



## Summary of the House rules

*The purpose of this summary is to help international tenants understand the most important rules of our apartment building. This document is **not** an exact or complete translation of the official (Dutch) house rules and is not meant to replace the official house rules. Homeowners and tenants will have to obey the official (Dutch) house rules.*

### Article 4)

- The Homeowners Association is qualified to enforce the house rules.
- In case of violation of the house rules, the Homeowners Association is qualified to issue a fine.
- In case the apartment is in use by a tenant, which is not the homeowner and where the tenant repeatedly violates the house rules, the Homeowners Association is qualified to evict the tenant and prohibit access to the building.

### Article 12)

- Homeowners and tenants should inform the administrator about their current emergency contact information. In case access to the apartment is needed due to an emergency and nobody is available to provide access, entry will be forced under police surveillance. All cost for forceful entry will be charged to the homeowner.

### Article 13)

- The homeowner shall pay the monthly service fee in advance.
- The homeowner is responsible for prompt payments.

### Article 15)

- The tenant shall not dispose of anything outside of the apartment or outside of the building except in the waste containers in compliance with all applicable rules and regulations.
- For other (large) waste products such as old furniture ("grofvuil"), please call 14010 or go to [www.rotterdam.nl](http://www.rotterdam.nl) to make an appointment for pickup.
- Smoking is not allowed in any public area (i.e. the entrance, elevators, parking garage or hallways).
- To change nameplates at the entrance please contact the administrator.
- Different mailbox tags (for free papers and flyers) can be ordered through the administrator.
- Children are not allowed to play in the public areas.
- It is not allowed to place or hang personal things in the public areas such as satellite dishes, plants, ornaments, bicycles or anything else.
- To move large objects such as furniture and bicycles, only use the large elevator.

### Article 22)

- The tenant shall not make or permit any disturbing noises in the building by the tenant or its guests that will interfere with the rights, comforts or convenience of other tenants. It has to be quiet between 10:00pm and 7:00am.
- Drilling, hammering and other loud (contact) noise activities are only allowed on weekdays between 8:00am and 10:00pm and during the weekends between 10:00am and 10:00pm.
- For those apartments with a loggia/terrace, it is not allowed to make loud noises, play loud music, smoke or make any other disturbance on their loggia/terrace or with the terrace doors open. Please understand that the glass facade makes noise and smoke travel easier to your neighbors than normal.

### Article 24)

- If a homeowner rents out his apartment, consent is needed from the Homeowners Association. Please contact the administrator for a consent form.
- If no consent is given, the Homeowners Association can evict the tenant.