



# Serenity Now Resident Agreement

Duluth, MN Sober Living for  
***MEN***

HOUSE MANAGEMENT

## **1. Introduction**

- 1.1. Serenity Now Sober Living House (Hereinafter the "**Serenity Now**") is a democratically and mutually managed house that provides a positive and sober living environment and therefore all residents (Hereinafter the "**Resident**") must abide by the following rules and expectations.
- 1.2. Following the code of conduct is imperative for a successful recovery while residing at Serenity Now Sober Living House. Any Violation of any portion of the code of conduct may result in immediate dismissal and termination of any residential rights as well as forfeiture of sobriety deposit and any already paid fees by the resident at the discretion of the Owner, House manager, Business Director, or Executive Director (Hereinafter "**House Management**").

## **2. Code of Conduct**

- 2.1. Violation of any of the following will result in the immediate termination of the resident's rights and the client will have to leave immediately.
  - 2.1.1. Absolutely no use of any mood altering chemicals, alcohol, or illegal drugs of any kind at any time are permitted.
  - 2.1.2. Absolutely no relapse of any kind.
  - 2.1.3. Absolutely no possession of weapons or firearms.
  - 2.1.4. Absolutely no violent activity or threats of violence to other residents or visitors.
  - 2.1.5. Absolutely no acts of property destruction.
  - 2.1.6. Absolutely no delay in payment of fees or dues per the specifications on the application.
  - 2.1.7. Absolutely no criminal activity or stealing from residents or others.
  - 2.1.8. The applicant must be truthful on the application. Any discovery of misinformation or untruthfulness on the application will result in immediate dismissal.
  - 2.1.9. Residents must treat each other with courtesy, politeness, and respect.

## **3. Resident Commitments**

- 3.1. To maintain a group supported recovery living environment, all residents are required to commit to a stay of no less than 4 months.
- 3.2. All Residents will be subject to scheduled and random drug and alcohol testing. Failure to submit to testing will result in immediate removal from the house.
- 3.3. To promote a group supported recovery environment, all residents are required to commit to the following principles of recovery.
  - 3.3.1. Attend Mandatory House meeting held weekly on Monday at 6 pm.
  - 3.3.2. Attend Mandatory AA / NA Meeting held weekly on Monday at 7pm.
  - 3.3.3. Actively work with an AA / NA Sponsor
  - 3.3.4. One Service commitment per week.
  - 3.3.5. All residents are expected to begin and / or maintain full time employment within two weeks of moving in.
  - 3.3.6. All residents are required to have a sponsor within two weeks of moving in.
  - 3.3.7. Residents will be assigned chores which are required to be completed as needed on a daily/weekly basis to maintain a high standard of living at Serenity Now.
- 3.4. Failure to abide by the commitments outlined in article 2.2, and/or unexcused absences from the house meeting, or consistent failure to comply with the commitments may result in the dismissal from Serenity Now.

#### 4. Fees

- 4.1. Every Resident is required to pay their fees to the House Management in a timely fashion in accordance with the resident agreement.
- 4.2. Fees are collected on the first of every month for the following month. Fees received after the 5th day of the month will be assessed a \$25.00 late charge.
- 4.3. Unless prior arrangements are made with the house management, fees not received by the 10th of the month will result in the termination of the resident's rights and they will be asked to leave immediately in accordance with article 1.6 of the code of conduct.
- 4.4. Residents must give a thirty-day (30) notice when leaving Serenity Now.
  - 4.4.1. Anything left behind after the move-out date will become property of Serenity Now and disposed of immediately.
  - 4.4.2. If no notice is given, the sobriety deposit will not be refunded.
  - 4.4.3. Resident is required to leave the room in the condition it was found in a move-in ready fashion. This includes no garbage/waste left behind.
- 4.5. Checks returned unpaid by the issuing bank for any reason will be assessed a \$35.00 Returned Check Fee.
- 4.6. You have the option of paying via Paypal App @ paypal.me/SerenityNowMN. If you choose to pay with this method, **you are responsible to cover all fees** associated with the service which can range from 2.89% to 3.49%.

#### 5. General Rules and Expectations

##### 5.1. Recovery Expectations

- 5.1.1. Residents should be strongly committed to their recovery, Alcoholics/Narcotics Anonymous, AA/NA service commitments, and are expected to develop long lasting valuable friendships with sponsors and members of the community.
- 5.1.2. All residents are encouraged to better their lives with a strong work ethic and positive attitude towards others.

##### 5.2. Curfew

- 5.2.1. During the first month at Serenity Now maintains a curfew of 11:00 pm every day with no exceptions on the weekends.
- 5.2.2. After the first month, residents are expected to maintain a curfew of midnight Sunday through Thursday and 1:00 am on Fridays and Saturdays.
- 5.2.3. Exceptions will be made upon notification of the house management if a full time work schedule interferes.
- 5.2.4. After the first month, residents are allowed to stay later than curfew provided they notify the house management per article 4.3.

##### 5.3. Overnights

- 5.3.1. No overnights allowed during the first month at Serenity Now.
- 5.3.2. After one month at Serenity Now residents are allowed to stay overnight on an occasional basis. Prior to the overnight, the resident must notify the House manager personally, via text, or email and receive approval for the overnight.

##### 5.4. Personal Belongings

- 5.4.1. All residents are responsible for personal belongings such as electronics, clothing and jewelry and should promote safekeeping by initialing and keeping in the resident's

bedroom.

5.4.2. Any borrowing or usage of items without the owner's permission will result in immediate consequences, up to immediate dismissal, at the discretion of the house management.

5.4.3. It is strongly recommended to store valuables such as jewelry and cash in a safe way.

5.4.4. Serenity Now will not be held responsible for any lost or stolen items.

#### 5.5. Prescriptions

5.5.1. All residents are solely responsible for storing their own prescription and over-the-counter drugs and medications. Prescription drugs are to be kept in the bedrooms in a safe and private place.

5.5.2. Currently, the only prescription(s) permissible on the premises are Suboxone and Methadone.

5.5.3. All medications must be labeled at the pharmacy where they were received.

5.5.4. All residents are expected to self medicate in strict accordance with the doctors' orders.

#### 5.6. Visitors

5.6.1. Absolutely NO female visitor shall be allowed on site ever, **no exceptions**. If a female is picking you up, they must wait in the car.

5.6.2. No overnight visitors are allowed during the duration of your stay at Serenity Now!

#### 5.7. Laundry Facilities

5.7.1. When using the laundry facilities, plan your time accordingly. No clothes are to be left in the washer or dryer at any time.

5.7.2. The lint filter must be cleaned after every use to prevent fire hazards.

#### 5.8. Cleaning

5.8.1. All areas of the house are considered living space and must be kept neat and clean.

5.8.2. All residents are expected to keep their bedroom clean, including beds being made daily.

5.8.3. All residents will be included in a daily/weekly/monthly cleaning duty and must maintain the designated duty to a high standard.

5.8.4. The residents are expected to maintain the outside appearance of the house; this includes yardwork like keeping mowing, keeping plants trimmed & snow shoveling when applicable.

5.8.5. Residents are expected to do their dishes and appliances immediately following use. It is not acceptable to leave dirty dishes and appliances at any time.

5.8.6. Smokers are required to maintain a neat and clean smoking area including the regular emptying of ashtrays. Use care when disposing of cigarettes and butts to assure they are completely out.

#### 5.9. General

5.9.1. It is imperative to understand that Serenity Now offers an environment of anonymity that requires all residents to respect each other's dignity and anonymity. At no time are residents to share information about other residents outside Serenity Now.

5.9.2. Serenity Now is an animal free environment, therefore no pets are allowed at any time.

5.9.3. Electronics must be turned off when not in use.

5.9.4. To promote respect for the other residents, volume must be maintained at a reasonable

level.

- 5.9.5. No sleeping in common area such as the family room.
- 5.9.6. While it is encouraged to eat as a group, all food and beverage must be consumed in a common area and not in the bedroom areas.
- 5.9.7. No displays of pornographic or obscene images are allowed anywhere in Serenity Now including pictures, videos, cable stations, posters, magnets, or other items.
- 5.9.8. All residents are expected to treat the house, furnishings, and accessories with respect and care. Damage must be reported to the house management.
  - 5.9.8.1. Costs of repairs for damage caused by a resident are the responsibility of the resident.
- 5.9.9. All food stored in the refrigerator or freezer must be labeled with the residents name.
- 5.9.10. Smoking is allowed only in designated areas outside the house. There is absolutely no smoking anywhere in the house.
- 5.9.11. When using the bathroom, please clean up after yourself and keep time in the bathroom to a minimum since others may need hot water or use of the bathroom.
- 5.9.12. All games are to be approved by the House Management.
- 5.9.13. Serenity Now does not recommend the loaning of any money or large items such as motor vehicles to other residents.

**6. Hold Harmless/Liability Statement**

- 6.1 I HEARBY ASSUME ALL RISKS OF PARTICIPATION AND OCCUPATION, I WAIVE, RELEASE, AND DISCHARGE from any and all liability, including but not limited to, liability arising from the negligence or fault of the entities or persons released, for my death, disability, personal injury, property damage property theft, or actions of any kind which may hereafter occur to me. THE FOLLOWING ENTITIES OR PERSONS: Robert Williamson and Serenity Now Inc. And/or their directors, officers, employees, volunteers, representatives, and agents.
- 6.2 I INDEMNIFY, HOLD HARMLESS, AND PROMISE NOT TO SUE, entities or persons mentioned in item #6.1 (Above paragraph) from any and all liabilities or claims made as a result of my residing and participation in this activity or event, whether caused by the negligence of release or otherwise.

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I have read and understand the Code of Conduct, Fees, General Rules and Expectations, Liability Statement, collectively the Resident Agreement. I hereby agree to adhere to the resident agreement and abide by the Rules and Expectations set forth therein.

I, \_\_\_\_\_ have read and understand the resident agreement.  
 (Resident Full Name)

\_\_\_\_\_  
 (Resident Signature)

\_\_\_\_\_  
 (Date)

\_\_\_\_\_  
 (Phone Number)

\_\_\_\_\_  
 (House Management Signature)

\_\_\_\_\_  
 (Date)

**Emergency Contact(s)**

(Name)	(Relationship)	(Phone Number)
(Name)	(Relationship)	(Phone Number)

**Parole/Probation Information**

Are you currently on probation or parole? *(Circle one)*    YES    NO

Probation/Parole officer's contact Info: \_\_\_\_\_  
(Name) (Phone)

**CONCENT TO RELEASE INFORMATION \*Required**

*(Initials)*

**I authorize Serenity Now Inc. to communicate** with the emergency contact person(s) listed above, medical providers and my parole officer (If Applicable) in order to obtain and release information (written or verbal) regarding my current address, phone number, access to criminal record i.e. criminal history or the nature of past crimes (If any), sentence given, time served, time remaining to be served (parole, probation or both), discharge dates, terms and conditions of my parole and probation, employment status, place of employment, marital status, drug history, and contacts. I understand that I may revoke consent at any time and that this revocation must be delivered in writing to Serenity Now Inc, at the following address 1717 7<sup>th</sup> St East, St. Paul MN 55106.

**If you do not consent to the above, you have chosen NOT to complete this form,** and decline to give your permission to Serenity Now to communicate with anyone on your behalf. In doing so, you understand that Serenity Now, Inc. will not be able to support your request for accommodations.

**Exhibit A - Fee Schedule**

Sobriety Deposit: \_\_\_\_\_  
 Monthly Fee: \_\_\_\_\_  
 Move in Date: \_\_\_\_\_

**Exhibit B - Close Out**

Move Out Date: \_\_\_\_\_ Belongings Removal Deadline: \_\_\_\_\_

Reason for Leaving: \_\_\_\_\_  
 \_\_\_\_\_

Deposit Refunded Yes / No    Belonging Disposal Date \_\_\_\_\_ By \_\_\_\_\_

**CONFIDENTIAL**

**Background Check Authorization**

Print Name: \_\_\_\_\_  
(First) (Middle) (Last)

Former Name(s) and Dates Used: \_\_\_\_\_

Current Address Since: \_\_\_\_\_  
(Mo/Yr) (Street) (City) (Zip/State)

Previous Address From: \_\_\_\_\_  
(Mo/Yr) (Street) (City) (Zip/State)

Previous Address From: \_\_\_\_\_  
(Mo/Yr) (Street) (City) (Zip/State)

Social Security Number: \_\_\_\_\_ DOB: \_\_\_\_\_

Telephone Number: \_\_\_\_\_

Drivers License Number/State: \_\_\_\_\_

The information contained in this application is correct to the best of my knowledge.

I hereby authorize Serenity Now Inc. and its designated agents and representatives to conduct a comprehensive review of my background causing a consumer report and/or an investigative consumer report to be generated for employment and/or volunteer purposes. I understand that the scope of the consumer report/ investigative consumer report may include, but is not limited to the following areas: verification of social security number; credit reports, current and previous residences; employment history, education background, character references; drug testing, civil and criminal history records from any criminal justice agency in any or all federal, state, county jurisdictions; driving records, birth records, and any other public records.

I further authorize any individual, company, firm, corporation, or public agency to divulge any and all information, verbal or written, pertaining to me, to Serenity Now Inc., its agents and/or a third party. I further authorize the complete release of any records or data pertaining to me which the individual, company, firm, corporation, or public agency may have, to include information or data received from other sources. Serenity Now Inc. and its designated agents and representatives shall maintain all information received from this authorization in a confidential manner in order to protect the applicants personal information, including, but not limited to, addresses, social security numbers, and dates of birth.

Signature: \_\_\_\_\_ Date: \_\_\_\_\_

**Notice to California, Minnesota and Oklahoma Residents:**  
Please check the box below if you wish to receive a copy of a consumer report that is requested.  
 I wish to receive a copy of any Background Check Report on me that is requested.