

GENERAL

# HOUSE RULES

FOR ALL ACCOMMODATIONS

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**HOUSING  
FOUNDATION**  
COPENHAGEN

# General house rules

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## ATTENTION

All accommodations have their own specific house rules and together with this document, they relate to your rental contract. The specific house rules can be found in our homepage under the housing options section. We expect that all tenants follow the general house rules, as well as any specific ones related to their accommodation.

The residents are obligated to keep themselves informed of any updates to the house rules. In case of dispute, the most recent rules will apply. Updates will be posted on the Housing Foundation website or otherwise communicated by email.

### Section 1 - Housing contract.

- Please refer to your rental contract as well as The Housing Foundation Booking Manual for information about terms for contract termination or shortening options. Note, that you are not permitted to sublet your room or advertise it on social media or any other portals.
- For more information concerning your housing contract and relocation from your accommodation, please contact the Housing Foundation.

### Section 2 - No smoking and no pets.

- All accommodations and common areas are considered as non-smoking areas. This also includes balconies and terraces as well as areas close to the buildings. If there are any odor problems caused by smoking when vacating the room, the resident has to expect significant cleaning costs.
- It is not allowed to have pets of any kind in the accommodation.

### Section 3 - Trash.

- Trash must be placed in the appropriate containers, and the container lids must be kept closed. If a container is full, residents must remove their trash themselves. You are not allowed to place it on the floor by the containers or leave it in the common or shared areas. Built up trash can attract pest such as cockroaches or rats.

#### **Section 4 - Outdoor rules.**

- It is not allowed to have any sort of disposable grill and other kind of barbecues on the premises.
- In the accommodations with roof terrace: For your own safety, do not cross any fences on the roof terrace. It is not allowed to put your own or others' safety at risk by climbing on the building outside the fence.

#### **Section 5 - Minimum noise.**

- The residents must always show consideration for fellow residents regarding noise, especially when using TVs, radios, instruments, household appliances etc. Please be considerate towards your fellow students and your surroundings to secure a nice study environment. Any complaints related to noise must be respected. **Noise must be kept to a minimum from 10 pm (22:00) to 10 am (10:00) all week.** Noisy behavior in common areas is **NOT** allowed at any time. Think of the neighbors and close windows and doors when playing music.

#### **Section 6 - Guests.**

- In the interest of other residents, guests are only allowed to stay 1 week. If you live in a shared apartment, please get your flatmates' approval before inviting your guest. The residents are fully responsible for their guests and visitors' behavior and that they comply with these rules as well. This means that the resident is responsible for damages that would be made by their guests. Also no guests in shared apartments as it could impinge on your roommate's space and note that certain buildings have age restrictions.

#### **Section 7 - Common areas.**

- Each tenant is responsible for contributing to maintaining a tidy appearance of the common areas. Do not leave any dirty dishes, food/drinks etc. in the common areas.
- Footwear, bicycles, drying racks, furniture, household waste, bottles etc. are not allowed in the hallway, in stairways or on landings. Bicycles, prams or other means of transportation should be parked in the designated areas only.
- Please note it is not allowed to spend the night or sleep in the common areas.

#### **Section 8 - Do not drill or rearrange the interior.**

- According to the rental contract, tenants are not allowed to drill holes in ceilings or walls. Pictures, posters or similar may not be mounted by glue, tape or any other sticking agent, which can damage the wall.
- Please do not interfere with the wiring, antennas or routers in the room.

## Section 9 - Safety.

- In the interest of safety, all tenants should lock the door to their personal room(s) when leaving the apartment at all times. If you live in a shared apartment, the main door to your apartment must be locked at all times.
- Doors equipped with automatic door closers should not be blocked under any circumstances.
- Misuse of fire extinguisher material and fire alarm systems is not allowed.
- The police will be contacted in case of violation of the abovementioned rules. In case of setting off a false fire alarm, a fine up to 10.000 DKK is due. The rules in this section are according to fire department (Brandvæsen) codes.

## Section 10 - Complains and disagreements.

- Disputes between residents should, whenever possible, be settled among the involved parties in accordance with the house rules. Written complaints over violations of the house rules must be made to the Housing Foundation via email. Complaints must state time, place and circumstances. If a complaint is considered legitimate, appropriate action will be taken by The Housing Foundation's staff.
- In case of unresolvable disagreements, residents shall contact the Foundation. In case of serious/dangerous situations or emergencies, do not hesitate to call the **POLICE and AMBULANCE at 112**.

## Section 11 - Warnings and consequences.

- Violation of the house rules will trigger an initial, written warning from the Housing Foundation. If the resident does not follow the warning, further steps will be considered and can end in a situation where the resident will have to evict the accommodation and still have to pay rent for the whole period. The University of Copenhagen and the resident's home university will in this case be notified.

**Breaking the house rules  
can have consequences!**

**Please behave  
and respect the rules.**