



**ŠTUDENTSKI DOM LJUBLJANA**, Svetčeva ulica 9, Ljubljana, VAT ID: SI 13258664, represented by Tomaž Pečnik, Director, (hereinafter also »the Institute«) and

**RESIDENT\***

Surname and name \_\_\_\_\_

Born on \_\_\_\_\_

Country of residence \_\_\_\_\_

Personal identification document number \_\_\_\_\_

Republic of Slovenia temporary residence permit valid until \_\_\_\_\_

hereby enter into a

**ACCOMMODATION AGREEMENT  
FOR A FOREIGN RESIDENT AT THE MARKET PRICE**

**Agreement no.:** \_\_\_\_\_

**Article 1**

The Institute shall rent to the Resident sleeping quarters for use and shared use of common areas in the dormitory \_\_\_\_\_ at the address \_\_\_\_\_, room \_\_\_\_\_.

The move-in minutes, as an annex to the accommodation agreement, form a component part thereof.

**Article 2**

The Agreement shall be concluded for a time period lasting no longer than up to and including 13 September of the current academic year.

Irrespective of the first paragraph hereunder, by signing the Agreement the Resident understands that, as a result of accommodation needs of students meeting the conditions for subsidized accommodation, he may be required to move out prior to 13 September of the current academic year, if so ordered by the Institute, within 8 days upon receiving the order by the Institute.

The Institute shall, with the assistance if a committee and in a manner set by the Dormitory Rules, evict any Resident, who fails to move out within the time limit referred to in the previous paragraph or not later than up to and including 13 September of the current academic year or who fails to move out in a manner set by the Dormitory Rules.

The Dormitory Rules form an integral part of the Agreement and are available on the website <http://www.stud-dom-lj.si/domovi/domski-red>.

### **Article 3**

By signing the Agreement, the resident declares he is familiar with the contents of the Dormitory Rules and accepts any rights and obligations arising from the Dormitory Rules.

The Institute is entitled to modify the Dormitory Rules, if required, and the resident shall be obliged to observe the provisions of the Dormitory Rules valid at the time.

### **Article 4**

The Resident shall pay the market price according to the price list of the Institute and other accommodation expenses in a manner stipulated in the Dormitory Rules.

The Resident shall pay the monthly rent by the 20<sup>th</sup> of each month as set by the valid price list approved by the Institute Council, which may be modified in the course of the year, in a manner stipulated in the Dormitory Rules.

If the Resident fails to settle the rent and other accommodation expenses within the time limit referred to in the previous paragraph, he shall be required to pay legal penalty interest and shall receive an overdue reminder. The cost of overdue reminder shall be charged according to the valid price list.

Any outstanding debt incurred by the Resident may be settled from the security deposit.

### **Article 5**

Upon moving in, the Resident shall pay a security deposit.

### **Article 6**

The Resident shall be obliged to move into another room or dormitory, when so required and in a manner stipulated by the Dormitory Rules.

### **Article 7**

The Resident or the Institute may withdraw from the Agreement at any time in accordance with the provisions of Dormitory Rules.

The Resident shall be subjectively and objectively liable for the condition of the premises referred to in Article 1 of this contract.

The resident shall indemnify and hold the Institute harmless for the damages caused.

If damage has been caused in an individual room and it is not clear who caused such damage, by signing the Agreement the Resident agrees that the cost of repairing such damage shall be equally distributed among all tenants of the room.

If damage has been caused in an individual apartment and it is not clear who caused such damage, by signing the Agreement the Resident agrees that the cost of repairing such damage shall be equally distributed among all tenants of the apartment.

If damage has been caused in other common areas, which do not belong to an individual floor (stairs, common rooms) and it is not known who caused such damage, by signing

this Agreement the Resident agrees that the cost of repairing such damage shall be equally distributed among all residents of the dormitory.

#### Article 8

The Institute undertakes that it shall, with the authorisation of the Resident, register the Resident's temporary residence with the competent authority.

#### Article 9

The competent court in Ljubljana shall have proper jurisdiction over any disputes arising from the Agreement.

#### Article 10

The Agreement shall enter into force, when signed by both parties. The Agreement is drawn up in two copies, one for each party to the Agreement.

The Agreement is concluded with a suspensive condition, which shall be considered fulfilled if the Resident delivers to the Institute a certificate stating he has filed an application for a temporary residence permit within 5 (five) days from moving in. If the Resident fails to deliver a certificate stating he has filed an application for a temporary residence permit, the Institute may withdraw from the Agreement.

Ljubljana, date \_\_\_\_\_

Študentski dom Ljubljana	Stamp:	RESIDENT
Tomaž Pečnik, Director		
Authorised by:		

The resident gives his permission to the Institute to process and store his personal information collected at the time of the signing of the Agreement, with the purpose of providing accommodation pursuant to the accommodation agreement, arranging applications at the administrative unit or AJ PES, providing data to national authorities, for the purposes of statistical monitoring and control, and communication of the Institute and residents by email and the MojŠtudent application. The Institute shall keep the Resident's information in accordance with the regulations governing personal data protection.

RESIDENT

The resident shall allow the Institute to photograph his/her face with the purpose of providing accommodation pursuant to the accommodation agreement. The Institute shall keep the photograph in accordance with the rules governing personal data protection.

RESIDENT

*\* The male descriptors used and contained in the Accommodation agreement for a foreign resident at the market price are used as gender-neutral for female and male gender alike.*