

**Sample Notice to End Lease Early: Sexual Violence Occurred on the Premises—
No Credible Imminent Threat of Future Violence**

Key points concerning the Safe Homes Act notice to the landlord/property manager:

- It should be in writing;
- It should indicate the date you are sending the letter;
- It should indicate that sexual violence has occurred on the premises;
- It should indicate the date of the sexual violence, which should be within 60 days or as soon as practicable, if the delay was caused by hospitalization, post-traumatic stress, counseling, etc.,
- It should indicate when you are leaving the unit and the date you leave should be within three days of providing the notice;
- It should indicate when you will remove all of your belongings and return the keys to the landlord/property manager.
- It should include evidence of the sexual assault (e.g., police report, medical record, court record, or statement from victim services organization from where the victim is receiving services).
- Remember: this part of the act can ONLY be used by sexual assault survivors! Sexual assault survivors can also avail themselves of the credible imminent threat section of the act.

DATE

LANDLORD'S
INFORMATION

Dear _____:

Please be advised that pursuant to the Safe Homes Act I am ending my lease early because I was sexually assaulted in my apartment last week. I have attached a copy of a letter from a victim service organization that is providing me with services. I am leaving my unit today and I have removed all of my belongings from the unit. Enclosed please find my keys to the unit.

Pursuant to the *Illinois Security Deposit Return Act (or local ordinance, if applicable)*, I am entitled to a return of the security deposit within 45 days of my moving out of the home. You cannot take my security deposit because I have lawfully exercised my rights under the Safe Homes Act. My security deposit can be forwarded to the following address: (not your real address...some other safe address).

You should also be advised that you cannot provide this information or the fact I used the Safe Homes Act to any prospective landlord calling for a reference.

Sincerely,

Jane Doe
123 Safe Drive
Chicago, IL 60602
312.123.4567