

# FORM NO. 3

Housing Act 1988 section 8 (as amended)

## NOTICE OF INTENTION TO BEGIN PROCEEDINGS FOR POSSESSION OF A PROPERTY IN ENGLAND

let on an Assured Tenancy or an Assured Agricultural Occupancy

### 1. To:

Sonia Shezadi

### 2. Your landlord/licensor intends to apply to the court for an order requiring you to give up possession of:

35 Woodhall Park Avenue, Pudsey, LS28 7HF

### 3. Your landlord/licensor intends to seek possession on ground(s):

**Grounds 8, 10 and 11**

in Schedule 2 to the Housing Act 1988 (as amended), which read(s):

Ground 8 - At both the date of the service of the notice and at the date of the hearing:  
(a) if rent is payable weekly or fortnightly, at least eight weeks rent is unpaid;  
(b) if rent is payable monthly, at least two months rent is unpaid.

Ground 10 - Some rent lawfully due from the tenant is unpaid on the date on which the proceedings for possession are begun.

Ground 11 - Whether or not any rent is in arrears on the date on which proceedings for possession are begun, the tenant has persistently delayed paying rent which has become lawfully due.

### 4. Full explanation of why each ground is being relied on:

The tenant has failed to pay rent since October 2025. As of the date of this notice, rent arrears total GBP 3,000.00 (representing 2 months unpaid rent at GBP 1,500.00 per month).

The tenant has been in persistent arrears for the past 6 months despite multiple requests for payment.

Current rent arrears: GBP 3,000.00

Monthly rent amount: GBP 1,500.00

### 5. The court proceedings will not begin earlier than:

15/01/2026

### 6. The latest date for court proceedings to begin is **12 months** from the date of service of this notice.

### 7. Name and address of landlord, licensor or landlords agent:

**Signed:** [Signed]

**Name:** Tariq Mohammed

**Address:** 1 Example Street, Leeds, LS1 1AA

**Telephone:** 07123 456789

**Capacity:**  landlord/licensor

**Date:** 01/01/2026

