NC State University Housing
Residence Halls and Wolf Village Apartments
2013-2014 Agreement

Please read this document carefully.

1. **RESIDENTIAL FACILITIES COVERED BY THIS AGREEMENT:** This Agreement covers the Residence Halls and Wolf Village Apartments. The student’s electronic signature on the Housing Application or Room Selection process binds the student to this Agreement. A copy of this Agreement may be obtained from our homepage at www.ncsu.edu/housing.

2. **SEVERABILITY CLAUSE:** The provisions of this Agreement are severable, and in the event that any provision of this Agreement shall be determined to be legally unenforceable, all other provisions shall remain in force.

3. **PERIOD OF AGREEMENT:** The Agreement is inclusive of the academic year and covers both the fall and spring terms for the following dates:

   **Residence Halls**
   3.1. Fall 2013 term (August 16 to December 18)
       December 18 checkout- noon for non-graduating students and 5 p.m. for graduating students
   3.2. Spring 2014 term (January 3 to May 7 at noon for non-graduating students or May 10 for graduating students).
   3.3. Residence Halls will be closed for the Thanksgiving holiday (Wednesday, November 27 through Friday, November 29, 2013) and spring break (March 8 through March 15, 2014).

   **Wolf Village**
   3.4. Wolf Village is open August 10, 2013 through noon on May 12, 2014. Wolf Village is open during break periods and holidays.

4. **ELIGIBILITY:** Priority for on-campus housing shall be given first to full-time, matriculated, degree-seeking students; undergraduate students must be enrolled for a minimum of twelve (12) credit hours per term and graduate students a minimum of nine (9) credit hours per term.

   4.1. Non-degree and part-time students working toward a degree may be assigned based on available space.
   4.2. Students living on campus who do not meet the minimum credit hours must complete a Waiver. The request will be reviewed and the student will be notified by email.
   4.3. NC STATE welcomes all persons regardless of sexual orientation, age, veteran status, color, disability, national origin or ancestry.

5. **ROOM COSTS:** Housing costs are billed by the University Cashier’s Office for each term. Costs are subject to change annually. Payments must be made in accordance with Cashier’s Office deadlines.

6. **ACADEMICALLY SUSPENDED:** Housing will contact suspended students by phone and email. The student shall have three (3) business days to inform the Assignments’ office of any errors or issues that may be cause for reinstatement. Students who fail to respond by the deadline will have their current and future housing assignment/application canceled. Appropriate termination charges shall apply. Students missing the deadline may request to have their applications re-activated and placed on the waiting list.

7. **ROOM CONSOLIDATION:** Students living alone in double rooms in the Residence Halls may be required to consolidate to provide space for new assignments. In cases in which none of the parties wish to move, priority is determined by (1) time living on campus, (2) enrollment by credit hours, and (3) receipt of initial Housing Application.

8. **DAMAGE CHARGES:** Charges for loss or damage in a student room, suite, or apartment shall be assessed to the student(s) of that room, suite, or apartment. Charges for loss or damages to common areas not able to be assessed to a particular individual may be charged against the residential unit (floor, suite or building). Keys are the property of the University and must be returned when students move out of their rooms. Failure to return keys shall result in charges to the students to cover the cost of replacement.

9. **RIGHT OF ENTRY:** The University reserves the right to enter student rooms for the following reasons: to take inventory, fire protection, sanitation, safety, maintenance, rule enforcement, inspection, repairs, to evaluate conditions that could affect the health or safety of residents, to manage the rooms in the event of an emergency, or for any other purpose in accordance with University policy. The student is not required to be present at the time of entry.

10. **LIABILITY and UTILITIES:** The University has no responsibility for the loss, damage or theft of property belonging to or in the custody of the student for any cause whatsoever. Students are encouraged to carry personal property insurance. Failure of utility services shall neither render the University liable for inconvenience to students or damage to property, nor reduce room rents, nor relieve students of obligations under the Agreement. Utility services may be reduced or cut off during prolonged vacation periods.

11. **TERMINATION OF AGREEMENT BY THE UNIVERSITY:** Upon email notice, the University
reserves the right to terminate this Agreement and take possession of the room at any time for violation of the Agreement, standards outlined on the Housing Website, University Code of Student Conduct, and/or for reasons of order, health, safety, and discipline, academic deficiency, disciplinary suspension or dismissal, or when the resident exhibits disruptive behavior. Students shall be responsible for termination charges. The University shall allow a minimum of twelve (12) hours and a maximum of forty-eight (48) hours to vacate and check out.

11.1.1. At its discretion, University Housing may deny on-campus housing to students who have been charged or convicted of a felony or have a personal history that presents an unacceptable risk to the residential community.

11.1.2. Housing has zero tolerance for illegal drug use in any campus residential facility. Any resident found guilty of possessing or using illegal drugs will typically be evicted from University Housing.

11.1.3. Students evicted on an interim basis shall be responsible for the room rent during the interim eviction period.

12. **TERMINATION OF AGREEMENT BY THE STUDENT:** The student may terminate this Agreement by completing the online Pending Cancellation Form and shall be assessed appropriate termination charges. Occupancy is defined by issuance of a key to the student for a specified room. Only University Housing can process an on-campus housing cancellation.

12.1. Daily charges are calculated by dividing the room rent by the number of days (first day of check-in through last day of class) per term.

12.2. There is no termination charge if a resident finds another student (not a current resident) that meets eligibility requirements to buy out the remainder of the Agreement.

12.3. Students evicted from University Housing shall be responsible for payment of the entire term’s room rate.

12.4. The student pays only daily charges if this Agreement is cancelled for one of the following reasons: Co-op, National Student Exchange, International Student Exchange Program, non-registered, official withdrawals, or academic suspensions.

**Registered Student Cancellation:**

12.5. Students who cancel by June 30 will be charged three hundred dollars ($300).

12.6. Students who cancel between July 1 and July 31 will be charged twenty-five percent (25%) of the fall term rent.

12.7. Students who cancel on or after August 1 will be charged fifty percent (50%) of the remaining Agreement plus daily charges.

12.8. New incoming students for the spring term who cancel prior to the first day of check-in will be charged three hundred dollars ($300).

12.9. New incoming students for the spring term who cancel on or after the first day of check-in will be charged fifty percent (50%) of the remaining Agreement rent plus daily charges.

12.10. Students moving to Greek Village are charged three hundred dollars ($300) plus daily charges.

13. **FACILITIES AND GUIDELINES:** The facilities are reserved for the exclusive use of resident students and their invited guests. Residents are responsible for the behavior of their guests.

14. **ASSIGNMENT:** Rooms shall be occupied only by the person(s) assigned to them by University Housing. Assignments are not transferable. Subletting is not permitted.

14.1. University Housing may move residents for consolidation, disciplinary action, facility failure, or for other reasons in response to unforeseen circumstances.


15. **STANDARDS and GUIDELINES:** University Housing community standards and guidelines are published on the University Housing website at www.ncsu.edu/housing. Student compliance with these guidelines is a condition of this Agreement. Failure to adhere to the written instructions from Housing Conduct Board actions, or to comply with the reasonable directives of University officials acting in the performance of their duties, may be deemed a violation of University Housing guidelines. University Housing may make changes in its guidelines, as deemed necessary, in the interest of health; safety, discipline or educational purposes, and students shall abide by such changes in policies.

16. **EXCEPTIONS TO ANY PROVISION OF THIS AGREEMENT:** University Housing retains the discretion to waive any requirements of this Agreement. To request an exception, the student should complete an Appeal Request. The student will be informed of the decision by email. Contact University Housing: Phone: (919) 515-2440, Email: Housing@ncsu.edu, Fax: (919) 831-3542, Homepage: http://www.ncsu.edu/housing