

POLICY No

**C3:37**

POLICY TITLE: **LIVING IN ALISON COURT**

VERSION 1: 15 December 2015

Last reviewed: -

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#### INTENT OF POLICY

1. To ensure that the health amenity of residents within Alison Court is maintained by the introduction standards within the facility;
2. To ensure the safety of residents, guests and Council staff at the facility; and
3. To ensure the appropriate use of the facility as regards to the long term management of the facility.

#### POLICY STATEMENT

Council has the responsibility to:-

1. Provide a safe and positive living environment for the residents of Alison Court, which would endeavour to reduce possible conflict between residents by the way of noise, smoking, domestic pets, unauthorised guests, etc; and
2. Effective Management of the Council Assets at this facility.

In addition to the standard tenancy agreement provisions, extra conditions apply to residents at Alison Court. Therefore, as part of the agreement to live at Alison Court, residents:-

1. Shall not carry out any external works or additions to any building;
2. Shall not carry out any internal structural modifications or additions to any building;
3. Shall not smoke nor allow smoking inside any building;
4. Shall keep the inside of their unit in a clean and hygienic manner;
5. Shall store all general waste and recyclable waste in appropriate receptacles within units in a clean, tidy and odour free condition until such time as such waste is conveyed to and disposed of in receptacles kept in the waste storage area of the facility;
6. Shall maintain individual gardens attached to their unit;
7. Shall not keep pets in any unit or on site within Alison Court grounds;
8. Shall not allow more than 2 visitors to stay overnight in any unit for more than 14 days at any one time. Council approval is required before the arrival of guests that will be staying overnight in the unit. Residents are required to apply in writing to Council at least 14 days prior to the arrival of their guests;
9. Shall, prior to the release of a bond under a tenancy agreement, arrange for the unit to be cleaned to a satisfactory standard and arrange for the carpet to be cleaned by a professional carpet cleaner;
10. Shall undertake minor maintenance within units, such as the changing of light globes and the like;

11. Shall notify Council of any required maintenance to permanent fixtures as these are the responsibility of Council;
12. Shall allow Council staff and relevant professionals to undertake two (2) inspections annually of the Units at approximate six (6) monthly intervals. Council will provide a minimum seven (7) days written notice prior to inspections being undertaken.

| <b>Date Policy Adopted</b> | <b>Minute No.</b> | <b>Authority</b>   |
|----------------------------|-------------------|--------------------|
| 15 December 2015           | 37016             | Council Resolution |