



Algoma Housing Authority
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HOUSE RULES

In order to protect the interests of the majority of tenants at Grand View Terrace Apartments, the following policy regarding acceptable behavior of tenants will take effect immediately.

A warning letter will be issued by the Executive Director to any tenant who disregards the *House Rules* listed below. Any tenant breaking the *House Rules* may receive a Notice to Vacate without further warning. The standard grievance procedure can be pursued by a tenant who disagrees with the decision to evict.

The following is the expected *Conduct* for all common/public areas (includes halls, Nell Room, Sunroom, Kitchen, maintenance rooms, laundry rooms, and public bathrooms) and the grounds (includes patios, parking lot, sidewalks, and any green area) of the Grand View Terrace Apartments under the authority of the Algoma Housing Authority. These rules and guidelines are not all-inclusive and can be modified from time-to-time:

1. Shoes / Slippers, shirts, and other proper attire are required in all common/public/grounds areas.
2. Pets must be leashed at all times in the common/public areas (Also see Pet Policy).
3. Foul and/or vulgar language (swearing, name-calling, bigoted, racist, or sexist remarks) will not be tolerated.
4. Aggressive or malicious behavior, either verbal or physical, that would harm, ridicule, embarrass or defame fellow tenants, will not be tolerated.
5. Willful damage to Algoma Housing Authority property will not be tolerated. (Also see Lease).
6. General disturbances caused by tenants or their guests will not be tolerated. (Also see Lease)
7. Smoking is NOT allowed in any indoor common/public areas. *Smoking is only allowed outside in the designated area on the north side of the building.* The tenant/smoker is responsible for the proper disposal of their cigarette butts.
8. It is your responsibility to control your young guests. Running in the halls and/or excessively riding the elevators will not be tolerated. (Also see Lease).
9. We have designated 9:00 PM – 9:00 AM as “quiet time”. You are expected to keep noise at a minimum during this time (includes within your apartment and in the common/public areas).

10. For the safety and security of all our residents, you are prohibited from propping open any of our outside doors. Tenants can enter and exit these doors with their apartment keys. For security reasons, non-tenants should enter and exit our facility through the front entrance. Do not open the Entrance door for anyone that is not here to see you. If you open the Entrance door for anyone, you are responsible for their behavior while they are here. You may face disciplinary action if you open the door for someone not here to see you, regardless of whether they were a problem or not.
11. If you use the common/public area, you are expected to leave it in the condition you found it. You are required to clean up any mess you have created by your use or your guest's use of the area. (Also see Community Room Policy).
12. Please close windows you have opened or turn off lights you have turned on in our common/public areas. We encourage efficient use of energy.
13. Our parking lot is a "one way". Please follow the driveway signs. DO NOT GO OUT THE WRONG WAY! Also, the speed limit is 5 MPH! Please adhere to this speed limit in our driveway.
14. You can keep your bike, trike, or moped outside in the special bike rack that AHA provides. But each person can only keep one of these outside to make sure there's enough space for everyone. Car parking spots are only for cars. That means you can't park your bike, trike, or moped in a car spot-even if it's sharing the spot with a car.
15. Mobility Scooters must be stored / charged in your apartment or storage unit, not in the hallway or in front of any door or window in common areas. All doors and windows need to be clear in case of fire.
16. Theft of any kind will not be tolerated and will result in immediate Lease Termination.
17. In the absence of a rule, common sense and common courtesy should prevail.

As a tenant of Grand View Terrace Apartments, I agree to abide by the House Rules.

Tenant Signature

Date

RESOLUTION #14-280

Revised

Revised

APRIL 16, 2014

February 12, 2020

September 15, 2025