

(Agreement_10)

Question 1: When should I ask the College for additional/ adapted equipment in the Room?

Answer : At the point of application.

Question 2: Should I pay before the Tenancy Start Date?

Answer : Yes, the Tenant must pay to the College before The Tenancy Start Date one instalment of rent payment.

Question 3: When should I inform the College of any defects in the condition of my room?

Answer : The Tenant shall inform the College of any defects in the condition and repair within 48 hours of the Tenancy Start Date.

Question 4: Is there a Penalty for late payments?

Answer : Yes, the Tenant must pay to the College an administration fee of £25 plus VAT for each late Payment of Rent or any other amount due from the Tenant under the terms of the Tenancy Agreement.

Question 5: Do authorized persons have the right to enter my room during the Tenancy period, if so, why?

Answer : Yes, the Tenant must allow the College Residences' Management staff and those authorized by the College access to shared and private accommodation for the purposes outlined below. Tenants will be provided with at least 24 hours written notice (except in

cases of emergency) to enter the Room/Flat/House at reasonable times.

Access is allowed for the purposes of:

1. Inspecting its condition and cleanliness.
2. Carrying out any necessary repairs or alterations to the Room and/or Flat/House and/or Building.
3. Maintaining, repairing and, if necessary, replacing the Service Media and any pipes, cables, wires, drains and sewers within the Room.
4. Carrying out viewings of the Room and/or Flat/House with prospective tenants.

Question 6: Is it allowed to bring in any additional furniture?

Answer : Yes, the Tenant must ensure that any additional furniture that the Tenant desires to bring in should be approved by the Residences' Office. This is to comply with Health and Safety and Fire regulations.

Question 7: Could I change my room with a classmate?

Answer : The Tenant must not change rooms with anyone else or vacate the Room without prior authorization from the Residences' Manager.

1. Any approved requests for change will be subject to £50 administration charge, unless at the discretion of the College.
2. Any incoming tenant will require to sign a new Tenancy Agreement.

3. Any incoming tenant will have fully met the terms of their tenancy agreement prior to vacating their current accommodation.

Question 8: Am I allowed to participate in any form of activity for profit in my assigned accommodation?

Answer : The Tenant must not carry on any profession, trade, or business whatsoever in the Room or the Flat/House.

Question 9: What is the policy for students that are or above the age of 18 regarding alcohol and its consumption?

Answer : Students aged 18 years of age and over may possess a reasonable amount of alcohol in their rooms, for their personal consumption, but must not buy or supply alcohol to students under 18 years of age, or encourage them to consume alcohol.

Question 10: What is the College Smoking Policy?

Answer : The College permits smoking in designated areas only. Smoking is strictly not permitted inside the Residences or on their adjoining balconies. Any attempt to interfere with smoke detectors is highly irresponsible and puts others' lives at risk. The first instance of this will result in a formal written warning, the second will result in immediate expulsion from the Residences without the possibility of any refund of rent paid or due in the future.

Question 11: Am I allowed to possess any sort of weapon for reason of safety?

Answer : The Tenant must not keep or use any firearms, knives (other than domestic kitchen knives), or any weapons of any kind in the Room, Flat/House, or Building.

Question 12: Could I place my cooking and refrigeration equipment in my bedroom?

Answer : No cooking equipment or refrigeration equipment is permitted in bedrooms.

Question 13: Is the balcony area allowed to be used for storage?

Answer : The Tenant must not use any balcony area for storage or laundry purposes or the public display of items.

Question 14: Could I keep my pet in the Building?

Answer : The Tenant must not keep any animal, bird, fish, insect, or reptile in the Building. Only in exceptional circumstances would animals be permitted (e.g. assistance dog).

Question 15: Could I have visitors in the flat?

Answer : Yes, but the Tenant must not allow more than 5 visitors (tenants or non-tenants) in total present in the Flat/House at any one time.

Question 16: Could I have guests stay overnight?

Answer : The Tenant must not have overnight guests staying at any time; this is for the safety and comfort of all students. Overnight guests may cause offence or jeopardise the safety of others within the Residences where occupancy exceeds designated limits.

Question 17: Will I be provided with towels, toiletries, pillows, pots, crockery, and cutlery from the College?

Answer : The Tenants must provide their own towels, toiletries, pillows, pots, crockery, and cutlery.

Question 18: Will a vacuum cleaner be provided in each flat?

Answer : A vacuum cleaner, brush, pan, and mop are provided for each Flat/House

Question 19: What if I leave any items in my accommodation after the Tenancy End Date?

Answer : 1. Any items left will become the property of the College and may be disposed of within 24 hours.

2. A charge of £10 per item or bag of refuse will be applied pro rata to all Room tenants for removal of any personal items or refuse from a Room.

3. A charge of £10 per item or bag of refuse will be applied pro rata to all Flat/House tenants for the removal of any personal items or refuse from a Flat.

Question 20: What would be the cost of a single replacement key?

Answer : An on the spot charge will applied for any replacement key or fob at the rate of £10 per key.

Question 21: Where could I store my bicycle?

Answer : In the bicycle shed provided for this purpose.

Question 22: Is that possible that the College moves me to another accommodation during the Tenancy Period?

Answer : The College reserves the right during the Tenancy Period to move the Tenant to alternative accommodation (which may be in a hotel) for the purpose of carrying out emergency repairs provided that:

1. The Tenant is given reasonable notice; and.
2. The Tenant will occupy the alternative accommodation on the terms of the Tenancy Agreement.

Question 23: If I the College terminate me from my course, can I still eligible to my accommodation?

Answer : If the Tenant withdraws from his or her enrolled course or is asked to leave his or her course by the College, the Tenant must leave the accommodation within 3 days of formal notification of

withdrawal/removal from course. There will be no entitlement to a refund of the fees paid for accommodation.

Question 24: If I leave my room before the Tenancy End Date, Can I refund the money I have paid for the remaining period of my Tenancy?

Answer : If a Tenant leaves the Premises prior to the Tenancy End Date payment of any balance of accommodation charges still outstanding shall be made in full. Where the Tenant has left under medical grounds, a refund will only be considered if the serious illness or disability has occurred after entering into the contract or a serious change in personal circumstances (supporting documentation will be required).

Question 25: Do I need a guarantor?

Answer : We require a guarantee for the sum payable on the Tenancy Agreement unless you can provide evidence that you have supported yourself from earnings or benefits for any three years before the first day of the first academic year of your course. This can include periods when you were:

- receiving benefit as a person looking for employment.
- in training under a government training programme.
- receiving any pension, allowance or other benefit for maternity, sickness, or injury.
- receiving an advanced research-level postgraduate award.
- caring for a dependent who was under 18.

We cannot normally count periods when you were in full-time education towards the period you supported yourself.

Question 26: How long is the contract period?

Answer : Contract Let Periods:

40 Week Contract – Further Education (FE), HNC and HND courses with a tenancy start date of 26 August 2023 and tenancy end date of 2 June 2024.

37 Week Contract – Degree courses with a tenancy start date of 26 August 2023 and a tenancy end date of 12 May 2024.

Question 27: If I am a scotch student, how much is the total cost for a single room for 37 weeks contract?

Answer : £5,298.03

Question 28: If I am a Chinese student how much is the total cost for a Twin room for 40 weeks contract?

Answer : £4,447.20

Question 29: If I am an international student, what is the Payment Schedule?

Answer : Once you accept your offer of a room in our Residences, you will receive an invoice for the full year amount. You can choose to pay the entire amount upfront all at once prior to moving in. Or

alternatively you can pay across 2 instalments, at the start of each semester, as follows:

The first payment for semester one's rent is due by 20th August 2023. The second payment for semester two's rent is due by 10th January 2024.

The instalment rate is in place to spread equally the amount due for the entire year and to help you budget accordingly. It does not necessarily reflect the weekly rate, however the overall total due is the same.

Question 30: If I am a British student, what is the Payment Schedule?

Answer : Once you accept your offer of a room in our Residences, you will receive an invoice for the full year amount. You can choose to pay the entire amount upfront all at once prior to moving in. Or alternatively set up a recurring bank transfer to pay across 9 monthly instalments as follows:

The first payment of one full monthly instalment is due by 20th August 2023.

This is followed by 8 further instalments due by the 10th of each month, from 10th October 2023 through to the final payment which is due by 10th May 2024.

If you choose to pay by instalments, it is expected that you will set-up a Standing Order with your bank to automatically transfer your rent payments each month.

The instalment rate is in place to spread equally the amount due for the entire year and to help you budget accordingly. It does not necessarily reflect the weekly rate, however the overall total due is the same.