

## House Rules

**General Conduct:** All stereos, radios and TVs should be kept at a volume which will not interfere with your neighbours enjoyment of their homes. This includes the playing of musical instruments, loudspeakers, mechanical noise, singing and other noise that might cause annoyance to occupiers of the building. Parties may NOT be held in the complex. Guests may NOT remain in the building overnight. Most especially, no noise should be audible outside your apartment between the hours of midnight and 9.00 am.

**Inspections:** Apartments will be inspected monthly and there will be a requirement for one resident to be present. For inspections, all apartments must be clean and tidy and all deficiencies will be noted and set off against deposits. Within apartments no pictures, posters or notices may be stuck, tacked or fixed to walls, doors or any part of the apartment by residents.

**Security:** to protect the security of the building, residents are requested not to allow entry to anybody except their own personally invited guests and visitors. Under no circumstances should anybody be admitted into the building via the intercom system unless the recipient of the intercom call knows their identity. Please report any suspicious activity to the local Garda Station 090 64 98550.

**Bicycles:** Bicycles may not be brought into the building and may only be secured in the bicycle shed.

**Pets:** Dogs and other animals are not permitted in the buildings or within the complex.

**Washing/Laundry:** Washing must not be hung out to dry on the balconies, at windows or in the common areas. Any damage caused to heaters by the drying of clothes, the cost of repair will be the responsibility of the tenant.

**Parking:** Cars should be parked carefully. Residents must take great care not to park in a manner that might interfere with the cars entering or exiting the carpark. The Management Company may remove them without notice.

**Refuse:** Refuse sacks may not be left in the common areas, but placed in the refuse bins in the special designated area for collection.

**Keys:** If the keys or cards are lost it will cost 10.00 Euro to replace first loss and 30.00 Euro thereafter for any subsequent loss. This will be at the cost of the tenant.

**Common Areas:** Every effort must be made to keep the common areas clean and tidy and free from obstructions. Smoking is not permitted in the internal common areas. Corridors are for walking in, not for playing games in. As with apartments noise must be kept to a minimum in the common areas.

**Fire Alarm:** In the event of the fire, it is essential that all residents leave their apartments and assemble outside the building and do not return until such a time as instructed by the

Fire Department. The emergency staircases are for use in emergencies only. Day to day access to and from the apartments is from the main door only.

ESB: Tenants are obliged to pay ESB. At commencement of tenancy the meter shall be read and similarly on termination of tenancy. ESB bills will be issued and are payable within 7 days of issue. After 7 days all arrears will be subject to 5% surcharge for each 7 days of arrears.

Failure to comply with your Lease or the House Rules may result in the termination of your lease without refund of deposit or the balance of your moiety. Where tenants are subject to disciplinary procedures, Athlone Institute of Technology or associated Institutions will be notified and appropriate action taken thereafter.

The above headings are only extracts from your Lease. For greater clarification, please read your Lease in full.

By order of the Management Company.