

Strawberry Oaks Apartment Building

Rules & Policies

Welcome to Strawberry Oaks! To ensure a safe and enjoyable living experience for all residents, please adhere to the following building rules and policies.

General Rules:

1. Quiet Hours:

- Sunday–Thursday: 10:00 PM – 7:00 AM
- Friday–Saturday: 12:00 AM – 8:00 AM
- Excessive noise that disturbs other residents is prohibited at all times.

2. Visitor Policy:

- Residents are responsible for their guests.
- Overnight guests may stay up to **7 days per month** without management approval.
- Visitors must be accompanied by a resident at all times in common areas.

3. Pet Policy:

- Pets must be registered with management.
- A **one-time pet deposit of \$250** and a **monthly pet fee of \$35** apply.
- Maximum of **two pets per unit**.
- Pets must be leashed in common areas and waste must be cleaned up immediately.

Maintenance & Upkeep:

4. Unit Care:

- Residents must keep units clean and free of hazards.
- Do not flush non-biodegradable items down toilets.
- Report maintenance issues promptly to management.

5. Trash & Recycling:

- Trash must be bagged and placed in designated bins.
- Recycling is encouraged—follow the posted guidelines.
- Bulk waste removal is the responsibility of the resident.

6. Balcony & Patio Use:

- No storage of large items or excessive clutter.
- No open flames, grills, or smoking.

Safety & Security:

7. Building Access:

- Do not prop open exterior doors.
- Lost key fobs must be reported immediately; a **replacement fee of \$50** applies.

8. Parking:

- Residents must register their vehicles with management.
- One assigned space per unit; additional parking is available for a **monthly fee of \$75**.
- Guest parking is limited to **designated areas**.

9. Emergency Procedures:

- Fire alarms must be taken seriously—evacuate immediately.
- Call **911** for emergencies and notify management as soon as possible.

Lease Violations & Penalties:

10. Lease Violations:

- Violating any building policy may result in warnings, fines, or lease termination.
- Noise complaints: **First warning, \$50 fine for subsequent violations.**
- Unregistered pets: **\$100 fine per occurrence.**

For questions or concerns, contact the management office at **(919) 555-0123** or visit us during office hours: **Monday–Friday, 9 AM – 5 PM.**

Thank you for making Strawberry Oaks your home!