



507 Rogers Road • Lexington, KY 40505 • bobbrownhouse@gmail.com • 859-293-0886

Housing Agreement

Residents of the Bob Brown House/Independence Homes agree to comply with the following:

1. Apartment rent is due by the 5th of each month in the sum agreed upon at the time of admission or as adjusted when apartment rent and the resident's income are reviewed annually. There will be no refund of rent if the resident vacates prior to the first of the month. A \$50.00 late fee will be charged if rent is paid after the 5th of the month.
2. Grocery fee for a resident is \$175.00/month. The resident is encouraged to apply for SNAP (food stamps) to offset the grocery fee. If a resident declines to apply for SNAP, he/she will be charged \$175.00/month.
3. Resident will furnish a copy of his/her Social Security or SSI Award Letter as requested by the Board of Directors for admission or rent review. Proof will also be required of any other income.
4. Residents who enter the hospital from Bob Brown House/Independence Homes must bring a statement from the doctor stating that they are eligible to return to the facility and resume their independent living status.
5. Residents will be charged for apartment held during a temporary absence.
6. Meals are scheduled as follows: Breakfast from 7:00 am - 7:30 am, Lunch from 12:00 pm - 12:30 pm, Dinner from 4:00 pm - 4:30 pm. A resident who arrives after the designated meal schedule will not be served. The resident must notify the staff member on duty if they are to be late or absent for a meal. If a resident has a job or volunteers and will not be at the facility for a meal, a packed meal will be prepared for them. No resident is permitted to use the Bob Brown House/Independence Homes kitchen to prepare their own meals.
7. No alcohol or illegal drugs will be allowed on the Bob Brown House/Independence Homes premises. Violation of this policy will lead to eviction.
8. Residents are not permitted to keep a domestic animal (pet) in their apartment or on the premises. However, a resident may have a service animal that is trained to perform specific tasks for their handler in accordance with ADA or Kentucky Service Animal laws. Emotional support animals will be considered by management on a case by case basis. There is no additional monthly fee for a service animal, but residents are responsible for animal care, hygiene and the cost for any damages caused to the apartment or the Bob Brown House/Independence Homes.
9. Resident's family members are permitted to stay with the resident with prior arrangements made with a Bob Brown House/Independence Homes staff member.
10. Residents are to be within the Bob Brown House/Independence Homes facility by 9:00 pm. Any resident wishing to be out of the facility after 9:00 pm must make arrangements with the manager/staff member. Late entry is not automatic. Residents may be in the courtyard until 11:00 pm; however he/she must keep the noise level quiet so to be respectful and not disturb other residents.

11. Residents may visit with other residents in any Bob Brown House/Independence Homes common area including all interior common areas and all outdoor common areas. Residents are not permitted to stay overnight in any other resident's apartment.
12. Residents are expected to treat other residents, visitors and Bob Brown House/Independence Homes staff/Board members in a respectful and courteous manner. Verbal and/or physical threats, aggressive behavior and inappropriate sexual comments, sexual advances or sexual activities toward other residents will not be tolerated and can lead to eviction.
13. Inspection of the resident's apartment will be made by the staff to assure cleanliness standards are being maintained. Management reserves the right to enter any apartment at any reasonable times for inspection and maintenance.
14. The Bob Brown House/Independence Homes is a non-smoking facility. Residents, guests and visitors who wish to smoke may do so in designated outdoor smoking areas. No smoking is permitted in any indoor area of the facility or in any resident apartment. Should any resident or their guests be found in violation of the smoking policy, that resident may be subject to eviction without notice.
15. The living room/dining room area is for the use of all residents and should be treated with care.
16. Food in the resident's apartment should be stored in covered containers and all perishable items must be refrigerated.
17. No cooking, hot plates, toaster/toaster ovens or stovetops/ovens are permitted in resident's apartment. Microwaves, small refrigerators and coffee makers are permitted at resident's own expense.
18. Residents may have cable TV, WIFI and/or internet services installed in their apartment at their own expense.
19. If at any time a resident should demonstrate a consistent inability to adjust to the policies/rules established, either for health or personal reasons, he/she will, on the recommendations of the resident manager, be asked to vacate his/her room within fourteen (14) days of notification. In interim, should special supervision be necessary, the care of the resident becomes the responsibility of the resident's family or guardian.

STATEMENT OF UNDERSTANDING

I have read or had read to me the statements above concerning the housing agreement and rules of behavior at the Bob Brown House/Independence Homes. I understand that violation of this policy may result in termination of my residency.

Signature of Resident

Signature of Manager