

# Roommate Agreement



On \_\_\_\_ / \_\_\_\_ / \_\_\_\_ we, the tenants named below, signed a lease agreement for the residential property at:

By entering into this agreement, all roommates agree to all rental responsibilities stated in this document.

This roommate agreement is between *(names of roommates)*:

This agreement will be maintained throughout the duration of the lease: \_\_\_\_ / \_\_\_\_ / \_\_\_\_ to \_\_\_\_ / \_\_\_\_ / \_\_\_\_

## Agreement Terms

The total rent amount due each month is \$ \_\_\_\_\_. **Payment is due on the** \_\_\_\_\_ (day) **of each month.** Each roommate will pay the following amount each month:

_____	\$ _____	_____	\$ _____
Name	Amount	Name	Amount

_____	\$ _____	_____	\$ _____
Name	Amount	Name	Amount

*Each roommate will receive their share of the security deposit after the lease term ends. Any damage to the residence caused by a particular roommate(s) shall be charged only to the roommate(s) who caused the damage.*

### 1. Bills/Utilities

Item	Roommate Responsible for Payment	Payment Due Date	Payment Must be Sent to Account Holder by
Water			
Internet			
Gas			
Electricity			
Garbage Removal			
Other:			

*If any tenant is unable to pay their portion of the rent/utilities when they are due, that tenant is responsible for any late fees.*

## 2. Early Lease Termination

If any roommate wishes to leave, they will have to give all the tenants and landlord 30 days written notice. The roommate leaving will either continue to pay their portion of the rent for the duration of the lease agreement **OR** find someone to sublet their room and submit the necessary paperwork to legally do so. If there was an agreement of reduced rent between the tenant leaving and the individual subletting the room, the roommate moving out **MUST** pay the difference monthly to maintain a zero balance (*this includes late fees*).

## 3. Personal Property

All tenants agree to not use or borrow other roommates' personal item(s) without permission. Any exception(s) to this rule will be clearly stated and agreed upon, and the roommate who owns the property retains the right to change their mind about sharing. Any personal property that is borrowed will be used respectfully and returned in the same condition. **If a borrowed item is damaged, the roommate(s) responsible for the damage will compensate the owner.**

## 4. Cleaning Schedule (*check one*)

\_\_\_ Each roommate agrees to the attached cleaning schedule (*attach cleaning schedule*). The schedule indicates when each roommate will complete their assigned cleaning and maintenance duties (*may include dusting, vacuuming, emptying trash, mopping/sweeping floors, cleaning bathrooms, etc.*), or the terms of a revolving cycle.

\_\_\_ All roommates will work together \_\_\_\_\_ (*designated time*) to clean/maintain the residence.

Each roommate agrees to the following rules about cleaning up personal items/messes:

\_\_\_\_\_

## 5. Household Supplies

A single log (*with item description, cost, and date of purchase*) will be kept listing all common household supplies (*may include such things as paper towels, toilet paper, cleaning products, dish detergent, foil, trash bags, scrub brushes, etc.*) purchased by each roommate. The purchaser will be entitled to reimbursement from the other roommates.

## 6. Kitchen Use & Cleanup (*check one*)

\_\_\_ Food expenses will be shared equally by all roommates.

\_\_\_ Food will be purchased by each roommate individually.

Food may not be taken without the purchaser's approval. Each roommate will have storage space for their groceries. Each roommate will clean up the kitchen after their use.

## 7. Additional Terms (*check all that apply*)

Below is a list of things that can easily cause roommate conflict. If any of the following may become an issue, on an additional piece of paper, list the item and detail the agreements related to the subject - initial and attach. **We suggest creating agreement for all items listed as a precaution.**

\_\_\_ Substance use (*smoking, alcohol, drugs*)

\_\_\_ Parking

\_\_\_ Overnight guests

\_\_\_ Cleanup after parties/guests

\_\_\_ Quiet hours (*studying, sleeping*)

\_\_\_ Behavior of guests

\_\_\_ Shared areas (*bathrooms, living room, bedrooms*)

# Roommate Signatures

This written agreement is accepted by all roommates. Any modifications to the original agreement must also be in writing and signed by all roommates. Each roommate must also initial the first page of this document.

\_\_\_\_\_  
Name

\_\_\_\_\_  
Date

\_\_\_\_\_  
Name

\_\_\_\_\_  
Date

\_\_\_\_\_  
Name

\_\_\_\_\_  
Date

\_\_\_\_\_  
Name

\_\_\_\_\_  
Date