

Defence form – property located wholly in Wales (rented residential premises)

Name of court	Claim No.
Name of Claimant(s)	
Name of Defendant(s)	
Date of hearing	

Personal details

1. Please give your:

Title ☐ Mr ☐ Mrs ☐ Miss ☐ Ms ☐ Other

First name(s) in full

Last name

Date of birth

<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
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Address (if different from the address on the claim form)

Postcode

Disputing the claim

2. Do you agree with what is said about the premises and the occupation contract/tenancy? ☐ Yes ☐ No

If No, set out your reasons below:

3. Did you receive the notice from the claimant referred to at paragraph 6 of the particulars of claim? ☐ Yes ☐ No

If Yes, when:

4. Do you agree that there are arrears of rent as stated in the particulars of claim?

☐ Yes

☐ No

If No, state what you believe the arrears are:

£ _____

☐ None

5. If the particulars of claim give any reasons for possession other than rent arrears, do you agree with what is said?

☐ Yes

☐ No

If No, give details below:

6. Are there any other reasons why the court should not make a possession order?

☐ Yes

☐ No

If Yes, give details:

7. Do you agree with the landlord's claim to be registered?

☐ Yes

☐ No

7a. Do you agree with the landlord's claim to be licensed?

☐ Yes

☐ No

8. Has the landlord sent written terms of the occupation contract as required under the Renting Homes Wales Act 2016?

☐ Yes

☐ No

9. Do you have a money or other claim (a counterclaim) against your landlord?

☐ Yes

☐ No

If Yes, give details:

Arrears

- 10.** Have you paid any money to your landlord since the claim was issued?

☐ Yes

☐ No

If Yes, state how much you have paid and when:

£ _____

date _____

- 11.** Have you come to any agreement with your landlord about repaying the arrears since the claim was issued?

☐ Yes

☐ No

I have agreed to pay £ _____ each (week)(month)

- 12.** If you have not reached an agreement with your landlord, do you want the court to consider allowing you to pay the arrears by instalments?

☐ Yes

☐ No

- 13.** How much can you afford to pay in addition to the current rent?

£ _____ per (week)(month)

About yourself

State benefits

14. Are you receiving Income Support?

☐ Yes

☐ No

15. Have you applied for Income Support?

☐ Yes

☐ No

If Yes, when did you apply?

16. Are you receiving Housing Benefit?

☐ Yes

☐ No

If Yes, how much are you receiving?

£_____ per (week)(month)

17. Have you applied for Housing Benefit?

☐ Yes

☐ No

If Yes, when did you apply?

18. Is the Housing Benefit paid

☐ to you

☐ to your landlord

Dependants (people you look after financially)

19. Have you any dependant children?

☐ Yes

☐ No

If Yes, give the number in each age group below:

under 11 11-15 16-17 18 and over

Other dependants

20. Give details of any other dependants for whom you are financially responsible:

Other residents

21. Give details of any other people living at the premises for whom you are not financially responsible:

Weekly Monthly

£ _____ □ □

£ _____ ☐ ☐

£ _____

£ _____ □ □

£ _____ □ □

£ _____ □ □

£ _____ ☐ ☐

£ _____ □ □

£ _____

Bank accounts and savings

☐ Yes ☐ No

If Yes, is it

☐ in credit? If so, by how much? £ _____

☐ overdrawn? If so, by how much? £ _____

☐ Yes ☐ No

If Yes, what is the balance? £ _____

Money you pay out

25. Do you have to pay any court orders or fines?

Court	Claim/Case number	Balance owing	Instalments paid
		Total Instalments paid £ per month	

26. Give details if you are in arrears with any of the court payments or fines:

27. Do you have any loan or credit debts?

☐ Yes

☐ No

Loan/credit from	Balance owing	Instalments paid
	Total Instalments £ per month	

28. Give details if you are in arrears with any loan/credit repayments:

Regular expenses

(Do not include any payments made by other members of the household out of their own income)

29. What regular expenses do you have?

(List below)

		Weekly	Monthly
Council tax	£ _____	<input type="checkbox"/>	<input type="checkbox"/>
Gas	£ _____	<input type="checkbox"/>	<input type="checkbox"/>
Electricity	£ _____	<input type="checkbox"/>	<input type="checkbox"/>
Water charges	£ _____	<input type="checkbox"/>	<input type="checkbox"/>
TV rental & licence	£ _____	<input type="checkbox"/>	<input type="checkbox"/>
Phone	£ _____	<input type="checkbox"/>	<input type="checkbox"/>
Credit repayments	£ _____	<input type="checkbox"/>	<input type="checkbox"/>
Mail order	£ _____	<input type="checkbox"/>	<input type="checkbox"/>
Housekeeping, food, school meals	£ _____	<input type="checkbox"/>	<input type="checkbox"/>
Travelling expenses	£ _____	<input type="checkbox"/>	<input type="checkbox"/>
Clothing	£ _____	<input type="checkbox"/>	<input type="checkbox"/>
Maintenance payments	£ _____	<input type="checkbox"/>	<input type="checkbox"/>
Other	£ _____	<input type="checkbox"/>	<input type="checkbox"/>
Total expenses	£ _____	<input type="checkbox"/>	<input type="checkbox"/>

30. Priority debts

This section is for **arrears** only. **Do not** include regular expenses listed at Question 29.

		Weekly	Monthly
Council tax arrears	£ _____	<input type="checkbox"/>	<input type="checkbox"/>
Water charges arrears	£ _____	<input type="checkbox"/>	<input type="checkbox"/>
Gas account	£ _____	<input type="checkbox"/>	<input type="checkbox"/>
Electricity account	£ _____	<input type="checkbox"/>	<input type="checkbox"/>
Maintenance arrears	£ _____	<input type="checkbox"/>	<input type="checkbox"/>
Others (give details below)			
	£ _____	<input type="checkbox"/>	<input type="checkbox"/>
	£ _____	<input type="checkbox"/>	<input type="checkbox"/>
	£ _____	<input type="checkbox"/>	<input type="checkbox"/>

- 31.** If an order for possession were to be made, would you have somewhere else to live? ☐ Yes ☐ No

If Yes, say when you would be able to move in: _____

- 32.** Give details of any events or circumstances which have led to your being in arrears of rent (for example divorce, separation, redundancy, bereavement, illness, bankruptcy) or any other particular circumstances affecting your case. If there are any reasons why the date any possession order takes effect should be delayed, give them here. If you believe you would suffer exceptional hardship by being ordered to leave the property immediately, say why.

You need only answer question 33 if the claim form includes a claim for a prohibited conduct standard contract order.

33. Do you agree with what is said about your conduct or use of the property?

☐ Yes

☐ No

If No, set out your reasons below:

Statement of truth

I understand that proceedings for contempt of court may be brought against a person who makes, or causes to be made, a false statement in a document verified by a statement of truth without an honest belief in its truth.

- ☐ **I believe** that the facts stated in this defence form are true.
- ☐ **The defendant(s)** believes that the facts stated in this defence form are true. **I am authorised** by the defendant(s) to sign this statement.

Signature

- ☐ Defendant
- ☐ Litigation friend (where defendant is a child or a protected party)
- ☐ Defendant’s legal representative (as defined by CPR 2.3(1))

Date

Day

Month

Year

Full name

Name of legal representative’s firm

If signing on behalf of firm or company give position or office held