



Party of the second part, hereinafter referred to as the “Student.”

For the purpose of stating the understanding between the parties with respect to the charges and responsibilities for a room at the university operated housing facilities for the academic year 2021-2022 for occupancy by the student.

Basic information upon which this license is based as follows:

**Deposit Required\***

\$100.00 to be paid upon acceptance or at the time of return of signed Housing Application & License.

**Refund of Deposit for Either Semester:**

Only on written request on or before July 1<sup>st</sup>, or within 30 days of acceptance, whichever is later.

**Basic Room Rates:**

University Village Townhouse Rate per student: \$4,700/semester (\$9,400/academic year)

**Schedule of Payments:**

In advance in two equal installments: the first due at the time of registration in August, less deposit; and at January registration. Students will receive additional financial charges or refund if the status of the room changes. If temporary rooms are utilized, they are eliminated when vacancies occur. Any change in room rates due to a change in the status will be done on a per diem basis. Students will receive information concerning billing and payment dates. All payments should be sent directly to the Office of Student Accounts. The deposit should be deducted from the base room rate prior to forwarding payment. The term of occupancy and financial obligation to the university is for the entire 2021-2022 academic year. Cancellation automatically follows graduation, withdrawal or dismissal.

Submission of the University Village Application & License online or in-person indicates agreement with the policies and procedures outlined in the license as well as the student handbook. This license is for the entire academic year and cannot be cancelled during this period as long as the student is registered, regardless of class standing. Note: There is a fee of \$350.00 only for an approved termination of this license.

**Refunds:**

Occupancy of a room for a portion of an academic semester obligates the student to payment for the entire semester, except when withdrawal occurs for reasons beyond a student's control. Rooms are licensed for the 2021-2022 academic year and the refund policy stated above pertains only to withdrawal from university, not requests to leave university housing. IT IS UNDERSTOOD AND AGREED that the student accepts and agrees to the following policies and the university will provide a room to the student for the academic year 2021-2022 in the townhouses operated by the university subject to the foregoing terms, and subject to the general rules and regulations of the university with respect to its students. (REFER TO SCHEDULE IN "ON CAMPUS LIVING GUIDE.")

**Alcohol** — Alcoholic beverages may be consumed by individuals of legal age only in their rooms. Alcohol consumption in public areas is forbidden. University policy prohibits possession and consumption of alcoholic beverages on-campus of persons under 21 years of age.

**Intervisitation** — All townhouse units are locked on a 24 hours basis. Visitors must be escorted at all times. Electronic access control is in effect in all townhouses. Guests under the age of 17 are not permitted to spend the night unless special circumstances exist. Please note that intervisitation will be limited to registered Fredonia students on May 6<sup>th</sup> & 7<sup>th</sup>, 2022.

**License** — All students living on campus sign a Housing Application & License for a space, not a specified room. Students will be released from the license upon withdrawal from the university, marriage, or situations beyond a student's control. Special cases shall be considered upon application at the Residence Life Office. Freshmen and sophomores (first two years post high school) are required to live on campus.

**Damage** — Students are held responsible for damage beyond normal wear to the room, public areas of the townhouse and university-provided furnishings. Pre-announced inspections are made during the academic year for the purpose of checking on cleanliness, safety and use of university property. Appropriate charges will be assessed based on conditions found at the time of inspections. If damage occurs in public areas, either the individual, if known, or the group in the immediate living area will be charged. Students should be aware that the use of tape, thumbtacks, or removal of screens may incur charges.



**Documents** — In addition to the University Village Application & License, students should be aware of other documents which further define their relationships with the university. These include the Rules and Regulations for Maintenance of Public Order on Premises of State-Operated Institutions of the State University of New York, Student Code of Conduct, and residence hall information found in the Student Handbook and On-Campus Living Guide.

**Drugs** — All students should be aware that, “Pursuant to the order of the Chancellor of the S.U.N.Y., the illegal use of narcotics and/or dangerous drugs on campus is expressly forbidden.”

**Fire Safety** — Tampering with fire safety equipment is a criminal offense. Persons apprehended may be prosecuted in the criminal court. Caution: candles, incense and other open flames are a fire hazard and are prohibited. Damage caused is the responsibility of the student. Failure to cooperate in fire procedures is punishable under criminal law.

**Firearms** — No student may keep any hunting equipment such as bows and arrows, rifles, shotguns, pistols or other firearms in their townhouse unit.

**Gambling** — Gambling of any kind is not permitted in University Village.

**Guests** — Must adhere to guest policy. Guests under age 17 may visit, but cannot stay overnight in student rooms.

**Inspection** — Duly authorized representatives of the university may enter student rooms for the purpose of inspection or maintenance. If a room is entered for the above mentioned reasons, 24 hours advance notification will be provided. University officials entering for the purpose of search will require that the occupant(s) be present. When in the interest of the resident or residents, duly authorized staff will enter the student rooms whether or not occupied.

**Keys** — Upon registration at the assigned building, each resident is issued a room key and a mailbox key. The replacement fee is \$30.00 for each key (room or mailbox key). Any resident who fails to turn in their key when they withdraw from the room will be billed \$30.00 for each key. Unauthorized possession or use of a master key is considered a serious offense and can result in disciplinary action.

OFFICE OF RESIDENCE LIFE

**Liability** — The university is not liable for loss or damage from any cause to the personal property of the student. Students concerned over personal property or in possession of expensive items are encouraged to obtain liability insurance to cover any losses. The university does not carry insurance on residents or on their property.

**Lounge Furniture** — University furniture or equipment that is provided in common recreational and lounge areas is for public use and should not be removed from these areas. Any student with such furniture or equipment is subject to disciplinary action.

**Musical Instruments** — Practice of musical instruments and the use of amplifiers is prohibited in the townhouses. Practice rooms are available in Mason Hall.

**Occupancy** — The townhouses will be open from August 14, 2021 to May 29, 2022; they will be accessible for that entire period, even during campus breaks. If you plan on staying over the extended breaks, please notify the Townhouse Coordinator. Summer options are also available.

**Pets** — Animals are not allowed in the townhouses. Fish in tanks less than 10 gallons are the only acceptable pets.

**Room Changes** — If a student desires any room change, they must receive permission from the Townhouse Coordinator before any change is made. The university reserves the right to change assignments with consideration given to the student's desire when practical. If any unit within the townhouse becomes vacant, students will be able to identify an eligible student to move into the townhouse or request that the Office of Residence Life assign an eligible resident.

**Sales** — Door-to-door selling of products, tickets, etc. is prohibited by State University of New York regulations.

**Withdrawal from the university** — The student wishing to withdraw from the university must contact the Academic Advising office to discuss reasons for withdrawal and process official forms. They must also check out of the townhouse by contacting the Townhouse Coordinator. Housing accommodations are reserved for full-time matriculated students. If a student drops below 12 hours, contact must be made with the Office of Residence Life for review of their license status.

**University Housing Policy** — Although the university tries to provide a total experience for the student by maintaining residences, and this experience is



recognized as important, a university education does not depend on one remaining a resident. Students may be asked, therefore, to leave the townhouse if they cannot uphold their responsibilities as set down in the University Village Application & License, the Student Code of Conduct, and the University Village Townhouse handbook. Of the highest priority at all times, is the right of a student to sleep and study in their room. It should be understood that the Director of Residence Life may terminate the University Village housing license of a student for violations of the above conditions or relocate a student to a different location. Students shall not assign or sublet this license to any part or all of the premises. Subletting includes short-term or temporary rental arrangements including, but not limited to, those offered through peer-to-peer accommodation services such as Airbnb, Craigslist, or Couchsurfing. Assigning or subletting may result in discipline and/or license revocation without compensation.

**IT IS UNDERSTOOD AND AGREED** that the student agrees to and does hereby assume the financial responsibility of the payments of the room rates.

**IN WITNESS WHEREOF**, the parties have hereunto signed their names, either individually or by authorized agent.

Updated 2/24/2020