



Renting Homes (Wales) Act 2016

2016 anaw 1

PART 1

OVERVIEW OF ACT

Introduction to Parts 1 and 2 and key concepts in this Act

1 Occupation contracts

(1) This Act (in Part 2) provides that—

- (a) most individuals who rent their homes under a tenancy or licence, and their landlords, make a contract with each other known as an occupation contract (and in this Act such individuals are referred to as “contract-holders”; see section 7);
- (b) there are two kinds of occupation contract, namely—
 - (i) secure contracts, and
 - (ii) standard contracts;
- (c) there are two kinds of standard contract, namely—
 - (i) fixed term standard contracts, and
 - (ii) periodic standard contracts,and the two kinds of standard contract differ in relation to their variation, transfer and termination.

(2) Each kind of occupation contract (and each kind of standard contract) gives different rights to, and imposes different obligations on, the contract-holder and landlord; a secure contract gives greater security of occupation to the contract-holder than a standard contract.

Commencement Information

II S. 1 in force at 1.12.2022 by S.I. 2022/906, art. 2

Changes to legislation:

Renting Homes (Wales) Act 2016, Section 1 is up to date with all changes known to be in force on or before 22 May 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.

[View outstanding changes](#)

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](#)