

Student Housing Agreement

Instructions: Read the following Student Housing Agreement (hereinafter "Agreement") carefully. If you agree to the terms, type your full name as your digital signature and click the "Submit" button to continue. You must accept the terms of the Agreement to occupy student housing at Cornell College.

By signing below, the undersigned individual (hereinafter "Student"), agrees to lease and occupy an assigned space in a Cornell College (hereinafter "College") residence hall or other College-owned residential building (hereinafter "Hall"). The College hereby agrees to lease and permit said occupancy, according to the terms and conditions outlined in this Agreement.

I. Dates of Occupancy

- A. Terms of this agreement takes effect upon signature of this Agreement and remains in force until:
 - 1. For non-graduating students: 11:00 AM on the Thursday before graduation.
 - 2. For graduating students: 5:00 PM on the date of graduation.

The Student must select one of the three available agreement lengths, as outlined below, which selection shall be recorded with the Residence Life Office.

Agreement Lengths and Billing:

- a. Full Academic Year: Occupancy begins on the Student's [designated fall opening date](#) and ends on the Student's [designated spring closing date](#).
- b. One Semester: Occupancy begins on the Student's [designated semester opening date](#) and ends on the Student's [designated semester closing date](#) for the term in which they are enrolled.
- c. Two Blocks: Occupancy begins on the Student's designated Block opening date and ends on the designated closing date for two consecutive Block terms in which they are enrolled.

Opening and closing dates are determined by the College's [Academic Calendar](#). Details on move-in dates, including requirements for early arrivals, are provided in the [Fall Opening Information](#) page on the website. Closing dates are defined on the College's [Spring Closing Information](#) page on the website. All other deadlines are outlined in the [Important Residence Hall Dates](#) page.

Agreement lengths are associated with the general housing agreement and are not adjusted in cases of consolidation or room reassignment. Billing is based on the original agreement length. Students requesting to move out early or not occupy a room for a block will still be billed based on their original agreement length.

Note: Summer housing agreements and billing are handled through a separate process and document.

- B. Part-time students, or students on reduced programs (see [The Catalogue](#), “Reduced Programs”), forfeit the privileges of full-time enrollment during Blocks in which they are not taking courses. As a result, they are not permitted to live in College housing unless otherwise authorized by the Dean of Students or designee.
- C. The Student may not change the Agreement length once it is in effect, except with written permission from the Dean of Students. The Student must submit this request in writing to the Dean of Students Office at least 30 days before the original Agreement’s end date.
- D. All Halls will be vacated for winter break beginning on the date outlined on the [Important Residence Hall Dates](#) web page.
- II. Rate
 - A. Rates are updated each fall for the next year and are published in the [Schedule of Fees](#).
 - B. For any dates the Student occupies the Hall outside of the dates of occupancy, a per diem occupancy charge will be assessed at the rate of \$150.00 per night.
- III. Meal Plan
 - A. Students living in the Halls are required to have a resident student meal contract. Meal plan options are outlined on the [Meal Plan Options](#) web page.
- IV. Liability
 - A. The College shall accept no responsibility for damage, theft, loss of money or valuables, or other personal belongings of the Student. The College encourages students to obtain appropriate insurance coverage through a parent or legal guardian’s homeowner’s policy or a separate renter’s policy.
- V. Policies
 - A. The Student agrees to act in accordance with the (i) Residence Life policies listed within [The Compass](#), and (ii) any other policies that apply to Student as a student of College. Student shall indemnify and hold College harmless from any claims, damages, or expenses that result from Student’s failure to act in accordance with such policies or any agreement governing Student’s use of any Hall.
- VI. Right of Entry
 - A. College representatives may enter Halls and Student rooms at any time, in accordance with the terms of this Agreement, College policies, and applicable law. College may enter Student rooms for reasons that include, but are not limited to, making necessary or agreed-upon repairs; supplying necessary or agreed-upon services; investigating health or safety concerns; ensuring compliance with evacuation procedures, such as during a fire alarm; responding to a disruption, such as an unattended alarm clock; enforcing college policy when there is reason to suspect a violation of College policies, applicable law, or any agreement between Student and College.

- VII. Sublease Restrictions
- A. The Student may not assign this Agreement or any interest under it, or sublet the premises or any part thereof, or permit the use or occupancy of the premises or any part thereof by anyone other than the Student.
- VIII. Short-term Guests
- A. Short-term guests are permitted only in accordance with the Residence Life guest policies listed within [The Compass](#). The Student is responsible for the behavior of guests and therefore, will be held responsible for damages caused by guests (see also XI. Damage).
- IX. Relocation
- A. The College reserves the right to make changes in room assignments and to assign the Student to any room at any time. The College reserves the right to assign new roommates or consolidate partially empty rooms at any time. Additional relocation policies are listed within the Residence Life policies of [The Compass](#).
- X. Termination
- A. The College reserves the right to terminate the Student's housing without refund due to improper student conduct (as described in [The Compass](#)). The Dean of Students has the authority to require a Student to vacate the Hall. If a Student is instructed to leave, they must do so by the deadline set by the Dean of Students or their designee, within 48 hours of notice from the College, unless the College agrees to an alternate time schedule, which decision shall be made by the College in its sole discretion.
- B. In the event that the Student is suspended, withdraws, or graduates from the College, this Agreement will be terminated. However, the Student remains fully responsible for all billing and contractual obligations incurred under this Agreement. Termination of the Agreement does not absolve the Student from any financial responsibilities or contractual obligations, and all outstanding charges, or other amounts owed, must be settled in accordance with the billing schedule. The Student shall vacate the Hall by the date and time as agreed upon with or as directed by the College, which shall be within 48 hours of separation from the College, unless the College agrees to an alternate time schedule, which decision shall be made by the College in its sole discretion.
- C. The Student is not permitted to live in College-owned housing if they take a leave of absence. Exceptions to this policy are only permitted with written approval from the Dean of Students.
- D. The College reserves the right to terminate the Student's Housing Agreement and offer a pro-rated refund if it determines that such termination is necessary for managing occupancy levels.
- XI. Damage
- A. The Student is held accountable for any damage in the assigned room and/or in the public areas of the assigned Hall resulting from Student's actions or failure to act. The Student will be charged for repair or replacement costs due to the

removal or destruction of property in the assigned Hall or any real property of the College.

- B. The Student is responsible for the behavior of guests and agents, and therefore, Student may be held responsible for damages caused by such agents or guests.
- C. Approximate charges for damages and fees are outlined under the [Residence Life Approximate Charges for Damages and Fees](#) web page. If a Student wishes to appeal a damage fee, they may do so by following the process outlined in [The Compass](#).

XII. Miscellaneous.

- A. To the extent Student has obtained renters insurance, Student shall list College as an additional insured under such coverage.
- B. Student shall not assign this Agreement or permit any other parties to reside in Student's residence without the prior written consent of College, which consent may be withheld at College's sole discretion.
- C. The laws of the state of Iowa shall govern the validity, performance and enforcement of this lease. Any action or proceeding brought by Student or College regarding the terms of this Agreement or the subject matter of this Agreement shall be brought in the courts located in Linn County, Iowa.
- D. No delay or omission of College to exercise any right or power arising from any default by Student shall impair any such right or power or be construed to be a waiver of any such default or any acquiescence therein. No waiver of any breach of any of the covenants of this Agreement shall be construed, taken or held to be a waiver of any other breach, or as a waiver, acquiescence in or consent to any further or succeeding breach of the same covenant.
- E. No remedy herein or otherwise conferred upon or reserved to College shall be considered to exclude or suspend any other remedy but the same shall be cumulative and shall be in addition to every other remedy given hereunder, or now or hereafter existing at law or in equity or by statute, and every power and remedy given by this Agreement to College may be exercised from time to time and so often as occasion may arise or as may be deemed expedient.