

## **INSTRUCTIONS**

### HOME LINE FORM LETTERS

1. Fill out the appropriate letter. If you need help filling out the letter, call HOME Line @ 612-728-5767 in the metro area or 866-866-3546 if you are long distance, and a tenant advocate will be happy to help you.
2. Make sure you sign the letter and date the letter.
3. Make a copy of the letter after you sign and date it. Keep it for your personal file.
4. Send the original request by first class mail (a regular stamp) to the landlord or property owner (whoever you pay rent to or is named on the lease).
5. The letter you filled out gives your landlord a certain number of days to respond. Allow your landlord that amount of time to reply to your request.
6. If the landlord or property owner fails to comply with your request, call HOME Line back and a tenant advocate will discuss other options.

Notification of Tenant's Right to Have Guests

\_\_\_\_\_  
*Landlord*

\_\_\_\_\_  
*Street Address*

\_\_\_\_\_  
*City, State, Zip*

I, \_\_\_\_\_, reside at your property located at  
*(Print tenant's name)*

\_\_\_\_\_  
*(Address, city, state, zip)*

I am writing to inform you that a landlord may not prohibit a tenant from having guests.

In State v. Hoyt 304 N.W. 2d 884 (Minn. 1981), the Minnesota Supreme Court clearly adopted the rule that a tenant has a right to give guests a license to visit, and the landlord has no right to deny or interfere with this license. In summary, if I want to have a visitor/guest, that guest has a "claim of right" to visit me, to take a direct route to my door, to socialize with me in my residence, and to socialize with me in the common areas that I myself can visit.

Please take notice when I have guests such as friends and family, I have granted a license allowing them to do so. A license includes all steps involved in making these visits, including but not limited to walking to the entrance of the complex, standing in the entryway awaiting entry, walking to my residence, and walking with me, and socializing with me as I or we use the facilities.

Please consider this my formal assertion of my legal right to have guests. This means that if you take any action against me, I will rely on Minnesota Statute §504B.285 and §504B.441, which protect me from retaliation.

Thank you for your prompt consideration of this matter.

\_\_\_\_\_  
*(Signature)*

\_\_\_\_\_  
*(Date)*