

NOTICE OF VIOLATION/MAINE WARRANTY OF HABITABILITY

.14 M.R.S.A. §6021
(Apartments and Houses)

10 M.R.S.A. §9099
(Mobile Home Park Spaces)

TO: Victor Chau
FROM: Ashley Provencal

056-A505001

According to the provisions of the laws governing The Maine Warranty of Habitability, landlords must maintain their rental units and mobile home park spaces free from any condition which endangers or impairs the health or safety of tenants. The unit/mobile home park space which I rent from you at:

133 Emery St. Apt #2 Portland, ME 04102
is subject to these provisions and IS IN VIOLATION OF THE WARRANTY OF HABITABILITY ACT FOR THE FOLLOWING REASON(S):

- Inadequate Heat/Faulty Heat System
- Leaking Ceilings
- Inadequate Hot Water
- Unfit Drinking Water
- Poor Air Quality
- Unsafe Electrical Wiring
- Malfunctioning Sewage System
- Other Bed Bugs; reoccurring and not dealt with.

COMMENTS: (Describe the details of your complaint):

Moved In 6/20 - Was Aware of Bed Bugs when Building was "Bombed" on 7/15 - Tenant Before Moved out due to bed bugs - Was Not told anything regarding bed bugs upon Moving in

I HEREBY REQUEST THAT YOU CORRECT THE ABOVE DEFECT(S) IMMEDIATELY. Please be advised that if you fail to do so, I will take appropriate legal action. If you are found to have violated the Warranty of Habitability Act, a judge can order you to correct the defect, reduce my future rental payment, and return to me rent which I have paid to you while the defect existed.

SIGNED: Ashley Provencal DATE: 8/14/14

Give this Notice to your landlord personally or by Certified Mail/Return Receipt Requested. If you mail it, send a second copy to your landlord by regular mail. Keep a copy for your records and send a copy to your local Code Enforcement Officer.

RECEIVED

AUG 14 2014

Dept. of Building Inspections
City of Portland Maine

currently, nothing done in my apartment to fix problem even after inspection from Pamela Crosley of N.