

NOTICE TO VACATE FOR NON-COMPLIANCE (UTILITY NEGLECT)

Date: [Date of Notice]

To: [Tenant Name(s)]

Property Address: [Full Rental Address]

Dear [Tenant Name],

This letter serves as formal notice that you are in violation of your residential lease agreement dated [Lease Start Date] regarding the maintenance of essential utility services.

Specifically, it has been determined that the following utility service(s) have been disconnected or neglected: [List Utilities, e.g., Water, Electricity, Gas].

Under the terms of your lease and local housing ordinances, maintaining active utility services is a requirement for the habitability of the premises. Failure to maintain these services constitutes a material breach of your rental agreement and poses a risk to the property.

NOTICE IS HEREBY GIVEN that you are required to vacate the premises and surrender possession of the property by [Move Out Date/Time], which is [Number] days from the receipt of this notice.

Before your departure, you are expected to:

- Remove all personal belongings.
- Clean the unit to the standard required by the lease.
- Return all keys and access devices to the landlord.

If you fail to vacate the premises by the date specified above, legal proceedings will be initiated to recover possession of the property, which may include a claim for court costs, attorney fees, and any damages caused by the utility neglect.

Sincerely,

[Landlord/Property Manager Name]

[Phone Number]

[Email Address]