



# Residential Parks Act 2007

## Notice of termination - end of agreement Agreement frustrated

*(for use by park owner\*)*

To: .....  
*(insert name of resident)*

of: .....  
*(insert address of rented property)*

I hereby give you notice that your agreement will come to an end on: ...../...../.....  
*(insert end date)*

**(Tick appropriate box below)**

*(valid notice period for fixed term or periodic residential park agreements)*

Being a date fixed by me as the rented property has been destroyed/become uninhabitable.  
**or**

*(valid notice period for fixed term or periodic residential park agreements)*

Being a date fixed by me as the rented property has ceased to be lawfully usable for residential purposes.  
**or**

*(valid notice period for fixed term or periodic residential park agreements)*

Being not less than 60 clear days<sup>1</sup> notice, as the rented property has been acquired by compulsory process.

Park owner's\* signature: .....

Park owner's\* contact details: .....  
.....

Date: ...../...../.....

NB: If two or more persons are residents under an agreement, the notice can be given to any one of them.

This notice was served on ...../...../..... by: personally handing it to the resident   
mailing it to the resident   
placing it in the resident's letterbox   
other *(please specify below)*

<sup>1</sup>"clear days" does not include the day the resident receives or is expected to receive this notice.

**If you would like more information about this notice:**

Call the advice section of the Tenancies Branch  
Phone: 8204 9544 8.30am – 5pm Mon - Fri  
www.ocba.sa.gov.au

**\*Park owner means the owner OR the operator of the park**

## INFORMATION FOR PARK OWNER\*

1. The agreement is terminated by this notice, but you cannot enter the rented property to take possession unless:
  - (a) the resident has voluntarily give up possession of the rented property; or
  - (b) you are authorised to take possession of the rented property by an order of a court or the Residential Tenancies Tribunal. To seek an order of the Tribunal for vacant possession, it will be necessary to lodge an application with the Tribunal (*form F*).
2. An agreement is considered frustrated (other than as a result of a breach of the agreement) if the rented property, or a substantial portion of the rented property has:
  - (a) been destroyed or rendered uninhabitable; or
  - (b) ceased to be lawfully usable for residential purposes; or
  - (c) been acquired by compulsory process.
3. A park owner\* may give a resident notice that they will be terminating the agreement immediately if the agreement has been frustrated as described in 2(a) and (b) above.
4. If the rented property has been acquired by compulsory process, sixty (60) clear days notice is required. Clear days do not include the day the resident receives or is expected to receive this notice.

## GENERAL INFORMATION FOR RESIDENTS AND PARK OWNERS\*

1. When the resident vacates the rented property, they should:
  - provide their forwarding address to the park owner\*, as set out in Section 89 of the *Residential Parks Act 2007*;
  - ensure that they leave any keys or devices that have been provided to them at the beginning of the agreement with the park owner\*;
  - if necessary, notify the electricity, gas, and telephone companies, etc so that any new residents do not use gas, electricity and the telephone on the former resident's accounts.
2. If possible, agree on how the bond should be refunded. If you do agree, both of you should complete and sign the residential park bond refund form and lodge it with the Office of Consumer & Business Affairs. Make sure that the resident's forwarding address is included on the form so that all or part of the bond, or any future correspondence, can be sent to them. If an agreement cannot be reached, you should contact the advice section of the Tenancies Branch on 8204 9544.
3. You should retain a copy of this notice.