

Indigenous Creole Fast Facts Sheet # 8.

TERMINATIONS.

If the landlord believes that you have breached your tenancy agreement, they can give you a **Form 11 – Notice to Remedy Breach**. You must respond to this Notice. (*See Indigenous Creole Fast Facts Sheet # 7 – Resolving Disputes*)

If you don't respond to the Form 11, or if the landlord believes that you have not fixed up the breach, then they can give you a **Form 12 – Notice To Leave**. This means that the landlord is ending the tenancy and wants you to leave. (For more information regarding the grounds for termination and the correct timeframes for giving notice etc see page 11 of **Form 17a**, the **Green Booklet** called **Renting in Queensland**.)

However, if you believe that your landlord is acting unfairly, then you can dispute the Form 12, by lodging a **Form 16 – Dispute Resolution Request**. (*See Sheet # 7 – The Conciliation process.*)

If Conciliation doesn't work then the **RTA** will send you a **Notice of Unresolved Dispute (NURD)** and encourage you to make an application to have your case heard in the **Small Claims Tribunal (SCT)**.

If you want to end the tenancy, you must do it in accordance with the Act and issue a **Form 13 – Notice of Intention To Leave**. (For information regarding the grounds for termination and the correct timeframes for giving notice etc see page 11 of **Form 17a**, the **Green Booklet** called **Renting in Queensland**.)

The day that your Notice runs out (on either your Form 12 or Form 13) and you hand the keys back, is called **Handover Day**.

Prior to Handover Day and before you actually move out, you should complete a **Form 14a – Exit Condition Report**.

It is very important that you fill out this form at the end of your tenancy to show that you have looked after the place while you lived there, fair wear & tear excepted.

For your own protection!
Always keep copies of **all** paperwork (Agreements, receipts, notices, letters, forms etc.)

If you need tenancy advice and/or further assistance, call the **Tenants' Union North Queensland on 40 31 31 94** or **statewide on 1800 177 761**.

For information about RTA notices and forms, see Indigenous Creole Fast Facts Sheets # 9.

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TERMINATIONS.

If da landlord e think you been breach your tenancy agreement, dempla can give you a **Form 11 – Notice to Remedy Breach**. You must answer this Notice.

(Luk Indigenous Creole Fast Facts Sheet # 7 – Solve e Problem)

If you no answer da Form 11, or if da landlord e think you no be fix up da breach, then dempla can give you a **Form 12 – Notice To Leave**. This means that da landlord is ending da tenancy ane em want you to leave. (Po more information regarding them grounds po termination ane da correct timeframes po giving notice etc see page 11 antap **Form 17a**, da **Green Booklet** called **Renting inside Queensland**.)

However, if you think that your landlord e no make something prapa, then you can dispute the Form 12, by lodging a **Form 16 – Dispute Resolution Request**. *(Luk Sheet # 7 – Da Conciliation Process)*

If Conciliation no work then da **RTA** will send you a **Notice of Unresolved Dispute (NURD)** ane all go encourage you to make an application to have your case heard in da **Small Claims Tribunal (SCT)**.

If you wande end da tenancy blo you, you must mekem in accordance with da Act ane issue a **Form 13 – Notice of Intention to Leave**. (Po information regarding grounds po termination ane da correct timeframes po giving notice etc see page 11 of **Form 17a**, da **Green Booklet** called **Renting in Queensland**.)

Da day when your Notice runs out (on either your Form 12 or Form 13) ane you hand da keys back, is called **Handover Day**.

Before da Handover Day ane before you move out, you should complete a **Form 14a – Exit Condition Report**. E prapa important that you fill out this form at da end of your tenancy to show that you bin look after da place while you be stap there, fair wear ane tear excepted.

Po your own protection!

Always keep copies of all them paperwork (Agreements, receipts, notices, letters, forms etc.)

If you need any advice or you gad question po ask em about tenancy blo you no shame ring up the **Tenants Union North Queensland on 40 31 31 94** or statewide on **1800 177 761**.

Po information about RTA notices ane forms, luk Indigenous Creole Fast Facts Sheet # 9

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