



- a) An offer of accommodation (an " ") may be made to you:
- i) in a letter or e-mail sent by the " " to you;
  - ii) in booking details posted on the " 's on-line accommodation site; or
  - iii) in person at the Residential Services office at the " " , when you sign the licence (the " " " ).
- b) If you accept your " " or sign a " " , you have entered into a licence (the " " " ) with Bournemouth University.

	an individual private study room in the _____, including the fittings, furnishings and other contents as set out in the _____.
	you, the student named in the _____ or _____.
	has the meaning given to it in clause 5.
	Bournemouth University Higher Education Corporation of Poole House, Talbot Campus, Fern Barrow, Poole, Dorset, BH12 5BB and does not include other higher education providers. For the service of notices please see clause 10 c) below.

a) The \_\_\_\_\_ gives you a simple contractual right to occupy the \_\_\_\_\_ and use the \_\_\_\_\_. The \_\_\_\_\_ does not create a tenancy

- d) If you dispute any amounts that we charge, you must contact Residential Services at the \_\_\_\_\_ within 10 working days of the date of the invoice.
- a) You must pay council tax if it applies to you. You may qualify for an exemption – see the Bournemouth, Christchurch and Poole Council website for more information: <https://www.bournemouth.gov.uk/CouncilTax/ExemptionsandDiscounts/exemptions-and-discount-info/ctd-student.aspx> . If you are a student at the University please also see the University's website for further information: <https://www1.bournemouth.ac.uk/students/help-advice/replacement-documents/council-tax-exemption>). If you are not a registered student of the University please make enquiries with your own higher education provider.
- b) If you need an internet or telephone service at the \_\_\_\_\_ you must arrange and pay for it yourself, unless the Property Owner has provided it.
- c) You must pay for water, gas and electricity unless the \_\_\_\_\_ is providing them. The agreement for the supply of such services is between you and the relevant utility provider. We will require evidence that you have changed the utility suppliers in to your names from the start date of your licence. The \_\_\_\_\_ is not party to the contract and has no liability for any interruption, loss or damage incurred by you in relation to those services. You must pay the cost of re-connecting these services if they are disconnected because you have not paid them or caused any damage to them.
- d) We may:
- suspend access to the \_\_\_\_\_ if in our reasonable opinion they are unsafe or unsanitary; and
  - remove from the \_\_\_\_\_ or the \_\_\_\_\_ any item that in our reasonable opinion is obstructing access or is a fire or health or safety risk. We may dispose of the item if you have not collected it within a reasonable time.
- e) You must contact your local accommodation team promptly to report any damage to any part of the \_\_\_\_\_ or any need of repair.

\_\_\_\_\_ agree that \_\_\_\_\_ will, and \_\_\_\_\_ will ensure that your \_\_\_\_\_ comply with the \_\_\_\_\_ and the \_\_\_\_\_ and any other rules and regulations made or updated by the \_\_\_\_\_ from time to time that apply to the use and occupancy of the \_\_\_\_\_

- a) The \_\_\_\_\_ may end the \_\_\_\_\_ at any time by giving you four weeks' written notice in advance if:
- the \_\_\_\_\_ or other amount you owe us under the \_\_\_\_\_ is overdue by 14 days or more; or
  - you are in breach of the \_\_\_\_\_. The \_\_\_\_\_ will determine what constitutes a breach of the \_\_\_\_\_, acting reasonably, at the time of the breach and considering the facts of the breach;
  - you cease to be a student of the \_\_\_\_\_ or other higher education provider .
- b) If you wish to end the \_\_\_\_\_ before the end of the \_\_\_\_\_, you must tell Residential Services at the \_\_\_\_\_ in writing. You must return the \_\_\_\_\_ and \_\_\_\_\_ keys to the \_\_\_\_\_ but acceptance of those keys by the \_\_\_\_\_ does not constitute an acceptance of your surrender of the \_\_\_\_\_ unless the \_\_\_\_\_ confirms otherwise. Please note:
- You must continue to pay the \_\_\_\_\_ for the \_\_\_\_\_ until:
    - you find a suitable replacement (who is not currently occupying any \_\_\_\_\_ accommodation) to take over the remainder of your agreed licence period; and
    - the new occupant has entered into a licence agreement with us and paid a deposit.
  - We will make the \_\_\_\_\_ available to prospective residents, including any suitable candidates that you propose. We are entitled to fill other already vacant rooms first before making the \_\_\_\_\_ available to prospective residents.
  - We may transfer another existing resident to the \_\_\_\_\_. If we do, the \_\_\_\_\_ for your \_\_\_\_\_ continues to be payable by you until the \_\_\_\_\_ finds a new occupant for the accommodation vacated by that resident.
  - If you have paid \_\_\_\_\_ for any period after the \_\_\_\_\_ or (subject to sub-paragraphs (i) – (ii) above) for the period from the date that a new occupant is found for the \_\_\_\_\_, we will refund the relevant proportion of the \_\_\_\_\_ to you after deducting any amounts that you owe us under the \_\_\_\_\_ and the reasonable cost incurred by the University for dealing with your request, up to a maximum sum of £50.
- c) At the end of the \_\_\_\_\_, you must leave the \_\_\_\_\_ and remove all your personal belongings from the \_\_\_\_\_ and \_\_\_\_\_. If you leave any belongings, they may be put into storage (unless they are perishable or unsafe). We will tell you (using the contact details we have for you). You have 14 days to collect them and if you have not claimed them after 14 days, they will be disposed of.
- d) At the end of the \_\_\_\_\_, when you have returned your keys to Residential Services at the \_\_\_\_\_, we will inform you of the amounts that we intend to charge you which will include any unpaid \_\_\_\_\_, interest and \_\_\_\_\_ (if applicable). We will inform the \_\_\_\_\_ of the proposed deductions and, if you agree, the \_\_\_\_\_ will refund the balance of the \_\_\_\_\_ (less the deductions) to you within 4 weeks of the end of \_\_\_\_\_

the . If you disagree with the proposed deductions, you must contact us and raise a dispute with the