

Roommate Contract

This contract covers acceptable behavior for all people living at or visiting _____

It must be signed by any person who is a roommate, and it is accepted that any guest of the household will likewise be informed of and abide by these rules when applicable.

Lease

All roommates will be legally and officially liable for all damage to the apartment and rent because all roommates will be on the lease officially.

Rent

Rent will be calculated as follows: _____

In cases of rent increases, the additional rent will be proportionately distributed.

Sublette's

Subletting the apartment { **is/is not** } permissible. In cases when a Sublette will be used, he or she must pass not only the landlord background check but also investigation by remaining roommates. It is understood that roommates may veto the Sublette by vote, but that all effort will be made by remaining roommates to find a suitable match.

Utilities

Utilities will be divided as follows: _____

Special utilities used by only some members of the household will be paid for by those using the utilities.

Communal Areas

Communal areas of the apartment will be always kept clean and free of clutter. Food in communal areas must be clearly marked but will not be considered available to other members of the household unless explicitly marked with communal markings.

Cleaning of the apartment will be the responsibility of the person who creates the mess, with grand cleanings scheduled at regular intervals. Use of all communal areas should be undertaken with consideration for others.

The rules regarding use of the bathrooms will remain flexible, but it is understood that excessively long use of the bathroom will not be appreciated and may cause household tension.

Private Areas

While private areas are to be considered off limits to all but the designated occupant and guests, some restrictions on use of private areas do apply.

Excessive mess in private areas creates the possibility of permanent damage and will not be tolerated.

List of forbidden activities: _____

Chores

Chores will be a flexible category that changes as new needs arise. However, some duties will be consistent throughout the duration of the living engagement. For example, _____

Additional dispersal of chores will be determined as needs arise. Redistribution of chores is not mandatory and is at the discretion of the roommates in each individual case.

Guests

The policy regarding guests takes two parts: first, what types of guests will be allowed, and second, cases in which an extended guest will be asked to pay rent. Firstly, guests will be allowed without prior notification of other household members, but consideration must be exercised.

Guest rules : _____

Secondly, guests who will stay for more than _____ nights in a month will be asked to pay rent and will, in effect, become roommates. These guests will also be required to contribute to utilities. Regarding dating, _____

Pets

Pets are { **not allowed** }. The landlord pet policy states _____

Roommates agree to the following pets: _____

Responsibility for these animals will be borne solely by their respective owners, except when special care has been arranged with other members of the household or outside parties.

Social Policy and Etiquette

Other Provisions

(Roommate)

(Date)

(Roommate)

(Date)

(Roommate)

(Date)

(Roommate)

(Date)