UWL Residence Hall Summer 2015 Contract

The following constitutes the University of Wisconsin-La Crosse (UW-L) housing service contract for summer housing. The housing services described in this agreement are being offered to you under the terms and conditions stated herein.

You can indicate your acceptance of this offer of Residence Life services by completing the Summer Housing Application for the Office of Residence Life. Completing and submitting the online form means that you have read, understood, and agreed to all of the terms and conditions of the contract. Furthermore, you agree to abide by all state and federal laws and University and residence hall regulations, as outlined in University publications. Any changes in the rules and regulations may be made by the University during the term of the contract, with changes being published in advance. However, implementation of these changes may be immediate if the health and safety of people is affected by a delay (providing space is available).

This agreement will become legally binding on both parties when we receive your completed online form and advance payment.

1. Eligibility

You must be enrolled at UW-L for the summer sessions and be determined eligible by the Director of Residence Life or appropriate UW-L authority. Students who were enrolled in classes and holding a housing contract from the semester prior to the summer when housing is requested may be eligible for temporary housing as determined by the Director of Residence Life or appropriate UW-L authority.

2. Contract length

This contract length is variable based upon eligibility for housing and dates listed by the potential resident in the summer housing application. This contract cannot be terminated or cancelled except under the conditions cited in the Termination of Contract Section of this agreement.

3. University agrees

The Office of Residence Life (ORL), an agent of UW-L, agrees to furnish you: housing in the residence halls under the terms and conditions herein stated and as described in the informational materials which are by reference made a part of this agreement. Those documents include: the Residence Hall Policies and Procedures (http://www.uwlax.edu/ResLife/Policies-and-Procedures/) and the current UW-L undergraduate and graduate catalogs.
4. Resident agrees

You agree to make payment of all fees specified in the payment schedule, to observe all rules and regulations of UW-L which are by reference a part of this contract, and to honor the terms and conditions stated in this contract.

5. Rates

Our housing rates may be found at this site (http://www.uwlax.edu/ResLife/Room-Rates/). ORL, as a non-profit, self-supporting enterprise, reserves the right to adjust contract rates.

6. Indebtedness

Failure to satisfy the financial obligations accrued under this agreement may result in the denial of issuance/transfer of grade transcripts and/or enrollment; and/or eviction, pursuant of University rules and regulations governing the imposition of these sanctions.

7. Assignment policy

The ORL will not discriminate in room or hall assignment on the basis of race, color, religion, sexual orientation, national origin or ancestry. Residents will be assigned to the hall housing. The ORL reserves the right to change room or hall assignments, to assign roommates or to consolidate vacancies by requiring residents to in the same hall.

8. Damages and costs

The resident agrees to pay the ORL for any damages, lost property, or unnecessary service costs caused by the resident through accident, neglect, or intent. When more than one resident occupies the same room, and responsibility for damage or loss in the room cannot be ascertained by the University, the cost of damage or loss will be divided and assessed equally between or among the residents of the room. In cases of loss, damage, or unnecessary service costs to common areas of the building, defined as begin those areas not assigned to an individual, the cost of repair, replacement and/or service may be assessed to each resident on a prorated basis. Residence hall staff will inventory the condition of the common areas of each building prior to occupancy of the building in the fall semester.
9. Vacating

The resident will vacate his/her room within twenty-four (24) hours after termination of this agreement, loss of student status, after his/her final examination of the semester, or according to the occupancy schedule, whichever occurs earliest. The Director of Residence Life has the right to administratively remove any resident upon 24 hours notice if, in the judgment of the Director of Residence Life, a resident's disruptive behavior will have an adverse influence upon the residence hall community by continued reference.

10. Check-in and check-out

Upon moving into his/her assigned room, the resident will complete, sign, and return to his/her Resident Assistant the Room Inventory Form. This Room Inventory Form will be an accurate and complete record of the contents and condition of the assigned room and will be the basis for room damage charges if assessed. When vacating the room, the resident agrees to follow established check-out procedure as outlined in distributed hall information, the Residence Hall handbook and calendar. This includes removing waste and debris and leaving the room in an acceptable, clean condition, and returning room key(s). Failure to follow established check-out procedure may result in the assessment of a $50 service fee and damage charges, if any. Any personal property left at the end of the contract term will be removed from the room. If not claimed within thirty (30) days, it will be considered abandoned and disposed of. During such 30-day period, UW-L officers, employees, and agents shall not be responsible for damage or theft of the property.

11. Entry by staff

In case of an emergency, University officials reserve the right to enter and inspect residence hall rooms at any time. Inspections will occur when necessary to protect and maintain the property of the University, the health and safety of its students, or whenever necessary to aid in the basic responsibility of the University regarding discipline and maintenance of an educational atmosphere. In such cases, effort will be made to notify the resident(s) in advance and to have resident(s) present at the time of entry.

12. Termination of contract

a. Cancellation: Cancellation of this contract is not possible except as provided in this Termination of contract section.
b. Mandatory termination: If a student loses eligibility as defined in the section entitled Eligibility, termination of this contract is mandatory for both parties.
c. In the following situations you may apply to the ORL for a contract termination:
   1. Denial of admission, failure to attend, or withdrawal from the University including academic or disciplinary suspension.
   2. Assignment to a University-sponsored internship, research or other program: If you received an assignment to or are a participant in a University-sponsored internship, exchange (excluding the Minnesota-Wisconsin reciprocity agreement), or other University program which requires living away from La Crosse, you may apply for a contract termination.
   3. Medical or health problem: The ORL may grant a termination of contract if, in its judgement, you have a severe medical or health problem which is directly related to residence hall living. The resident must present documentation of the severity of the health problem through the University Health Center.
   4. Marriage: If you become married after entering into this contract, a copy of the marriage certificate must be presented before an application for termination will be considered.
   5. Permission to live with parents or close relatives: You may apply for termination in order to live with parents or close relatives who have moved to the La Crosse area after the agreement was signed.
   6. Graduation: Completion of graduation requirements during the term of the contract.
   7. Early cancellation prior to move in: Students may cancel their summer housing reservation by sending an email notification to the ORL 5 business days prior to their reservation will not incur penalties.
d. Termination by the University: The ORL may terminate this agreement under the conditions stated in the following circumstances:
   1. Violations of rules and regulations: The UW-L ORL may terminate this agreement with appropriate notice if, after a hearing with the Director of Residence Life, the resident is found to have violated rules or regulations as listed in UW-L publications. All contracts terminated because of rule violations automatically forfeit the $75 deposit.
   2. Failure to comply with contract: If you fail to comply with any portion of this agreement, the ORL may terminate this contract with appropriate notice.
   3. Ineligible to return: This contract is automatically terminated if you are an upperclassmen and are declared academically ineligible to return for the year.

13. Contract assignment

This contract cannot be reassigned by you to any other person. You may not sublet any part of the premises.
14. Hold harmless clause

You agree to hold harmless UW-L and officers, employees, and agents from, and to indemnify them for, any claims for damages sustained by you or others in your room as a result of your acts of omissions, relating to any changes or modifications made by you to your room or furnishings (as is sometimes done by residents) such as the construction of bunk beds, bookshelves, partitions or other structures. This clause makes you financially responsible to the University, and releases the University, in the event a person who is injured by a hazard constructed by you, claims that the University is liable for damages. UW-L is not liable for property belonging to you which may be lost, stolen, or damaged in any way wherever this may occur on the premises including storage facilities.

15. Contract changes

Changes may not be made in the terms and conditions of this agreement without the agreement and written permission of the Director of Residence Life.