



Green River College Student Housing Agreement 2024-2025 School Year

Current Residents: Please log into your [MyHousing Portal](#) to review your signed Student Housing Agreement precise payment deadlines; housing costs; and length of your housing agreement.

The term of this Campus Corner Apartments Student Housing Agreement (herein called the "Housing Agreement") between the registered student (herein called the "Student") and Capstone On-Campus Management (herein called the "Manager") as agent for G.R.C.C. Student Village, LLC (herein called the "Owner") in association with Green River College (herein called the "College") is for the academic year described above. The student understands that the Manager shall only permit the Student to occupy a room with the Student's agreement to abide by all terms and conditions listed as part of this Housing Agreement, and only for so long as the Manager believes that the Student is in full compliance with this agreement and all College rules and policies, including but not limited to the Resident Handbook. All persons residing and working at Campus Corner Apartments will be treated fairly and equally without regard to race, color, religion, sex, gender expression, family status, sexual orientation, disability, national origin, or source of income. 79 (f) 6.1 (a) 5.14 (a) 10.7 (3) (v) 7 TJ 0.004 Tw 0 -1.g2wel (i)-5 TJ 0.01 Tw 0 -1.134 TD [(behav)-11.5 (i)-5.9 (or)0.6 (al)-5.9 (pr)0.6 (obl)-5.9 (em)8.1 (s)-11.4 (w)1.

f to provide necessary space to accommodate staffing needs
f to vacate an area for the purpose of major repairs or when maintenance difficulties or requirements render an area unsafe
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Manager deems appropriate, to the extent permitted by and in accordance with applicable law. A grace period of no greater than 72 hours may be provided at the sole discretion of the Manager.

Failure to Vacate

Upon termination of this Housing Agreement or expiration of the term, if the Student fails to vacate assigned room in Campus Corner Apartments, Manager may take all action as allowed by law including unlawful detainer. If Student vacateu (un)-24-11.5 (a)14.7 ((n of)-9.7 ()15.3 (t-11.5 (e)-15. ()-16.a(ous)-26l)-26.6 (i)45.2 (r)

f Using any part of the network to transmit, reproduce, or copy material in a manner that infringes on copyright, trademark patent, trade secret, or other similar right, including, but not limited to, unauthorized copying of copyrighted material, digitization, and distribution of photographs from magazines, books or other copyrighted sources, and the unauthorized transmittal of copyrighted software. Students may not enter into a private service provider for Wi-fi or cable.

Authentication and device registration:

f To protect the College's internet network, students living at Campus Corner Apartments must register their device(s) to the Campus Corner Apartment internet network when prompted by their device(s).

Utilities

Owner will pay all charges for heat, water, sewer, computer data connection and electricity used in the Apartment during the term of this Housing Agreement, and any extension thereof. Utilities may be subject to interruption or delay. Manager may assess fees if Student abuses utility usage over time.

Keys

Tenant keys are the property of Campus Corner Apartments and must be returned at the end of Student's occupancy. A charge of Fifty Dollars (\$50.00) per key will be made for each key not returned, or for those requiring replacement during the term of occupancy. An additional charge of One Hundred and Fifty Dollars (\$150.00) per lock will be assessed for lock replacement required by Campus Corner Apartments. Student agrees not to duplicate keys and not to distribute or loan keys to others. If a Student is found to have duplicated, distributed or loaned keys to another, the Student will be considered in default of this Agreement.

Smoke Detectors, Carbon Monoxide Detectors, Sprinkler Heads, & Fire Extinguishers

Student agrees to immediately notify Manager in the event that the smoke detector or sprinkler head equipment becomes damaged, lost, stolen, or otherwise inoperable. The Student also agrees to notify Manager immediately if the smoke detectors or sprinkler heads appear to be inoperable. The Student also understands that the willful obstruction, damage, theft, or destruction of any smoke detector, sprinkler head, or fire extinguisher endangers their safety and the safety of others and may be considered a condition of default under this Housing Agreement.

Packages

Student authorizes Manager to accept packages, parcels, and deliveries as agent for the Student. Student agrees to hold Manager free of liability or responsibility for packages, parcels, or deliveries should they be lost, damaged, or otherwise harmed. Student understands that if Student fails to claim such packages, parcels, or deliveries within seven (7) days

Termination Due to Emergency

In the event that Campus Corner Apartments is required to reduce capacity at Green River College due to reasons beyond CCA's control, including but not limited to a health emergency, natural disaster, earthquake, flood, epidemic, pandemic, quarantine, or other emergency, CCA has the right to terminate this Housing Agreement and Student agrees to such termination if it results from an emergency. If the Student has taken occupancy, the Student will be financially responsible, on a prorated basis, for Housing Fees from the start of their Housing Agreement until the date at which they move out and return their keys. If the reduction of capacity impacts a new Student who has not taken occupancy, they will be refunded their application fee.

Resident Obligations during Health Crisis

f GOVERNMENTAL AND COLLEGIATE

