

«today»

«head_of_household»

«address_line1»

«address_line2»

«address_line3»

«city», «state» «zip»

Dear «head_of_household»

Re: Lease violation

We have contacted our insurance company with the question of use of barbecue grills.

The ability to use outdoor cooking equipment is restricted by insurance and local fire code requirements. Under no condition will the use of any cooking equipment be allowed on decks, balconies or any portion of a building. It is the tenant's responsibility to contact the local fire department to determine the local laws regarding the use of grills. In communities where there is no specific minimum distance requirement, or the distance requirement for the use of grills is less than 10 feet from the building, the «mgmt_company» requirement is 10 feet. If the grill is stored indoors in the off season and if it is a gas grill, the fuel tank must be empty and the valve must be left in the open position. In addition, use of grills will be further restricted by local fire code requirements. Due to obvious life safety considerations, we are very concerned about the potential for fire at our properties. We do not want to eliminate the use of barbecue grills, but we must require that they are only used in a manner consistent with regulations.

Again, it is the tenant's responsibility to contact their local fire department prior to using a grill to obtain the local and State regulations pertaining to the use of gas or charcoal grills at a multi-family property.

This is a violation of your lease and may be the basis for an eviction.

Sincerely,

«rental_agent»