

**STUDENT LEGAL SERVICES
NOTICE TO LANDLORD OF CONDITIONS THAT REQUIRE REMEDY**

THE FOLLOWING LETTER SHOULD EITHER BE SENT BY CERTIFIED MAIL TO THE PERSON OR PLACE WHERE RENT IS NORMALLY PAID, RETURN RECEIPT REQUESTED OR SHOULD BE HAND DELIVERED BY A DISINTERESTED PERSON WHO REQUESTS THE RECIPIENT TO SIGN AN ACKNOWLEDGEMENT OF RECEIPT.

Dear _____ :

We are having the following problems in our home: _____
_____.

The above conditions have rendered our apartment in violation of various codes. Your failure to maintain the premises in a decent, safe, and sanitary condition could mean that you are in violation of your rental obligation under Ohio Revised Code Section 5321.04.

This letter is being sent to you in accordance with Ohio Revised Code Section 5321.07(A), and I would like you to address these matters as soon as possible.

Your failure to remedy the problems will cause me to pursue appropriate legal remedies, which may include escrowing my rent or terminating my lease, together with damages and reasonable attorney fees.

Please contact me so that I'll know when to expect you or a repair person. Thank you very much for your attention to this problem.

Sincerely,
