

House rules for City Norsgade/Vestergade

The house rules below are a translation of the house rules stated on [the dorm website](#).

House rules - Department 23 City 1 Department 23, revised September 2018 Common rules ensure fair play. This also means that there are a number of laws, rules, and statutes that must be followed when living in a public housing association. The residents themselves decide which rules of order apply to the department. If a resident does not comply with the house rules, the other residents may, in extreme cases, submit complaints to Østjysk Bolig, which may result in a forced eviction of the resident in question who does not comply with the house rules. However, we always encourage initiating a dialogue with your neighbor(s) and trying to find a solution together before Østjysk Bolig becomes involved. Use your common sense and behave as you would like your neighbors to behave 😊

Lease

Every tenant is obliged to contribute to good conditions in the department, including complying with the house rules by the residents themselves and the persons for whom the residents may be responsible (household and guests). Reasonable directives must be respected.

The apartment must be maintained in accordance with the maintenance regulations.

Corridors and stairwells are fire escape routes and must not be blocked by, for example, drying racks, shoe racks/shelves, bicycles, waste, or similar.

Changes to the lease

Significant changes inside and outside the lease require prior written permission from the housing association. The lease may only be used for residential purposes.

If you wish to sublet your apartment, this must be done through Østjysk Bolig.

Storage rooms

Storage of items outside the resident's basement room is not allowed and may result in the items being thrown out without warning.

Ventilation

The ventilation of the lease must not be blocked or otherwise closed, as this will create an imbalance in the system. In case of problems with ventilation, contact the caretaker.

Pets

Keeping pets in the department is not allowed. It is allowed to have visits from cats or dogs - however, the resident must be at home during the entire visit, and the pet must not stay overnight in the apartment.

Noise

Be aware that we live closely together, and there are many of us in the department. All sounds propagate, especially through open windows and doors. This applies to all sounds such as music, TV, household appliances, drills, hammers, etc. Show consideration - close doors and windows while using machinery, and keep the music at a volume that does not disturb neighbors and other residents.

After 11 pm, you should show particular consideration to other residents and lower the volume so that you do not disturb their desire for night rest. If there is to be a party in the apartment, the neighbors should be informed well in advance of the party.

At parties in the common room in the basement, the windows should likewise be kept closed after 11 pm.

Smoking

If the resident smokes indoors, the cigarettes must be extinguished as part of residual waste and under no circumstances thrown out of windows, balconies, or onto the rooftop terrace.

Smoking is also prohibited in/on corridors and in elevators in relation to fire authorities and the working conditions of the educators associated with the SORAS college.

Waste management

Household waste must be packed in closed plastic bags and thrown into the buried waste containers located on Vesterport and Anholtsgade, respectively. Waste must be sorted according to daily waste, paper and cardboard, and metal/bottles.

The resident is responsible for arranging the collection of any bulky waste; this must not just be placed by the buried waste containers.

Parking space

There are no parking spaces associated with the department.

The rooftop terrace on Norsgade

It is expected that residents ensure to clean up after themselves after staying on the rooftop terrace and consider the other residents. Due to the risk of fire, cigarettes must not be extinguished on the terrace. This must be done in the provided ashtrays.

"External" antennas, etc.:

1. Installation of external antennas and similar for receiving radio and TV programs, including satellite dishes swung out over balconies or out through windows, requires prior permission from the housing association.
2. Permission requires the tenant to submit a written application to the Housing Association with the following information:
 - a) Which programs does the tenant wish to receive via the antenna.
 - b) The size of the antenna, including the diameter of the possible satellite dish, which the tenant wishes to install.
 - c) Where and how the tenant wishes to install the antenna.
3. If the application is justified by one or more programs that are already available to the applicant through the department's facilities or a collectively established facility, for example, in the form of either purchasing program packages, selector, or other solutions, the application cannot be accommodated.
4. If the application is justified by a desire to receive one or more programs that are not already available to the applicant, cf. point 2.a, the application can be accommodated subject to the following conditions:
 - a) The antenna must be installed by one of the specialists designated by the Housing Association at the designated location at the tenant's expense.

- b) The installation must be carried out without causing building alterations, securely, and in accordance with applicable rules and mounting instructions, etc.
 - c) The tenant must pay for the installation of the antenna.
 - d) When the installation of the antenna requires notification to or permission from public authorities, the tenant must document compliance with this.
 - e) The tenant must pay for ongoing maintenance of the antenna.
 - f) The tenant must deposit DKK 2,000 as security for the landlord's claims against the tenant arising from the antenna, including in connection with dismantling and reinstatement.
 - g) The permission automatically lapses if the program(s) that were not available to the tenant when the permission was granted later become available to the tenant, cf. section 1.3.
 - h) The tenant must pay for dismantling the antenna and reinstatement.
5. The application can only be accommodated if the installation can be carried out without inconvenience to the property, its residents, and without violating applicable laws and public regulations.
6. If it is found that an antenna has been installed without prior permission or in violation of the conditions given for the permission, the tenant will be sent a letter stating that the tenant has not obtained permission for the installation of the antenna or that the conditions stated in the permission have not been met, and that the tenant must arrange for and bear the cost of dismantling the antenna within a specified deadline.

At the same time, the tenant is informed that the tenant can apply for permission to install the antenna, cf. section 1, or that the tenant can otherwise legalize the condition that justifies the order to dismantle.

The deadline communicated to the tenant will duly take into account that the tenant is given time to rectify the situation.

7. If the tenant does not arrange for the dismantling of the antenna or does not rectify the situation by the specified deadline, a case concerning violation of these house rules is initiated.