

# Form 13: Repair and Deduct Letter

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*Date*

*Landlord's Name*

*Landlord's Address*

Dear *Landlord*:

On \_\_\_\_\_ (*date*), my apartment and building were inspected by the local Board of Health. The inspector certified on his report as potentially dangerous the following health code violations:

- 1.
- 2.
- 3.

You did not begin repairs within five days nor did you substantially complete the repairs within fourteen days of notification of the violations.

Under Massachusetts General Laws, Chapter 111, Section 127L, I am entitled to deduct from my rent up to four months' worth of rent to cover these repairs. I am therefore deducting the following amount of money from my rent in order to cover the money I spent on getting the above repairs made:

Materials:

Labor:

*(include copies of bills)*

Sincerely,

*Your Signature*

*Your Address*

*Your Telephone number(s)*