

SHERWOOD VILLAGE RULES

1. To pay the rent, without any deductions whatsoever.
2. To keep the premises in a clean and sanitary condition.
3. Not to use premises for any purpose deemed hazardous by insurance companies carrying insurance thereon.
4. That if any damage to the property shall be caused by his/her direct acts or neglect, or by anyone who is present in the unit with his/her consent the resident shall repair such damage at his/her own expense, and should the resident fail or refuse to make such repairs within a reasonable time after the occurrence of such damage, the landlord may, at his/her option, make such repairs and charge the cost to the resident, and the resident shall reimburse the landlord for the total cost of the damages.
5. To permit" the landlord, or his/her agents, or any representative of any holder of a mortgage on the property, or when authorized by the landlord, the employee of any contractor, utility company, municipal agency or others, to enter the premises for the purpose of making reasonable inspections and repairs and replacements.
6. Not to install a washing machine, dryer, air conditioning unit or other appliance in the apartment without the prior approval of the landlord.
7. To have no animals or pets of any kind on the premises.
8. Residents and their guests must, at all times, conduct themselves in a manner which reflects a reasonable standard of behavior and which does not interfere with the ability of other residents or their guests to peacefully enjoy the premises. Residents are responsible for behavior of guests while on the premises.
9. Neither residents nor their guests may display or drink alcoholic beverages in public areas or grounds.
10. Neither residents nor their guests may, at any time allow themselves to become intoxicated while on this property.
11. Use of unauthorized or illegal drugs and substances and possession of same is not permitted on the premises by residents or guests.
12. Residents or their guests shall not interrupt or disturb organized activities, which may be located in public areas or on grounds.
13. Reservations for activities in the public areas must be made through the management in advance.
14. Residents and their guests shall make every effort to insure that all doors and windows remain secured while apartment is empty or during hours of darkness.
15. No keys to apartments or mailboxes are to be reproduced. Lost key replacements will be replaced by apartment manager at \$5.00 each.
16. Residents and their guests are to park vehicles in designated parking areas only.

17. Residents and their guests shall not park in areas designated as fire lanes (roadside, by fire hydrant) at any time.
18. Only residents and their guests whose vehicle has a handicap designation may park in the handicap parking areas.
19. While moving in or out of the building, residents are responsible for any damage to floors, doors, or walls, whether such damage is located in their apartment or in public areas of the building. Apartment will be left in "broom clean" condition.
20. An adult must accompany children while on the premises.
21. Residents are required to wear a minimum of clothing to include shirts, shorts, and shoes while in public areas.
22. Residents agree that replacement of light bulbs (60w), cleaning of blinds, regular vacuuming of floors and similar housekeeping tasks are included as part of the residents' responsibility of maintaining their apartment in a safe, decent, and sanitary manner.
23. Residents are responsible for purchase of food, food preparation, and disposal of garbage. Garbage carts are to be placed at the street garbage pick up site by residents. Type of garbage by city sanitation requirements. All garbage/trash is to be placed in proper outside receptacles.
24. Use of radios and televisions will be up to each apartment unit. Consideration of other residents is required. Consideration of other residents is required, as everyone may not have the same schedule. No outside use of radio/tape players without earphones.
25. Arguments, fighting, threats of violence, aggression, and acts of violence are not allowed.
26. All residents are expected to maintain a supply of medication, use it as prescribed, and meet with their physician as scheduled for medical evaluation.
27. All residents will remain in compliance with prescribed treatment plan/program.
28. It will be the resident's responsibility to inform staff of any indication of recurring illness, of any problems within the apartment unit regarding drug or alcohol abuse, fights, damage, problems with neighbors or any violation of apartment rules.
29. Any vehicle on the premises which does not have a current license tag, is not covered by required insurance or is not in operating order must be removed by the owner.