



**LAUNDRY:**

The Resident acknowledges that there are laundry facilities on site ( 2 washers and 2 dryers) on the lower level which cost \$1.25 each per load.

**TERM:**

The rental contract is for the full school year, being the 8 months beginning September 1<sup>st</sup>. This is **NOT** a month to month rental. There would, however, be extra charges by the week or month if you stay beyond the end of the school year, with our permission.

**RENT:**

The rent is due in full on the first of each month and is to be paid by way of one or a series of post-dated cheques for the full rent due for the school year. If rent is paid by cheque and the cheque is not honoured at the bank upon which it is drawn, the Resident and Guarantor shall pay to the Landlord, in respect of the dishonoured cheque, the sum of \$100.00 as a service and administrative charge for each such cheque in addition to the monthly rent.

**PRIVACY:**

The Landlord confirms that the rented room is the Resident's personal space and the Landlord agrees that neither of them would enter the said room unless there is an emergency or without first obtaining the Resident's permission.

**PETS:**

Pets are not allowed in the building.

**NO SMOKING:**

In compliance with the new Provincial laws and regulations the Resident acknowledges that smoking is absolutely not permitted within either the rooms or any of the common areas of the building.

**COMMON AREAS:**

The Resident agrees to respect the use by others of the common areas. It is agreed not to use such areas as your personal space, for sleeping, storing of personal items, etc. **The Resident further agrees to clean her own room and the bathroom and to share in the cleaning of the floor on which she lives and to clean up her own dishes after cooking and/or eating.**

**The resident hereby agrees to clean her own pots, pans and dishes after each use, not to leave them in the sink or on the counter so as to interfere with others use of the kitchen facilities. Alternatively, if the resident chooses not to clean her own items then they are all to be taken to her room after use and cleaned whenever she decides to do so, but in no event are they to be left in the sink or on the counter.**

#### **LIABILITY:**

The Landlord shall not in any event whatsoever be liable or responsible in any way for any personal injury, loss or damage to any property belonging to the Resident or any other person by reason of any electrical condition, anything done or omitted to be done by any other Resident or any injury or damage caused by an "Act of God."

#### **INSURANCE:**

The Resident shall at her sole expense be responsible for content insurance covering her own possessions, if she wants such contents protected.

#### **GUESTS:**

Guests are permitted but they should leave the building at a reasonable hour and in no event shall any guest who lives locally be allowed to stay overnight. Out of town guests may be allowed to stay overnight, but only with the prior approval of the Landlord **but in no event will guests be permitted to stay overnight during exam periods.** Quiet hours are established on weekdays from 8:00 PM to 8:00 AM. (reduced hours on weekends) and 24 hour quiet time is in effect during exam periods. A key to the front door shall not be given to anyone else but must remain with the Resident at all times. Anyone entering the building unless invited in and accompanied by a resident will be considered to be a trespasser.

#### **QUIET USE & ENJOYMENT:**

The Resident acknowledges that the residence is being promoted as a residence where the atmosphere is conducive to sleep, play and study. It is agreed that evening quiet hours will be observed. Since this is also the

Landlords' residence (on the main floor) and since there are other students it is imperative that the music and other sounds be kept at a reasonable level so as not to interfere with the use and quiet enjoyment of the others in the building. Keep in mind that the volume of your music should be for your own enjoyment as others may not share your taste in such music.

The Resident agrees to share in the setting quiet standards on the floor on which she lives. The Resident agrees to take part in "standards" meetings of all residents of the floor to set guidelines to help maintain a shared respect and understanding of each other's need for a quiet study environment and satisfying school experience. Keep in mind also that for the school year this is your home!

The Resident hereby acknowledges that studying at college while away from home requires personal discipline, good self-management and good interpersonal skills;

**ENTIRE AGREEMENT:**

The Resident and her guardian, parents or Guarantor(s) acknowledge that, prior to signing this Residency Agreement, the parties have read this agreement and agree with and agree to abide by the terms, covenants, conditions and provisions herein.

IN WITNESS WHEREOF the parties hereto have signed this agreement:

HARBOURVIEW RESIDENCE

\_\_\_\_\_  
Madeleine Byck

\_\_\_\_\_  
Resident

\_\_\_\_\_  
Parent & Guarantor

\_\_\_\_\_  
Parent & Guarantor

I acknowledge receipt of a fully signed copy of this Residency Agreement herein this     day of     , 200 .

\_\_\_\_\_  
Resident

\_\_\_\_\_  
Parent & Guarantor

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Parent & Guarantor