

APARTMENT RULES AND REGULATIONS

Care of Apartment

1. No birds, cats, dogs, or other animals shall be maintained in or about the premises without the written consent of the owner, or his agent.
2. Ashes, garbage, sweepings, dirt, litter, or refuse shall be wrapped and deposited in waste receptacles for that purpose.
3. The water shall not be left running in bathroom, kitchen, or elsewhere in the demised premises, and all leaks shall be immediately reported to the caretaker.
4. Signs or placards shall not be posted in or about the demised premises or building.
5. The toilets, sinks, and wash-basins are to be used for the purpose for which they are intended, and no dust, rubbish, litter, coffee grounds, tea leaves, egg shells, parings, or garbage are to be put into same unless a waste disposal system for such purposes has been installed.
6. No piano or other musical instruments shall be permitted to be played later than 9:00 P.M. or before 9:00 A.M., nor shall music be taught or permitted to be taught – either vocal or instrumental. No practicing whatever shall be permitted.
7. Brooms, mops, toys, and other articles shall not be left in any area other than the proper storage area for such items.
8. Tenants must not drive nails in walls.
9. Tenants must keep that part of the premises which they occupy and use as clean and sanitary as the conditions of the premises permit.
10. Laundry washing and maintenance of washing machines within the apartment units are prohibited. Tenant shall not use bath tubs, basin, or kitchen sink for laundry purposes. Damage to the plumbing equipment resulting from this or any other abnormal use of the equipment must be repaired at the expense of the tenant.
11. When individual heating equipment, electric range, refrigerator, or other automatic equipment is included in the rental unit for the sole use of the occupant, such equipment shall be kept in a state comparable to that which it was in at the time of occupancy by tenant, except for reasonable wear and tear.

Use of Halls, Roof, Etc.

1. Children positively are not allowed to play in corridors, entrance halls, on the roof, or in the basement.
2. No window sills, fire escapes, ledges, or light shafts shall be used for storage purposes. No public halls or passageways shall, in any way, be obstructed by packages, boxes, or otherwise.
3. All furniture, provisions, supplies, carts, material, etc., shall be received and delivered via the rear, basement, or other entrance denominated for such purpose.
4. Tenants are not permitted access to the roof except in case of emergency or by permission of manager.

Use of Laundry

1. Use of laundry includes the facilities only. Hot water is supplied for laundry purposes only during the regular heating hours.
2. Laundry room may be used only during the time allotted the tenant by the manager, and laundry must be removed before closing time in the evening.
3. The Management reserves the right to refuse the tenant the use of the laundry and storeroom and all other building facilities for failure to comply with laws and ordinances governing safety, health, and sanitation, or for disregarding the rules pertaining to such facilities.
4. Use of the laundry and its facilities shall be limited to the washing of the usual personal and household articles. No cleaning with inflammable materials or dyeing will be permitted.

The owners or agents will not be responsible for any articles lost, stolen, or damaged on these premises.

The owner and agent reserve the right to make such additional rules and regulations as they may deem necessary.