



File Number: /

Your Name: Sworn / Affirmed

Are you: Landlord Agent Tenant

Business Address:

Managing Agency Agreement: Yes No Date signed:

Tenancy Agreement

Date of Agreement:

Rent Amount: \$ payable on the of each Week Fortnight Month

Term of Agreement: from to

Bond Amount: \$ Bond Number:

Bond Lodged? Yes No

Bond Paid Out? Yes No Amount \$ to Landlord
\$ to Tenant

Rent Increases - last 12 months

Date of Notice	Date of Service	Increased From	Increased To	Valid/Invalid
		\$	\$	
		\$	\$	
		\$	\$	

Termination Notice

Date of Notice:

Date Sent: By: Post Personal service Mailbox (s223)
Note: Allow 7 working days if by post

Date Received:

Termination date on Notice: Notice valid / invalid

Days in arrears on receipt: Complies Yes / No

Current Situation

Premises vacant? Yes No Date vacated:

Rent paid to (and including): Date last payment

Arrears claimed: \$ from to inclusive

Total no of days in arrears: Daily rate: \$

Water usage claimed: \$ from to inclusive

Tribunal Use Only

Appearance Tenant:	Yes / No	Appearance Respondent:	Yes / No
Premises Residential:	Yes / No	Hearing Notice Served:	Yes / No
Agreement Regulated:	Yes / No	Application Received Within Time :	Yes / No
Oral / Written		(s88(4) before termination date)	
		(s83(2) Reg 22, 30 days after termination date)	
Notice to Vacate valid:	Yes / No		

REQUIREMENTS FOR TERMINATION NOTICE UNDER S.82 & 88

Residential premises

The termination and vacant possession date s.82(1), s.83(1) (not earlier than 14 days after the day on which notice given).....

The grounds, eg. rent unpaid for not less than 14 days before the notice given

Other grounds

In writing

Signed by party giving notice

Tick if agent

Notice to tenant: that tenant is not required to vacate if tenant pays all rent owing or enters into and fully complies with an agreed payment plan (s88)

S.89(5) FINDING

Has the landlord sought a finding that tenant has frequently failed to pay rent? Yes / No

Has tenant paid all rent owing? Yes / No

Has tenant entered into agreed payment plan? Yes / No

Has tenant complied with agreed payment plan? Yes / No

Has tenant frequently failed to pay rent owing? Yes / No

Are you making a finding under s.89(5)? Yes / No

TERMINATION FOR BREACH - CIRCUMSTANCES OF THE CASE S.87(5)

1. Nature of the breach:

2. Any previous breaches:

3. Steps taken by tenant to remedy the breach:

4. Steps taken by the landlord about the breach:

5. Previous history of the tenancy:

TERMINATION OF SOCIAL HOUSING TENANCY S.154E

1. Effect of tenancy on neighbouring residents or others:

2. Likelihood that neighbours or others will suffer serious adverse effects if tenancy not terminated:

3. Landlord's responsibility to other tenants:

4. History of current/any prior SH tenancy with same/different landlord:

5. Whether tenant is/has been in breach of Tribunal order:

Member's Name

Member's
Signature

Date Order Made