

Community Rules

In order to ensure the happiness of our tenants and the integrity of your community, we ask that you abide by the following guidelines. Please review the following list of community rules. Your signature indicates that you have read, understand, and agree to follow of these rules.

- o Only the tenant(s) listed on your lease may have keys to building and apartment.
- o Quiet hours are from 10:00 pm to 8:00 am
- o Music, television or other noises should be kept at a level that they can not be heard outside your apartment
- o No moving in or out during quiet hours.
- o The Roof is off limits for any reason except an emergency exit
- o Tenant shall not permit or participate in any conduct deemed offensive by other Tenants or Landlord.
- o Absolutely no littering is allowed on the property. This includes pet waste and cigarette butts as well as regular trash. Trash in the hallways will not be tolerated at any time. All trash needs to be placed in a dumpster immediately.
- o Security deposits may not be used as last month's rent. NO EXCEPTIONS.
- o No sub-letting.
- o Any guest staying longer than four (4) days must be reported to the Landlord.
- o Absolutely no pets of any kind unless you have signed a Pet Agreement with the Landlord.
- o No waterbeds
- o Tenants and tenant guests must park in the designated apartment parking area.
- o No unlicensed or unregistered vehicles on the property.
- o No washing cars on the premises.
- o No vehicles are allowed on lawns, sidewalks or in the courtyard.
- o No live Christmas trees.
- o No bicycles, stroller or other items may be left in the hallways or foyers.
- o No grills allowed on the property or in the building.
- o All window coverings must be neutral in color. No towels, sheets, or blankets are to be used to cover windows.
- o Speed Limit on Property is 10 mph.
- o Absolutely no skateboarding or rollerblading allowed on premises.
- o Return of your security deposit will be affected if you do not schedule, complete, and sign a "Move-In" and "Move-Out" inspection with the landlord on the appropriate moving dates.

**** ANY VIOLATION MAY RESULT IN A FINE OF UP TO \$200.00 AND/OR THE START OF THE EVICTION PROCESS ****

