediately before that **[**[F3]day**]** was a landlord under the converted contract or substitute contract,

which relates to the same (or substantially the same) dwelling as the converted contract or substitute contract.

[F4](4) . . . . . .

(5) If a converted contract or a substitute contract ends under section 12(3)(a) (standard contract adopted by community landlord), the occupation contract which arises under section 12(3)(b).

(6) If a converted contract or a substitute contract is ended under section 220 (abandonment), and under section 222(3)(b) the court orders the landlord to provide suitable alternative accommodation, an occupation contract made in accordance with the order.

(7) If under section 210 (estate management grounds) the court makes an order for possession of a dwelling subject to a converted contract or a substitute contract, an occupation contract made to provide the contract-holder with suitable alternative accommodation.

[[F5](8) This Schedule applies to a substitute contract which—

(a) arises under section 184(2) as if paragraph 25A(2)(a) were omitted;

(b) is within section 184(6) as if paragraphs 25A(2)(a), 25B, 25C and 25D were omitted.**]**

Textual Amendments

F1 Words in Sch. 12 para. 32(1) inserted (1.6.2023) by The Renting Homes (Wales) Act 2016 (Amendment of Schedule 12 and Consequential Amendment) Regulations 2023 (S.I. 2023/556), regs. 1, **9**

F2 Words in Sch. 12 para. 32(3)(a) substituted (14.7.2022) by The Renting Homes (Wales) Act 2016 (Amendment of Schedule 12) Regulations 2022 (S.I. 2022/795), regs. 1(2), **19(a)(i)**

F3 Word in Sch. 12 para. 32(3)(b) substituted (14.7.2022) by The Renting Homes (Wales) Act 2016 (Amendment of Schedule 12) Regulations 2022 (S.I. 2022/795), regs. 1(2), **19(a)(ii)**

Changes to legislation: *Renting Homes (Wales) Act 2016, Cross Heading: Substitute occupation contracts is up to date with all changes known to be in force on or before 19 June 2024. There are changes that may be brought into force at a future date. Changes that have been made appear in the content and are referenced with annotations. (See end of Document for details) View outstanding changes*

F4 Sch. 12 para. 32(4) omitted (14.7.2022) by virtue of The Renting Homes (Wales) Act 2016 (Amendment of Schedule 12) Regulations 2022 (S.I. 2022/795), regs. 1(2), **19(b)**

F5 Sch. 12 para. 32(8) inserted (14.7.2022) by The Renting Homes (Wales) Act 2016 (Amendment of Schedule 12) Regulations 2022 (S.I. 2022/795), regs. 1(2), **19(c)**

Commencement Information

I1 Sch. 12 para. 32 in force at 1.12.2022 by S.I. 2022/906, **art. 2**

Changes to legislation:
Renting Homes (Wales) Act 2016, Cross Heading: Substitute occupation contracts is up to date with all changes known to be in force on or before 19 June 2024. There are changes that may be brought into force at a future date. Changes that have been made appear in the content and are referenced with annotations.
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Changes and effects yet to be applied to :

– specified provision(s) savings for amendments by 2018 anaw 1, s. 6, Sch. 6 by S.I. 2019/110 reg. 5

Changes and effects yet to be applied to the whole Act associated Parts and Chapters:
Whole provisions yet to be inserted into this Act (including any effects on those provisions):

– s. 20(3)(ma) inserted by 2019 anaw 2 Sch. 3 para. 4(2)
– s. 135(2)(ia) inserted by 2019 anaw 2 Sch. 3 para. 4(3)
– s. 186A-186C inserted by 2019 anaw 2 Sch. 3 para. 4(1)
– s. 198A inserted by 2019 anaw 2 Sch. 3 para. 5