

Resident's Code of Conduct:

§1 General behaviour.

Subsection 1:

Any resident experiencing violation of the code of conduct has a duty to inform the violating part of the violation. If no behavioural improvement occurs the resident has the right to complain to the Resident Council cf. §10

Subsection 1:

It is mandatory for residents to participate in regular cleaning the common kitchen, along with tidying up and making it clean each time they, or their guests, use it.

Subsection 2:

When it comes to noise, one should be considerate of other residents living next door, above or below them, and their ability to sleep and/or study. Especially during the exams (December-January and May-June), but in general one should not be noisy if it bothers others.

Subsection 3:

It is not permitted to drill holes, or hammer nails in the walls between the hours 22:00 and 9:00. General noise, for example from music, should also be limited during this time.

Subsection 4:

If one receives an oral complaint concerning noise, one must take note of it and reduce the level of noise.

Subsection 5:

Bass units (including subwoofers and integrated bass units in speaker systems) must be set at a minimum. This is because resonance easily occurs between the floors which will bother other residents.

Subsection 6:

Damages and vandalism of the building or inventory must immediately be reported to the inspector. Residents have **full liability** for damages that lie outside of regular use.

Subsection 7:

Residents of the dorm are entirely responsible for the actions of their guests, and must make sure they adhere to the code of conduct. Residents are also liable in insurance cases involving their guests if they do not themselves take responsibility.

Subsection 8:

It is strictly forbidden to misuse ones the fire alarm and firefighting equipment. Misusing the fire alarm can lead to termination of ones lease with a 3-day notice, and will be reported to the police. Arrival of emergency units to a place with no emergency costs 6000,- DKK, and will be charge to the person, who activated the fire alarm.

§2 Animals:

It is not allowed to have animals in the dorm. It is also not allowed for guests to bring animals into the dorm.

Subsection 2:

Noncompliance with §2 subsection 1 will lead to a warning from the Resident Council, and residents must have their animal placed elsewhere (with family, at a shelter etc.) within 3 days total.

§3 Painting of the rooms:

It is only permitted to paint your room or the kitchen after an agreement is made with the inspector. It is not permitted to paint the hallways, common areas, the basement or staircases.

Subsection 2:

When a resident vacates their room, and relocates, the inspector may require the room to be brought back to the same state as when the resident moved to the dorm. Expenses for bringing the room back to its original state must be covered by the vacating resident.

§4 Placement of things:

Subsection 1:

It is not allowed to place bicycles, furniture, drying racks, or similar in the hallways or in the room at the elevator, due to the work of the cleaning crew and escape routes in case of emergencies.

Subsection 2:

It is prohibited to place items in the stairwell on each level near the garbage chute.

Subsection 3:

Furniture as well as smaller items of trash must be placed in front of the dorm in the trash containers.

Subsection 4:

It is allowed to 'give away' one's used furniture or items to other residents. However the items must be announced on the Facebook group – Rebæk Søpark Fællesgruppe – before leaving them in the common area.

Subsection 5:

If furniture or items remain unclaimed for 5 days, then the resident must move the furniture or item to the proper garbage container.

§5 Disposal of garbage

Subsection 1:

Garbage must be disposed in the garbage chutes found in the stairwell at the end of the hallway, on each level. Garbage must be put into bags, which are properly sealed, which fit through the dimension for the garbage chute.

Subsection 2:

It is strictly prohibited to throw garbage or food out of the windows in the room, kitchens and hallways.

Subsection 3:

It is strictly prohibited to throw out pizza boxes in the garbage chute.

§6 Common rules for kitchens:

Subsection 1:

As part of the lease at Rebæk Søpark Kollegiet, residents have access to one of 3 common kitchens on their floor. The rules, which apply to keeping one's room clean also applies to kitchens. It is the responsibility of the users of a kitchen to organise how the kitchen is kept clean.

Subsection 2:

If you use the kitchen facilities at the dorm, it is mandatory to also participate in the cleaning of said kitchen.

Subsection 3:

It is the sole responsibility of the users of a kitchen to have it cleaned regularly. It is recommended that a kitchen is cleaned on a weekly basis, as well as a larger bi-annual cleaning where everyone participates.

Subsection 4:

The individual kitchen adopts their own rules as to how the facilities are used. Rules are adopted at kitchen meetings, which must be announced at least 7 days in advance. Each attending member of the kitchen gets 1 vote, and a simple majority decides which rules are adopted.

Subsection 5:

If a kitchen is not cleaned regularly, the chairman of the kitchen may initiate contact with either the Resident Council or the inspector to discuss this. This includes talking about members of the kitchen who do not partake in their cleaning duty, despite their use of the kitchen.

Subsection 6:

To maintain good hygiene, it is recommended to follow the recommendations of the Danish Veterinary and Food Administration ("Fødevarestyrelsen"). If the food control conducts a check of the kitchen and deems it unfit for use, they may shut down the kitchen and prevent all use of it.

Subsection 7:

If regular maintenance of the kitchen fails, leading to cooking fumes on the walls, broken cupboards or the like, the inspector may order the cleaning company to clean the kitchen. The expenses for this is carried by the funds available to the kitchen itself.

Subsection 8:

Plugging in extra/new refrigerators/freezers is not allowed. All appliances are the responsibility of KKIK and the inspector. The total number of refrigerators is 2 per kitchen, the same applies to freezers.

Subsection 9:

When vacating the kitchen, used space and common items must be cleaned.

§7 Garden box:

Subsection 1:

It is not permitted to have a small garden box hanging on the French balcony – the pane of glass when you open your window.

§8 Smoking:

Subsection 1:

Smoking is prohibited in all in-door common areas. This includes the gyms, the pool- and table tennis-room, the laundry room, the ball room, the reading room, the bar, the hobby room, the hallways and bike rooms.

Subsection 2:

Kitchens must reach agreement on rules concerning smoking in the kitchen at kitchen meetings.

Subsection 3:

Smoking is permitted at outside areas.

Subsection 4:

Any smoking resident who finds, that their smoking, no matter the kind, causes other residents inconvenience is obligated to limit the inconvenience as much as possible.

§9 Sublease

Subsection 1:

Should a resident wish to sublet ones room, the resident must contact the inspector. Hereafter, a sublease contract will be compiled in cooperation between the resident and the inspector.

Subsection 2:

Subletting a room without an approved contract is illegal. Validation of this will lead to a complaint to KKIK, whom can terminate the lease of the tenant with a 3 day warning.

§10 Complaints:

Subsection 1:

If a resident notices a violation of §1-4, the resident has the right to complain to the Resident Council. The complaint will then be processed in accordance with current procedures.

Subsection 2:

The Resident Council can, in exceptional cases hand over the complaint directly to the landlord (KKIK), either recommending giving a written warning according to "Lejeloven" (The Danish law concerning renting property), or recommending termination of the offending party's lease with a 3-day notice.

Subsection 3:

By "exceptional cases" is meant: Conduct classified as violent, both simple and aggravated assault, as well as threats of violence. It also includes vandalism as well as misuse of the fire alarm and firefighting equipment.