



## **Kirkland Health Through Housing**

### **Code of Conduct**

#### **Purpose**

Plymouth Housing seeks to create a community where individuals from all backgrounds and life experiences are safe and welcomed. Residents are required to follow this code of conduct ("Conduct Code") to ensure a safe and peaceful environment for all. This Conduct Code is a condition of tenancy and adherence to it benefits everyone by creating a positive and neighborly community where all residents, guests, staff, and community members can feel comfortable and secure. This Conduct Code applies to the Resident's rental unit (the "Unit") and the building and property (together the "Property") of which the Unit is a part and establishes expectations for activity in the immediate and surrounding community. No part of this agreement is intended to conflict with or supersede existing local, state, and federal laws.

Some neighbors may be adjusting to new living arrangements; understanding and patience with each other is encouraged. Building staff are available to assist residents in addressing concerns related to this Conduct Code or neighborly interactions. Residents are encouraged to seek support from staff when needed.

#### **Conduct Code Terms**

1. Resident shall use the Unit solely as a private dwelling for Resident and Resident's household, as identified on Resident's Lease, and shall not use or permit its use for any other purpose.
2. Resident or Resident's guest(s) shall not possess, use, or discharge firearms or weapons of any kind on the Property, including but not limited to rifles, handguns, bows, slingshots, BB guns, slings, traps, or chemical irritants.
3. Resident or Resident's guest(s) shall not engage in behavior on the Property that unreasonably interferes with the rights, comforts, and conveniences of other residents, neighbors, volunteers, or staff. Behavior that presents a threat to community safety on the Property is not acceptable, including but not limited to harassment, abuse, mistreatment, sexual or lewd conduct, threatening behavior, verbal threats, aggression, foul or hateful language, menacing behavior, or discriminatory and/or racist behavior.
4. Resident is responsible for the actions and behavior of their guest(s), invitees, and anyone allowed access to the Property by the Resident; tenancy may be terminated based on the actions of these individuals in accordance with applicable laws.
5. Resident or Resident's guest(s) shall not smoke substances of any kind in Units or Property common areas. Smoking is permitted in designated outdoor smoking areas only. Smoking is also prohibited within 25 feet of entrances, exits, windows, and air intakes.

6. Property common (shared) areas are for the enjoyment of Plymouth Housing residents and are smoke, alcohol, and drug-free areas. Common areas include the building lobby, community rooms, shared laundry or kitchen facilities, corridors, and parking lot. If a Resident or Resident's guest(s) appear to be under the influence of drugs or alcohol while in an indoor or outdoor Property common area and are engaged in disruptive behavior, Plymouth staff may ask that they leave the common area and/or the Property.
7. Resident or Resident's guest(s) shall not engage in or assist with the use, distribution, sale, or manufacture of any illegal or controlled substance as defined in city, county, state and/or federal laws, including but not limited to the Washington and Federal Controlled Substances Act.
8. Residents and guests shall have due regard for the reasonable peace, comfort, and enjoyment of other tenants. Musical instruments, radios, televisions, game players, audio players, etc., shall be played at a conversational volume so as not to disturb others. Residents and guests shall not create a noise disturbance or nuisance. Noise that unreasonably interferes with the quiet enjoyment of others is not permitted. Quiet hours are from 10:00 p.m. to 8:00 a.m.
9. Residents and guests shall not engage in behavior outside of the Property that unreasonably interferes with the rights, comforts, and conveniences of others in the immediate and surrounding community. Behavior that presents a threat to community safety outside of the Property is not acceptable. This includes but is not limited to harassment, abuse, mistreatment, sexual or lewd conduct, threatening behavior, verbal threats, aggression, foul or hateful language, menacing behavior, or discriminatory and/or racist behavior.

### **Conduct Code Compliance**

Resident shall ensure compliance with this Conduct Code by all members of the Resident's household, guests, invitees, or any other individual to whom the Resident provides Property or Unit access. Resident acknowledges that a violation of Conduct Code by the Resident or any of the above persons may result in Plymouth Housing staff engaging with the Resident to address the violation, offer support and opportunity for remediation, issue warning notices, and/or pursue legal action that may lead to termination of tenancy. Violations and consequences will be evaluated on a case-by-case basis, including but not limited to consideration of the severity and/or progressive nature of the violation(s).

Each resident, guest, staff member, and community member is responsible for building a positive and neighborly community. By my signature below, I acknowledge that I have read and understood the above Conduct Code and agree to be bound by it.

\_\_\_\_\_  
Resident Print Name

\_\_\_\_\_  
Resident Signature

\_\_\_\_\_  
Date