

## **House Order / House Rules for "Taastrupvænge"**

### **1. Knocking with hammer, drilling etc. may only take place during the following periods:**

Weekdays: at 07.00 - at 19.00

Saturdays: at 10.00 - at 16.00

Sundays and public holidays: not allowed

### **2. Music**

Use of radio, television, video, gramophone etc. must be done with due consideration for the neighbours. If you have a party, you must ensure that the neighbors agree to noise. Remember that, according to the police statute, noise must not be made with open windows - this also applies to car radios.

### **3. Machinery**

Sewing machines, washing machines and other things that can cause noise nuisance for your neighbors is to be placed on a noise-absorbing surface.

### **4. Stairs/entrance doors**

Residents must clean the mats themselves.

· Loose objects must not be placed in the stairwells. All movement on the stairs must take place with the necessary consideration for the other residents.

It is a good idea to lubricate the hinges and the lock on the entrance door so that it does not make unnecessary noise when you close the door.

### **5. Prams, walkers, bicycles, etc. in the stairwells**

It is not permitted to set up bookcases, chests of drawers, cupboards or other similar furniture, nor is it permitted to place bicycles, prams, wheelchairs, walkers, newspaper delivery trailers etc.

Bicycles, prams, walkers, etc. can be placed in the basement.

Scooters, scooters and motorbikes must not be stored in the basement due to the fire hazard.

The rules can be found in the building regulations 2010, section 5.2 and associated guidance "Example collection on fire protection of buildings 2012, section 2.1".

Violation of the guidance in the building regulations may result in a warning and in the extreme a police report.

### **6. Renovation**

All waste must be sorted and placed in the places intended for this purpose. Household waste, newspapers and other paper, household glass and batteries must be put in the respective containers set up in the small waste houses. Combustible waste, metal, electronic waste, cardboard and chemical waste must be handed in at the recycling yard at no. 51

### **7. Clothes drying**

Clothes drying on terraces and balconies must not take place at a height above vegetation or railings.

### **8. Absence for a long time**

As far as possible, avoid rolled-down curtains or other visible signs that could tempt potential burglars.

### **9. Feeding birds**

It is forbidden to feed birds, it attracts rats.

### **10. Car wash**

After dialogue with “Høje-Taastrup kommune”, it has turned out that our car wash area is not legal, which is why it can no longer be used for car washing. It will still be possible to vacuum.

### **11. Traffic and parking**

Parking of cars and motorcycles may only take place within the marked parking spaces. Vehicles parked in the street must be able to be within the marked parking bays, and it is not permitted to park across these markings. Unregistered motor vehicles may, cf. Section 123 subsection of the Traffic Act. 1, no. 3 is not recommended where the Road Traffic Act applies (and it also applies here, regardless of whether the road is private). Trucks, buses, caravans and trailers are covered by a police order on parking restrictions, as well as by a locally registered declaration - these vehicles may not be parked in Taastrup Vænge. Residents are advised to observe the recommended speed limit.

### **12. Antennas**

Connection to the antenna system must be made according to Tele Danmark / Kabel-TV's instructions. Setting up satellite dishes, other antennas and the like on balconies and terraces etc. is not permitted.

### **13. Kitchen, bath and toilet**

To avoid clogging of drain pipes, one must be careful with what is flushed out through the sink and toilet. Diapers, cotton wool, newspaper and the like must never be thrown into the toilet bowl. Cleaning downfall trunks and sewers is both difficult and expensive. Any leaks in the installations must be reported immediately to the heating engineer (“varmemester”). The individual owner is responsible for cleaning the drains into the main fall trunk. Any project that involves interventions in fixed building parts must be submitted to the board of the owners association for approval. Written approval must be obtained before work begins. Plumbing work and electrical installation work may only be carried out by authorized craftsmen. If errors and damage later occur in these installations, the owner association's insurance does not cover these damages when they are not carried out by authorized craftsmen. Therefore, always keep invoices for completed plumbing and electrical work. The owners' associations cannot assume responsibility in connection with construction projects in the individual apartments. It is strongly recommended to the residents that craftsman work in connection with the fixed / main installations is carried out during the heating engineer's working hours, so that, for example, the water can be shut off if this should be necessary.

### **14. Faucets and cisterns**

Leaky taps, faucets and cisterns often lead to a large and expensive extra consumption of water, just as defective taps can be a noise nuisance for other residents. Repairs to taps, faucets and cisterns are at the owner's own expense.

### **15. Heating system**

Leaks must be reported immediately to the heating engineer (“varmemester”). Repairs are paid through the monthly common expenses. If an owner him- or herself carries out work on the heating system, the owner's association isn't responsible any longer.

### **16. Ventilation**

Hoods and other forms of extraction of air must not be connected to the system, as this can destroy the balance of the automatic air extraction. Plastic bags etc. must not either be put in the hole for the extraction of air.

### **17. Complaints**

Complaints regarding violations of 'Taastrupvænge's house rules' must be sent in writing to the owner association's board and signed by at least 2 owners.

### **18. Open fire**

The use of open flames, including the use of barbecues, on terraces / balconies is prohibited.

### **19. Balconies**

For the sake of the building's uniformity, it is not permitted to change or set up other forms of shielding. If this happens anyway, the setup will be requested to be removed. There is a 15-year warranty on the front and side pieces. Drilling in these is therefore not permitted. However, it is permitted to close the upper part (where the balcony boxes hang), either with glass/plexiglass. If it is wood, the outside must be painted in the same blue color as the original screening. In the case of an apartments in the gable, it is permitted, on the 2nd and 3rd floor (in Danish 1. og 2. sal i.e. everything above ground level), after prior agreement with the owner association's board, to close the open part in the gable with glass or install a new, higher original side piece in the same blue colour. The price of the latter can be given by contacting the heating engineer. The here mentioned possibility is at your own expense. It is not permitted to set up cupboards or anything else that reaches above the height of the railing.