

Roommate Contract

This agreement, made on _____(date) is a contract between

_____(list names of all),
co-tenants at _____(address of unit)
managed by _____. (Property Manager)

Initial each of the points listed below.

_____ I understand that I am entering into a legally binding agreement with my roommates. I also understand that we, as a group, and I, as an individual, am responsible to the manager, the utility companies, the telephone company, and each other.

_____ I understand that I, as an individual, can be held responsible to my manager and or utility companies for rent and/or utility bills for the entire lease period, if my roommate(s) fails to fulfill their part of this agreement.

_____ I understand that it is/is not (please circle) allowable to locate a tenant to sublet to under necessary circumstances. Should that be necessary, the tenant must be acceptable to the other parties of this agreement.

_____ I fully understand and accept the rules and responsibilities of this agreement.

Term of Agreement

This agreement is to begin on _____(date) for a term lasting from _____ to _____.

Initial each of the points listed below.

_____ I agree to remain a resident of this premise during the term of the lease or continue to pay my share of the rent/bills during said term.

_____ I agree that I will uphold my financial responsibilities to pay entire amount of rent/utilities/bills due by me for the full term of the lease.

_____ I agree to respect the rights and wishes of others in the living unit.

_____ I agree that no activities will occur that create dangerous situations, will result in damages to the property, or will break the law.

_____ I agree that all roommates will hold each other accountable for what happens in this living arrangement.

_____ I agree to own up to consequences of my, or my visitors, actions, i.e. pay for damages that others had nothing to do with.

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Security Deposit

The security deposit for the dwelling is \$_____.

My share amounts to \$_____.

I understand that this amount will be returned to me less the amount deducted by the manager for unpaid rent and/or damages.

Utilities

I agree to pay _____ of the deposits and/or hook-up charges for all utilities.

I agree to pay _____ of the monthly utility bills except telephone.

The water bill will be placed in _____'s name who will pay the bill. I agree to pay 1/ _____ of this bill to _____ at the beginning of each month.

The electric bill will be placed in _____'s name who will pay the bill. I agree to pay 1/ _____ of this bill to _____ at the beginning of each month.

The natural gas bill will be placed in _____'s name who will pay the bill. I agree to pay 1/ _____ of this bill to _____ at the beginning of each month.

The telephone bill will be placed in _____'s name who will pay the bill. I agree to pay 1/ _____ of the monthly telephone service charge, plus all long distance calls that I make and the taxes on those calls to _____ at the beginning of each month..

I agree to pay as follows for any additional utilities:

Living Arrangements

I agree to the following arrangements:

_____ I agree that I, as well as each of my roommates, have equal rights to the use of the space and facilities in the dwelling with the exception of the areas we have designated as each one's private space.

Privacy _____

Sharing of personal items _____

Cleanliness/Cleaning Responsibilities _____

Noise/Study Times _____

Food/Shopping _____

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Smoking/Drinking/Drugs _____

Parties/Entertaining _____

Overnight Guests _____

Additional Remarks: attach additional sheets if necessary

This agreement is intended to promote harmony between roommates by clarifying the expectations and responsibilities of roommates to each other.

To be effective, it is not necessary to witness or notarize this agreement. Each roommate should sign below and receive an original copy.

Resident's signature & date

This agreement form is provided by Associated Student Government at Miami University, for the mutual benefit of roommates. The University assumes no responsibility for the use of this form.