



65 Walcott Street, St Lucia Q. 4067  
Ph: +61 (0)7 3842 4000  
Email: [graceadmin@grace.uq.edu.au](mailto:graceadmin@grace.uq.edu.au)  
Website: [www.grace.uq.edu.au](http://www.grace.uq.edu.au)  
ABN 97 624 824 875

# Student Resident Contract 2023

*Standard Conditions—As at 15 November 2022*

## 1. Contract Parties

### 1.1. The Parties to the Contract

1.1.1. The parties to the contract are the College, the Resident, a Guarantor (if required), and a Parent/Guardian (if the Resident is under 18 years of age). The Guarantor and Parent/Guardian may be the same person.

1.1.2. Relevant details of all parties are shown in the Schedule at 9.

### 1.2. The College

1.2.1. The College is Grace College: a residential college located on the St Lucia Campus of The University of Queensland (UQ). The College provides catered accommodation with community development services for tertiary students. Grace College is a not-for-profit entity incorporated under the Qld Religious, Educational & Charitable Institutions Act and registered with the Australian Charities and Not-for-Profits Commission (ACNC).

1.2.2. The College operates as a community therefore admission of a Resident to the College constitutes acceptance into the College student resident community.

### 1.3. The Resident

1.1.1. The Resident is the person with whom the College contracts to provide catered accommodation with community development services during a designated Academic Year or part thereof.

1.1.2. Subject only to clause 4.2.2, the Resident must be a fulltime student of a tertiary institution located in Brisbane within reasonable transport distance from the College.

1.1.3. Preference is given to Residents who wish to contract to stay for the full Normal Contract Period (see 2.1 below).

1.1.4. Returning Residents must provide evidence to the College that they will be a fulltime student of a tertiary institution located in Brisbane within reasonable transport distance from the College and, subject to the discretion of the Principal, that they had a GPA of 4.0 or greater in the last semester of their residence at the College.

1.1.5. The Resident is the primary contracting party with the College.

## *Student Resident Contract 2023 - Standard Conditions*

### **1.4. The Guarantor**

- 1.4.1. If the Resident is under 18 years of age and/or not financially independent, then a financially independent adult must sign this contract as guarantor of the funds being committed by the Resident.
- 1.4.2. The College will not provide behavioural and/or wellbeing reports to the Guarantor unless that person is also a Parent/Guardian and the resident is under 18 years of age.
- 1.4.3. The Guarantor is not the primary contracting party with the College.

### **1.5. The Parent/Guardian**

- 1.5.1. If the Resident is under 18 years of age, then a Parent/Guardian of the Resident must sign this contract:
  - acknowledging that they have read and understood the terms and conditions of the contract;
  - confirming that the Resident understands the terms and conditions of the contract;
  - giving permission for the Resident to enter into the contract; and
  - authorising the participation of the Resident in all activities organised or endorsed by the College for which they may be eligible during the relevant contract period(s).
- 1.5.2. While a Resident is under 18 years of age, the College may provide behavioural and/or wellbeing reports about the Resident to the Parent/Guardian as requested from time to time. Any such report will be made with the knowledge of the Resident.
- 1.5.3. Once a Resident is over 18 years of age, the College will only provide behavioural and/or wellbeing reports on the Resident to the Parent/Guardian with the specific consent of the Resident.
- 1.5.4. The Parent/Guardian is not the primary contracting party with the College.

## **2. Contract Period(s)**

### **2.1. Normal Contract Period**

- 2.1.1. The “Normal Contract Period” is determined by the definition of Semesters 1 and 2 of the Academic Year by The University of Queensland (UQ).
- 2.1.2. In 2023, the Normal Contract Period runs from dinner on Saturday 18 February to brunch on Saturday 17 June; and from dinner on Saturday 22 July to brunch on Saturday 18 November.

### **2.2. Orientation Week**

- 2.2.1. First Year Residents may also contract to reside at the College for Orientation Week (O-Week) in Semester 1.

## *Student Resident Contract 2023 - Standard Conditions*

- 2.2.2. In 2023, O-Week runs from dinner on Saturday 11 February to brunch on Saturday 18 February.

### **2.3. Holiday Stays**

- 2.3.1. "Holiday Stays" may be available for residents who arrive earlier or leave later than the dates specified for the Normal Contract Period.
- 2.3.2. Holiday Stays are subject to room availability. Catering and community development services are not available during holiday stay periods, i.e. outside the Normal Contract Period and O-Week.

### **2.4. Accommodation Outside Student Resident Contract**

- 2.4.1. Accommodation outside the provisions of this contract may be available at the relevant Short Stay Rate. Short Stay Rates are substantially more than resident fees. The availability of Short Stay accommodation and the relevant rates may be obtained from College Administration on request.
- 2.4.2. Residents are not permitted access to the College outside the agreed contract period(s) unless additional accommodation bookings have been made according to the correct procedures.

### **2.5. Chosen Contract Period**

- 2.5.1. The chosen period(s) to be covered by this contract are indicated in the Schedule at 9.

## **3. Service Provision**

### **3.1. Accommodation**

- 3.1.1. The College will provide accommodation with catering options during the Normal Contract Period. Such accommodation will include a fully furnished study bedroom and access to shared or ensuited bathroom facilities as indicated in the Schedule at 9.
- 3.1.2. The College allocates rooms according to availability and in accordance with its community development strategies. While individual preferences may be taken into account, the College cannot guarantee that room allocations will meet all Residents' preferences.
- 3.1.3. Outside the Normal Contract Period, the College will advise what accommodation and food services are available, the applicable resident fees for such stays and the appropriate process for making a booking upon request.
- 3.1.4. Outside the Normal Contract Period, the College reserves the right to move the room allocation for the Resident at no additional cost in order to allow the College to undertake site maintenance, conference operations or for security reasons.
- 3.1.5. The College reserves the right to move the room allocation for the Resident at any time in order to effect emergency repairs.
- 3.1.6. During the Normal Contract Period, the Resident is responsible for keeping their allocated room clean and tidy.

### *Student Resident Contract 2023 - Standard Conditions*

- 3.1.7. The Resident must give immediate notice to the College of any damages incurred or repairs required to their allocated room. Such notice must be made through the appropriate maintenance or emergency procedures.
- 3.1.8. At the end of Semester 1, all Residents are required to pack up their rooms to a state where they are willing for a conference guest to stay in those rooms. While the College does not have conference guests staying every mid-year break, cleaning of all resident rooms is undertaken during this break. Residents may store personal and valuable items in the lockable section of their wardrobes, in their under-bed storage and/or in the resident storage areas in the basements of accommodation buildings.
- 3.1.9. All Residents must fully pack up their rooms when they leave the College at the end of the Normal Contract Period each year. No items may be left in resident rooms at the end of each Normal Contract Period.
- 3.1.10. Residents who will be returning to live at the College in the subsequent Normal Contract Period may store items in the resident storage areas in the basements of the accommodation buildings. It is the Resident's responsibility to pack, store and label their items. The College is not responsible for any loss or damage to items stored in this way. Any unlabelled items may be disposed of by the College. Any items left in storage at the beginning of the next Normal Contract Period may be disposed of by the College.
- 3.1.11. Provided that resident fees are up-to-date, keys/fobs are issued at the beginning of each discrete period covered by this contract (e.g. semester) and must be returned at the end of each discrete period. If the Resident is returning for a further period, the keys/fobs will be re-issued provided that resident fees are up-to-date and the student qualifies to return.
- 3.1.12. This contract applies to accommodation for the Resident only.
- 3.1.13. Accommodation for guests of Residents may be purchased on a limited basis if room is available. Details of guest accommodation options are available in the *Student Resident Handbook*.
- 3.1.14. The College provides bedsheets and the opportunity for weekly laundry of those sheets subject to the Resident making the sheets available for that service through the appropriate procedure.
- 3.1.15. The College provides a pillow protector, mattress protector, cotton blanket, microfibre blanket and bed cover for each resident room. These items are laundered at the end of each Normal Contract Period and/or as required throughout the Contract if they become soiled.

## *Student Resident Contract 2023 - Standard Conditions*

### **3.2. Food**

- 3.2.1. Catering available during the Normal Contract Period will consist of the provision of 3 meals per day 7 days per week in accordance with times and procedures as outlined in the *Student Resident Handbook*, the College website, email notifications, resident social media groups and/or the Principal's Noticeboard in the Dining Room.
- 3.2.2. All Residents are entitled to have all breakfasts and Tuesday dinners during the Normal Contract Period. Missing a breakfast or a Tuesday dinner does not entitle the Resident to a meal on another occasion.
- 3.2.3. Entitlement to other meals is specified in the Schedule at 9 in accordance with the package chosen by the Resident.
- 3.2.4. Student Resident Contracts only cover food for the Resident themselves for the package chosen and cannot be transferred to other Residents or Residents' guests.
- 3.2.5. Additional meal vouchers may be purchased by Residents who have chosen the Basic Community Package (BCP) and for any guest(s) of Residents.
- 3.2.6. The College cannot accept responsibility for the quality of any food once it has been removed from the Dining Room.
- 3.2.7. Dining Room crockery and cutlery is not to be removed from the main Dining Area at any time.

### **3.3. Community Development Services**

- 3.3.1. The College will provide community development services during the Normal Contract Period. Such services may include but are not limited to:
  - residential support;
  - pastoral care;
  - academic support;
  - personal and leadership development opportunities; and
  - sporting, cultural, social, community service and faith-based activities (intra-college and inter-college).
- 3.3.2. The details of community development services provided are outlined in the *Student Resident Handbook*, the College website, email notifications, resident social media groups and/or noticeboards throughout the College. The College reserves the right to amend or adjust scheduled services in accordance with various contingencies such as adverse weather and availability of appropriate resources.

### **3.4. Resident Entitlements**

- 3.4.1. The Resident entitlements are outlined in the *Student Resident Handbook*.
- 3.4.2. All Residents are entitled to the facilities and services outlined as part of the Basic Community Package in the *Student Resident Handbook*.

## *Student Resident Contract 2023 - Standard Conditions*

- 3.4.3. Meal and car parking entitlements are governed by the specific package chosen by the Resident as outlined in the Schedule at 9.
- 3.4.4. All Residents must respect the entitlements of other residents.
- 3.4.5. If the Resident believes that their entitlements are being infringed whether by another student or the College, any grievances will be addressed according to the appropriate College policy or policies as approved and amended by the College Council from time to time.

## **4. Resident Responsibilities**

### **4.1. Code of Conduct**

- 4.1.1. At all times when associated with the College, all Residents are expected to:
  - uphold the mission and values of the College;
  - take all necessary steps to ensure their mental, physical and emotional health including seeking appropriate help and support when required;
  - observe all laws and regulations of Brisbane, Queensland and Australia;
  - observe all policies and procedures of the College;
  - contribute positively to the wellbeing and development of the College and particularly of the student resident community;
  - endeavour to establish and maintain good relationships with all members of the College community including staff and voluntary workers;
  - ensure that their conduct will enhance the reputation and protect the integrity of the College both internally and externally;
  - participate in the community development programs of the College (including Tuesday Community Dinners) to a reasonable extent having regard to their ongoing study commitments;
  - never engage in any inappropriate conduct such as discrimination, bullying, harassment, vilification, victimisation, excessive alcohol intoxication, use of prohibited drugs and/or misuse of prescribed medications, vandalism or abuse of any kind;
  - meet financial commitments to the College according to the chosen payment plan schedule as outlined in the Schedule at 9;
  - care for the College environment and facilities by acting responsibly and sustainably in relation to buildings, furniture, equipment, grounds and energy and water services;
  - take responsibility for cleaning their own room and cleaning up after using common areas; and
  - leave their rooms in a clean and tidy condition at the end of the contract period with all College property and equipment present and in good condition.

## *Student Resident Contract 2023 - Standard Conditions*

- 4.1.2. The provision and/or possession of alcohol and tobacco products to or by persons under 18 years of age except when permitted by law, is prohibited. The possession and/or use of drugs or medications, except when prescribed by a medical practitioner or otherwise permitted by law, is prohibited.
- 4.1.3. Use of alcohol, tobacco and other drugs on the College site is governed by the College's *Alcohol, Tobacco & Drugs Policy* as approved and amended by the College Council from time to time. The full policy is available on the College website, and via email on request from College Administration.
- 4.1.4. Policies and procedures are summarised in the *Student Resident Handbook* and available in full on the College website. Printed copies are available in the *Grace College Operations Manual* held in the Administration, Kitchen and Facilities offices, the Senior Resident Assistant's room, Floor Common Areas and by the Student Club President. Residents may request pdf copies from College Administration by email. If there are any inconsistencies between the *Student Resident Handbook* and this contract, the terms of this contract prevail.
- 4.1.5. Residents will be charged for additional room cleaning required and/or the loss or damage of College property aside from normal wear and tear. In order to determine any applicable charges, resident entry and exit reports must be completed by both the Resident and the College.
- 4.1.6. Residents may be fined or residency terminated or suspended for illegal or inappropriate conduct or for breach of the terms of this contract.

## **4.2. Completion of Contract**

- 4.2.1. Residents are expected to complete the contract for the full term as indicated in the Schedule at 9.
- 4.2.2. If the Resident withdraws from university or reduces their study load to part-time, they are no longer eligible to reside at the College as a student resident. They may apply to be a Short Stay Guest. In circumstances, where the Resident is part-time for one semester only on the basis of limited availability of study options or medical reasons, the Principal may permit continued occupancy as a student resident for that one semester only.
- 4.2.3. The College may suspend a Resident from or terminate their residency on the basis of that Resident's illegal or inappropriate conduct at any time or for breach of this contract. No refund of resident fees is applicable in such circumstances and the administration fee will be retained by the College and used towards administrative costs in relation to such termination.
- 4.2.4. A break fee of \$750 is applicable where a Resident withdraws from this contract and the administration fee will be retained by the College and used towards administrative costs in relation to such withdrawal.



## *Student Resident Contract 2023 - Standard Conditions*

- 4.2.5. Withdrawal from and/or termination of residency means that the Resident is not entitled to any of the facilities and services that form part of this contract including any participation in any inter-college events. The Resident's UQSport Gym membership as provided by the College ends with the Resident's withdrawal from the College or the College's termination of the Resident's contract.

### **4.3. Academic Results**

- 4.3.1. The Resident agrees that College Administration may access their university enrolment details and results for the purposes of assessing residency and support services and determining College and Floor Grade Point Averages (GPAs). The University of Queensland (UQ) provides direct access for the College to the relevant databases for this purpose.
- 4.3.2. Residents studying at tertiary institutions other than The University of Queensland (UQ) must provide a copy of their interim transcripts to College Administration within one week of receiving their final results each semester or trimester. This provision applies for each semester/trimester that the Resident is at the College irrespective of whether the contract period is complete. The administration fee will not be returned to the Resident until the results from their final semester of residency have been received.
- 4.3.3. The College may terminate this contract if the resident's GPA is below 4.0 in any semester covered by this contract, or in the semester prior to the period covered by this contract. No refund of resident fees is applicable in this circumstance and the administration fee will be retained by the College and used towards administrative costs in relation to such termination.

### **4.4. Photography**

- 4.4.1. The Resident agrees to allow photographs or videos of them to be displayed and/or published by the College on websites, in social media, on noticeboards, and in other promotional and information materials.
- 4.4.2. Residents may opt out of this provision by written notice to the College at the time of entering into this contract.

### **4.5. Security Cameras**

- 4.5.1. Security cameras are installed on entrances to the College, in internal courtyards and common gathering areas for the safety and security of people, College property and the College site. No cameras are installed where there is an expectation of privacy such as in bathrooms and bedrooms.
- 4.5.2. Security camera footage is not monitored only recorded; and accessible by staff for investigative purposes in accordance with the College's Grievance Policy.



# Grace College

## Student Resident Contract 2023 - Standard Conditions

### 4.6. Confidential Health & Medical Information

4.6.1. The Resident agrees to provide accurate and up-to-date confidential health and medical information to College Administration. Such provision will be made in writing on the form provided for this purpose. The provision of this information assists with ensuring the safety and wellbeing of that Resident and the whole College community.

### 4.7. Privacy

4.7.1. All information provided in accordance with clauses 4.3 to 4.6 will be dealt with as described in the College's Privacy Policy. This policy is available on the College website, and via email on request from College Administration.

## 5. Student Resident Fees

### 5.1. Student Resident Fee Schedule

5.1.1. The 2023 student resident fee schedule is as follows:

<b>Packages for contracts of minimum 17 weeks (Fees are given as per week costs.)</b>	<b>Standard Room</b>	<b>Ensuite Room</b>
Holiday Stay (Outside Normal Contract Period) (No meals; limited support)	\$315.00 (\$50 pn)	\$455.00 (\$70 pn)
Basic Community Package (BCP) (inc. Breakfasts & Tuesday Dinners)	\$495.00	\$595.00
All Inclusive Package (AIP) (Returning Residents booked by 1/11/2022 only)	\$595.00	\$695.00
<b>2023 All-Inclusive Package (All Meals &amp; Car Park)</b>	<b>\$625.00</b>	<b>\$725.00</b>
O-Week Accommodation Fee (Available as AIP only)	\$625.00	\$725.00

<b>Packages for contracts of 8-16 weeks (Fees are given as per week costs.)</b>	<b>Standard Room</b>	<b>Ensuite Room</b>
Basic Community Package (BCP) (inc. Breakfasts & Tuesday Dinners)	\$600.00	\$700.00
<b>2023 All-Inclusive Fee (All Meals &amp; Car Park)</b>	<b>\$700.00</b>	<b>\$800.00</b>

## Grace College

### *Student Resident Contract 2023 - Standard Conditions*

Additional Fees	Cost	Details
Administration Fee	\$750.00	Once-off payment (See 5.1.2)
Student Club Membership	\$310.00	Per year (See 5.1.4)
	\$165.00	Per semester (See 5.1.4)
Orientation Week	\$320.00	Activity Fee (includes Merchandise Pack)
	\$85.00	Merchandise Pack Only
Additional meals	\$18.00	Per meal
Car Park for BCP	\$500.00	Per semester
Fortnightly Payment Plan Fee	\$20.00	Per week
Late Payment Fee	\$50.00	Per week
Break of Contract Fee	\$750.00	Only incurred if contract is broken.
End of Semester Room Cleaning Fee	\$250.00	Subject to state in which room is left.
Replacement Key	\$35.00	Per lost key
Replacement Fob	\$25.00	Per lost security fob
Replacement Wardrobe Key	\$25.00	Per lost wardrobe key

- 5.1.2. The Administration Fee secures a place in the community of Grace College provided the Resident becomes or remains eligible to take up that place. It is not refundable if the Resident does not take up a place or becomes ineligible to do so. Subject to any other provision in this contract, it is refundable at the end of the contract period on the successful completion of the contract including the provision of academic results as outlined in 4.3.
- 5.1.3. Holiday Stay rates are only available outside the Normal Contract Period when the College kitchen is not fully operational.
- 5.1.4. Membership of the Grace College Student Club Inc. is compulsory for all student residents. Residents must be a member of the Student Club to participate in inter-college competitions and events, and to be eligible for certain leadership opportunities. No discounts apply to Student Club fees. Any refund of Student Club fees is governed by the College's Refund Policy as approved and amended by the College Council from time to time.

### *Student Resident Contract 2023 - Standard Conditions*

- 5.1.5. The Orientation Week Activity Fee is compulsory for any First Year Residents opting to participate in O-Week. First Year Residents who do not participate in O-Week must pay only for the Merchandise Pack. No discounts apply to O-Week and Merchandise Pack fees. Any refund of O-Week and Merchandise Pack fees is governed by the College's Refund Policy as approved and amended by the College Council from time to time.
- 5.1.6. The applicable fees for a particular Student Resident Contract are indicated in the Schedule at 9.

## **5.2. Additional Benefit Schedules**

- 5.2.1. The additional benefit schedule for 34 and 35 week Student Resident All Inclusive Package contracts in 2023 is as follows:

### **First Year Residents**

Orientation Week Activity Fee or Merchandise Pack Fee is waived.

### **Second Year or Above Residents Re-Booking by 1 November 2022**

Special all-inclusive package rates of  
\$595 per week for Standard Room *or*  
\$695 per week for Ensuite Room

## **5.3. Payment Plan Options**

- 5.3.1. International students may choose the following payment plan options:
- annual invoice and payment (i.e. one invoice and payment per year); or
  - semester invoices and semester payments (i.e. two invoices and two payments per year).
- 5.3.2. Domestic students may choose between the following payment plan options:
- annual invoice and payment (i.e. one invoice and payment per year);
  - semester invoices and semester payments (i.e. two invoices and two payments per year); or
  - term invoices and term payments (i.e. four invoices and four payments per year).
- 5.3.3. Returning domestic students who have been on a fortnightly payment plan in 2022 may opt to remain on a fortnightly payment plan in 2023. Depending on contract length, that plan involves one invoice and 17-18 payments per year; or one invoice and 8-9 payments per semester.
- 5.3.4. The payment option chosen by the Resident is shown in the Schedule at 9.

### *Student Resident Contract 2023 - Standard Conditions*

- 5.3.5. The College may provide a list of financial services companies that offer funding and payment services for educational purposes such as residential college fees. All such services are provided independently of the College; and the College undertakes no liability in making such a list available. Residents and guarantors must do their own due diligence in assessing financial products offered by such companies.

#### **5.4. Upfront Payment Discounts**

- 5.4.1. International students on 34 or 35 week contracts who pay annually will receive a discount of \$5 per week on their fees.
- 5.4.2. The following discounts apply on room fees for upfront payments by domestic student residents in 2023:

<b>Payment Type</b>	<b>Contract Length</b>	
	<b>34 or 35 Weeks</b>	<b>17 or 18 Weeks</b>
Annual	\$10 per week	N/A
Semester	\$5 per week	\$5 per week

- 5.4.3. The upfront payment discount (if any) that applies to a particular student resident contract is shown in the Schedule at 9.

#### **5.5. Payment Conditions**

- 5.5.1. All resident fees are payable in advance.
- 5.5.2. Keys/fobs will not be issued or re-issued if resident fees are in arrears.
- 5.5.3. An administration fee of \$20 per week applies to fortnightly payment plans.
- 5.5.4. A late fee of \$50 per week applies when payment is not received by the due date and alternative arrangements have not been made with the College Business Manager.
- 5.5.5. Invoice issue and payment due dates for 2023 are as follows:

<b>Payment Plan</b>	<b>Payment period(s)</b>	<b>Invoice issue date(s)</b>	<b>Payment due date (s)</b>
Annual	Year	07-Dec-22	06-Jan-23
Semester	Semester 1	07-Dec-22	06-Jan-23
	Semester 2	07-Jun-23	06-Jul-23

<b>Payment Plan</b>	<b>Payment period(s)</b>	<b>Invoice issue date(s)</b>	<b>Payment due date (s)</b>
Term	Term 1	07-Dec-22	06-Jan-23
	Term 2	08-Mar-23	06-Apr-23
	Term 3	07-Jun-23	06-Jul-23
	Term 4	17-Aug-23	14-Sep-23
Fortnightly	First payment	07-Dec-22	06-Jan-23
	Subsequent payments		Fortnightly after the first payment is due

Where the date of signing the student resident contract is later than the designated payment due date, payment must be made within seven (7) days of signing the contract and prior to the student taking up residence.

### **5.6. Payment Methods**

- 5.6.1. Payments may be made by Paypal, cheque, money order, bank transfer or credit/debit card (MasterCard or Visa only).
- 5.6.2. Surcharges apply for use of credit/debit cards as determined by the College's bank from time to time. Surcharges will be passed onto payees.

### **5.7. Refunds/Credits**

- 5.7.1. Any requests for refunds or credits of Student Resident Fees will be addressed according to the College's *Refund Policy* as approved and amended by the College Council from time to time. This policy is available on the College website, and in print on request through College Administration.

## **6. Contract Renewal**

### **6.1. Conditions for Residents**

- 6.1.1. Residents may apply for a further contract subject to:
  - their compliance with the Code of Conduct at 4.1; and
  - their maintaining a GPA of 4.0 in the previous contract period, subject to the discretion of the Principal.

### **6.2. Conditions for College**

- 6.2.1. The College may offer a further contract subject to:
- an assessment of the Resident's compliance with the Code of Conduct at 4.1;
  - the Resident's academic record being to the standard required by the College;
  - the availability of rooms; and
  - the approval of the Principal.

### **7. Grievance Process**

- 7.1.1. Any grievances will be addressed according to the College's *Grievance Policy* as approved and amended by the College Council from time to time. This policy is available on the College website, and in print on request through College Administration.

### **8. Insurance & Liability**

#### **8.1. Public Liability**

- 8.1.1. The College maintains an appropriate level of public liability insurance.

#### **8.2. College Property**

- 8.2.1. The College maintains an appropriate level of property insurance for buildings, plant, furniture and equipment owned by the College.
- 8.2.2. Residents may be held liable for damage caused by them that is beyond normal wear and tear.

#### **8.3. Personal Property**

- 8.3.1. Grace College accepts no liability for any loss or damage of Residents' personal belongings including valuables.
- 8.3.2. All Residents are advised to arrange for insurance for their personal property.

END OF STANDARD CONDITIONS

The full contract includes the Schedule at 9 and the Execution Clause at 10.