

## Rules and regulations

1. The street doors are kept locked from 9:00 p.m. to 06:00 a.m..
2. The lifts are intended mainly for personal transport. The instructions of the lift must be followed.
3. In terms of cleanliness and comfort of the corridors and other common areas it is necessary:
  - to clean your shoes when entering
  - to move down the stairs and to close outside doors without noise
  - not to litter or harm the corridors
  - not to ventilate the apartments to the corridors
  - not to smoke in the corridors and other common areas
4. When using the common areas the following must take into account:
  - Pointless playing and staying in these premises is prohibited
  - Articles and items are allowed to store only in the chambers/cupboards made for this purpose
  - The substances or objects that can be dangerous or otherwise harming are not allowed to be kept in common areas
  - The sports equipments and children's wagons of the residents can only be kept in the Sports equipment shelters
  - The corridors and other walkways should be left free of any articles and items (Rescue Act 13.6.2003/468)
  - Any equipment which is no longer in use must be removed immediately from the shelters
  - Everyone must comply with the instructions and regulations in the Sauna premises
  - It is advised to turn off the lights when leaving the common areas
5. The dusting of carpets, bedclothes or other clothes is allowed only in the areas reserved for this purpose on weekdays from 08:00 a.m. to 9:00 p.m..  
The dusting is prohibited on Sundays and on public holidays.
6. If you have a balcony for your private use, you must ensure that:
  - you don't dust your bedclothes or other clothes on the balcony
  - carpets or laundry etc cannot be seen over the balcony railing
  - you don't make food or barbeque on the balcony
  - you don't wash the balcony with running water
  - flower vases are placed inside the balcony railing
7. Garbage and waste must be carried out in a plastic bag or a similar package without dirtying the environment into the containers situated in the waste yard or shelter; waste paper or other useful waste into their own containers.  
The lids of the containers shall be closed. Waste is not allowed to be put into the sewage pipes under any circumstances.  
The tenant will take care of the transportation of the redundant furniture, household equipment, repair waste etc. to the garbage station or recycling center.
8. The safety, cleanliness and comfort of the outdoor areas require that:
  - the vehicles are not driven unnecessarily within the yard area
  - the traffic signs are complied
  - any articles or items are not stored on the yard area
  - the birds, squirrels or other animals are not being fed from the balconies. Otherwise the instructions of the environment office of the city are to be followed
  - The bins on the yard are not intended for the household waste.
9. The parking of the vehicles is permitted only in the areas reserved for them. Keeping mopeds or motorcycles in the storage of outdoor equipments is prohibited.  
The storage of the mobile homes or trailers on the area of the building is not allowed without a special permission. The guest parking places are only intended for temporary parking for visitors.

It is prohibited to wash the cars or other motor vehicles on the parking area.

The bicycles shall be stored in places reserved for them, either on racks or storage facilities. The lid of the electric heating box shall always be kept locked and the cables must not be left hanging from the box.

**10.** The owners of the pets must ensure:

- that no animals are allowed access to the corridors or other common facilities unsupervised
- that the animals do not dirty the courtyard, or other common areas
- that on the common areas of the house animals are kept tethered
- that no animal by continuous barking or howling disturb the environment or the inhabitants of the house
- to clean up the droppings of the pet or they can be cleaned at the owner's expense
- Walking of the animals in the childrens' playground and in it's immediate surroundings is prohibited (Public Order Act 27.6.2003/612 14 §)
- Pet's owner is liable for damages caused by his/her animal
- The Public Order Act § 14 applies to cats also

**11.** The silence is during the period of 10:00 p.m. to 06:00 a.m..

With the agreement of neighbors, family events etc., which will last longer than 10:00 p.m., can be arranged.

The work, which will cause loud noise, should be avoided and it is completely prohibited on Sundays and public holidays and on weekdays from 10:00 p.m. to 06:00 a.m..

Bathing and the use of water should be avoided during the period of 10:00p.m. to 06:00 a.m..

**12.** The outdoor antennas should not be installed. The ad plates or posters are not allowed to attach to the common areas and external walls without permission. It is prohibited to touch the control panels of the saunas and the line control valves.

The installation of the range hoods which are connected to the air conditioning channels or the installation of other equipments which are harmful for the building or residents is prohibited.

Before starting bigger projects to change or repair the apartment it is advised to get in touch with the house manager to ensure the water isolation and to clarify the building permit/license.

**13.** There will be a full compensation charged from a person in question if someone is damaging the property, breaking windows, scratching the walls or paintings, vandalizing etc.

It is particularly noted that to make an open fire in the common areas, outside on the yard and on the balconies is strictly forbidden on pain of liability.

**14.** To avoid damages it is essential to inform the maintenance company, the janitor or the house manager of the water leaks and other plumbing or cable problems without delay.

Also other defects detected in the property shall be informed to the maintenance company or the janitor.

**15.** For emergencies every inhabitant is obliged to ensure that the apartment can be achieved without breaking the door.

**16.** When the Maintenance Company or the janitor opens a door or loans a key, a separate compensation must be paid to the service man or the maintenance company.

**17.** Breaking the rules and regulations could result in liability for damages, a punitive requirement or a termination of the lease agreement.

**18.** The tenant is also responsible for the fact that visitors comply with the rules and regulations.

**In other respects, 27.6.2003/612 the Public Order Act is followed.**