

2022-2023 Supplemental Agreement signed by Tenant

Rent Checks ALL checks must be post-dated to the 1st of each month and sent to Frances Alexakos, Ph.D., 249 Woodruff Avenue, Wakefield, RI 02879 by August 18, for the upcoming school.

Government ID or URI pictures are required before keys will be issued.

Toilets - NO Flushable Wipes

Only toilet paper allowed. Putting tampons, baby wipes or flushable wipes down the toilet will cause the pump to break or clog. You will be charged for this repair.

Cleaning - Monthly

You are responsible to purchase your own cleaning supplies, paper products, and work together to clean the house. Once a month there a cleaning check with a twoday notice. All areas of the house are inspected, bedrooms, common areas, laundry areas. A cleaning person will be sent in and charges will be assessed pro-rated with the maximum charge will be \$300 dollars per month. The fee will be deducted from your security deposit.

Communicate Repairs Needed

If anything is broken or not working in the house please notify me immediately so that I may troubleshoot and have it fixed. Do not throw anything away, a screw, a part etc. (i.e. if a door knob comes off).

Parking

There is a \$100 Parking Registration fee. Only tenants are allowed to park in a designated parking spot in the parking lot. A LCR parking sticker must be adhered to your rear window. All vehicles not displaying a resident parking sticker will be towed. There are signs with the towing company's name and phone number.

No Snow Removal

A shovel is located in the first-floor closet and snow melt is in a plastic container on the front steps.

Pets - Some people have Allergies

We have a zero policy on pets, this includes any type of animal; cats, dogs, birds, fish, reptiles - no visits.

Pest Control

On a quarterly basis we have Pest Control come in and do preventative spraying at 8 a.m. in the morning and takes 5 minutes. All doors must be unlocked or have someone home to open the door for the pest control man. If no tenant is available a management person will accompany the pest control workman.

Smoking / Fire

is not allowed in the interior of the house. No candles or smoking allowed.

Lock Outs

As it states in the lease there is a \$100 charge for each lock out and for each lost key.

Signature _____ **Date** _____