



Alden Park Housing Addendum

to the 2007 – 2008 Philadelphia University Housing Contract

As a student of Philadelphia University, you are required to adhere to all the rules and regulations set forth in the Student Handbook and Catalog. As a resident of Alden Park, you are subject to additional responsibilities and expectations regarding your conduct in order to maintain a positive relationship between Alden Park management and Philadelphia University. These regulations are outlined below. By signing this document you are signifying that you understand and agree to abide by these parameters. Failure to do so may result in your removal from Alden Park and/or suspension from university housing.

1. Appliances: Air Conditioning is provided. No additional AC units may be added to the apartment.
2. Storage Space: You may be provided with extra storage space for personal property. Alden Park and Philadelphia University are not responsible for loss or damage to any property stored in the storage space. Alden Park and Philadelphia University are not responsible for losses from fire, smoke, water, theft, dirt or anything else not listed. The storage space may only be used during the terms of the housing contract and cannot be used for storage over summer breaks or other times not designated as housing periods. Anything left in the storage units becomes property of Alden Park and/or Philadelphia University. Alden Park and/or Philadelphia University may revoke the use of any storage space due to misuse.
3. Smoke Detectors: You may not remove or in any way tamper with smoke detectors.
4. Furniture: No waterbeds are allowed. All furniture provided must remain in the unit and may not be removed for any reason.
5. Balconies and porches: You may not place or hang anything over the railings of the balconies or porches. You may not store anything on the balconies or porches except porch furniture designed for outdoor use. No grills of any kind are allowed. You cannot use the balconies or porches for parties or entertaining guest. Nothing may be thrown or discarded from balconies or porches. No grilling allowed.
6. Windows: You may not hang anything outside of the windows. Alden Park and/or Philadelphia University reserve the right to remove anything deemed offensive from your window.
7. Noise: You may not play any musical instrument, stereo or other audio equipment, radio or TV which disturbs other tenants.
8. No outside aerials are permitted
9. Toilets and Plumbing: You may not discard trash or any other improper items into the toilets, water closets or other plumbing fixtures. You are responsible for all damages caused by misuse of any plumbing fixtures.
10. Use of Appliances: You may not use any electrical appliance that interferes with the radio or television reception of other tenants. You may use the dishwasher, washer and dryer between 8 am and 10:00 pm only.
11. Smoking: You are not allowed to smoke in any Philadelphia University leased unit or in any common areas of Alden Park. This includes hallways, lobby, elevators and fire towers.
12. Parking and Parking Stickers: In order to park in the parking lot, you must have a parking sticker. You may not park any truck, trailer or disabled vehicle in the parking area of the building. You must park in an appropriate spot or you will be towed and you will be responsible for the associated towing fees. You will be provided with one parking sticker per apartment. Philadelphia University will not regulate who gets that sticker, however we will keep track of who has the sticker for administrative purposes. Additional stickers can be purchased directly from Alden Park at \$150 per sticker. Replacement stickers can be acquired directly from Alden

Park without charge by returning the original sticker, otherwise a \$150 fee applies for replacement. You must turn in your sticker when you check out of the apartment. Failure to do so will result in a \$150 fee applied to your student account. Garage parking is an additional \$35.00 a month and required a garage parking sticker from Alden Park.

13. Behavior: Any behavior which violates Alden Park or Philadelphia University's rules and regulations may result in removal from Alden Park as your University Housing. In particular hosting a party that has alcohol where underage persons are present or where another tenant complains about behavior or noise will most likely result in moving you to housing of the University's choosing.
14. Swim Club Dress Code: You must obey the Swim Club regulations. You must wear a robe or other clothing when wearing a swimsuit in the building or on the property. No sunbathing is permitted except on the sun deck.
15. Changes to the unit: You may not install or change electrical fixtures, pipes, wires, radiators or other fixtures.
16. Public Areas: Hallways, stairways, staircase landings, elevators, lobbies, fire escapes and any other part of the complex which is not an individual unit are considered public areas. You may not store property in public area. You may not take bicycles or other large objects into any public area except for entrance or exit to the building. You may not sweep dirty or put trash in any public area of the building. You may not discard anything except in designated trash areas.
17. Fire Alarm and sounders: You may not tamper or disconnect any individual fire alarm or sounder. A \$350.00 fee will be assessed in addition to facing University judicial sanctioning and removal from the building for doing so.
18. Visitors: You are not allowed to have anyone other than the assigned student(s) live in your unit. Visitors must register at the front desk upon arrival. You are not permitted to let guests in through any back or side entrances or prop those doors in any way.
19. Fireplace: You may not use the fire place until you have attended a fire orientation class. This includes all members of an assigned unit. Improper use of the fireplace or using the fireplace prior to attending a class will result in removal from Alden Park.
20. Pet Policy: You may only have fish in a 10 gallon or less aquarium.
21. Noise Violations: Alden Park management and or other tenants may notify us of noise complaints. These complaints will be handled through the University judicial system with all its rights, responsibilities and consequences.
22. Meetings: There will be monthly meeting of all Philadelphia University Alden Park units. A representative from your apartment will be required to attend each meeting. These will be given out for the semester upon move-in. Plan accordingly as failure to attend will result in fines and potential judicial action.
23. Communication: All communication with Philadelphia University Alden Park students will take place via your University e-mail account. You are responsible for checking that account and you are responsible for all information disseminated through that account.
24. You will not be provided with telephone service. You will have cable for TV and one broadband internet connection per apartment. If you wish to have more connections in your apartment you are responsible for purchasing and installing your own router or wireless equipment. You are responsible for this equipment and must report any issues or concerns to the RC of Alden Park. Any damage, theft or misuse of this equipment will be charged to the unit.
25. No sophomores are permitted to live in Alden Park.
26. You also agree to the attached Exercise Room/Pool Agreement provided by Alden Park.

Student Signature

Date

Print Name