



Authorization Contract for Residence in the Student Dormitories (multi-year)

I the undersigned: Family Name _____ Private Name _____

ID/ Passport Number _____ Permanent Address _____

Cell phone Number _____

Studying for a _____ degree.

I hereby declare that my dormitory request form, which forms an inseparable part of this contract, was filled out by me, and I bear full responsibility for the truthfulness of all of the information given therein. I am aware that the decision of the Technion authorities to give me permission to live in the dormitories is based on the information and details that I provided in my request, and therefore should any information given in the form be found incorrect, then in addition to any other remedy that the Technion may take against me, according to its regulations and/or according to any law, I will lose all rights given to me on the basis of the incorrect information, this authorization contract will be cancelled, and I will have no rights deriving there from. In addition, I will be obligated to pay predetermined and pre-agreed upon compensation of double the regular rent (permit fee) (in addition to the regular rent (permit fee)) for the period of residency to which the questionnaire and/or request relates.

For any application, notice or request, **undergraduate students** should contact the main dormitories office, while **graduate students** should contact the scholarships department of the graduate school.

Likewise, I declare that I am aware that the receipt of permission to reside in the student dormitories of the Technion – Israel Institute of Technology, is for a period or periods as approved for me during the period of my studies at the Technion, under the following conditions:

A. Definitions

1. **“Permission to reside”** – permission for the purpose of my residence only, along with another student or students, will be determined at the sole discretion of the dormitories manager, in an apartment or a room that will be allotted by the dormitories manager, and in the common areas shared by all the residents of the specific dormitory and/or the dormitories in general. This permission includes permission to use furniture and equipment in the room or in areas adjacent to it.
2. To the extent that the essence and context is fitting, the terms in this contract shall have the same meaning as those in the dormitories rules and regulations.

B. The Nature of the Permission

3. I am aware that the Tenant Protection Law (Integrated Version) 5732 – 1972 (henceforth “the law”), and all other laws and or regulations for the protection of tenants, that are in effect now or that will be in effect in the future, do not apply to the permission given in this contract, since the room will not be occupied by a tenant as defined by the law on the 20th of August 1968 and/or the room was vacated of all tenants and occupants on the aforementioned date,



and that except for rental (permit fees) I have not paid key money or any other remuneration to the Technion.

4. I hereby undertake that for the duration of the permission, not to transfer or allow anyone else to possess the apartment or any part thereof and/or to permit another or others to use the apartment or any part thereof.
5. I hereby undertake not to make any changes in the apartment, and not to install accessories or special plumbing and not to change the locks to neither the front door of the apartment nor to the door of the room and I am not entitled to bring any furniture, equipment or appliances into the room whatsoever, other than those found therein, without written permission from the dormitories manager and/or from an authorized representative of the Technion.
6. The dormitories manager and/or the area manager are from time to time allowed to move me from one room to another in the same dormitory and/or to another dormitory, at their sole discretion. The term "room" is therefore understood as the same room that from time to time I am granted permission to live in.
7. A representative of the Technion may at any time enter the apartment, whether the tenants are present or not, and may determine whether damage to the apartment or any part of it has been made by the tenant, which is in the representative's opinion deviate from normal wear and tear and the cost of repair of the damage shall be borne by the tenant whether according to the real cost of repair or a rate that is determined from time to time.
8. It is prohibited to have any animals or pets in the dormitories.

C. Rental (Permit Fees) and Other Payments

9. I am aware that the rental (permit fees) will change according to an increase in the Consumer Price Index, or as determined by law. Therefore, I undertake to pay the rental (permit fee) as determined from time to time by the Technion authorities, including advance payments, monthly payments or any other payment, as determined. I am aware that rental (permit fee) at the Technion will be collected from me by direct withdrawal from my bank account. I, therefore, undertake to sign a letter authorizing a direct debit to my bank account and to submit it to the Students Accounts Department before I enter the dormitories. Likewise, I undertake that if I move to a dormitory where the rate is higher than the rate in the dormitory where I lived, I will continuously pay the difference in the above mentioned rental (permit fees), starting from the day that I move to the other dormitory.

I am aware that the rental (permit fees) for students that belong to international programs for **short period** is currently 1250 NIS per month which should be paid in advance for all period. In addition, 800 NIS will be paid for deposit.

I am aware that the rental (permit fees) for students that belong to **international school** shall be 40% higher than the rental (permit fees) set for the current year.

I am aware that the rental (permit fees) for **foreign graduate** students shall be 40% higher than the rental (permit fees) set for the current year.

I am aware that the rental (permit fees) for **post- doctoral students** shall be 15% higher than the rental (permit fees) set for the current year.



10. I declare and confirm that I am aware that any rental (permit fee) or part thereof that is not paid on time shall bear interest at a rate of 0.5% per month, and this is without derogating from the Technion's rights to other remedy and/or relief.
11. I am aware that if I enter the dormitories between the 1st and the 15th of the month, that I shall pay full rental (permit fee) for that month, and if I enter the dormitories between the 16th and the 31st of the month, I shall pay half of the full monthly rental (permit fee) for that month. I am aware that if I vacate the dormitories between the 1st and the 15th day of the month, then I will pay half of the full monthly rental (permit fees) for that month, and if I vacate the dormitories between the 16th and the 31st of the month, then I shall pay the full monthly rental (permit fee) for that month.
12. I am aware that the Technion supplies electricity, water and gas, to the dormitories in general and to the room in particular at a minimal price, and I take it upon myself to consume water, electricity and gas in an economical and reasonable manner. I am aware that, should there be a separate charge for electricity water and/or gas, in the apartment for which I receive permission to live, I undertake to bear these costs. I am aware that in the singles' apartments, the apartment's costs will be divided by the number of the tenants in the apartment, and that in a couple's/family apartment, the couple living in the apartment shall bear the full costs. The payment will be made by via the authorization to debit my bank account directly that I have given you, together with the payment for rental. Likewise, I shall pay for internet services in the same way and the charge/debit shall be included in the monthly rental (permit fee) payment.

D. Duration of the Permission to Reside and the End of Residence

13. Permission to reside is limited to one academic study year only (as long as it is not extended) and I shall be required to vacate the room and to hand it over with the furniture and equipment that I received whole and intact at the end of the academic year as stated or until another date as determined during the period of my residency in the dormitories, in that year. Likewise, I am aware that permission granted to live in the dormitories for the academic year does not grant me any right whatsoever with respect to an additional academic year or years.
14. A request to extend the period of the permission must be submitted in advance and in writing only, during the registration period. If the permission to reside is extended for an additional period or periods - then all of the conditions of this contract shall apply to the extended period of residency, even if a new contract is not signed, unless explicitly stated in writing otherwise.
15. I am aware that in the event that I have obtained approval to live in the dormitories for one year, and I desire to shorten my stay and terminate the term of the contract after one semester only, I must provide notification of this in writing at least 30 days before the end of the semester. In the event that I submit said notice, I shall be required to pay rental (permit fee) until the end of said semester (until the last day of the semester's **exams**, within the meaning of this term in the academic calendar year), subject to and in accordance with Section 11, above.
In the event that I do not provide notice of vacation as required, I shall be required to pay rental until the end of the semester and an additional two weeks rental (permit fee).
16. I am aware that if I have obtained approval to live in the dormitories for one semester, and I desire to shorten my stay and terminate the term of the contract before the end of the



semester, I must provide notification of this in writing at least 30 days in advance. In the event that I submit said notice, I shall be required to pay rental (permit fee) until the **last studying day** of said semester (within the meaning of Technion's academic calendar year), and as for Graduate School students the date specified in the permission for residence document given to the student by the school, as relevant), subject to and in accordance with Section 11, above.

17. As for Graduate School students, the provisions of sections 15 and 16 above shall apply, with the following changes-the contract period may only be shortened in one of the following events:
 - 17.1 In case the student requested to shorten the contract period, and the Graduate School found an alternate tenant:
 - 17.2 Under exceptional circumstances approved by the Dean of the Graduate School. I am aware that for Graduate School students the end of the semester is the date specified in the permission for residence document provided to the student by the school. In the event that I do not inform of the evacuation as required, the provisions set forth in sections 15 and 16 above shall apply, with the required changes.
18. In the event that I do not provide notice of vacation as required, I will be required to pay rental until the last study day of said semester with an additional two weeks.
19. In the event that I have obtained approval by the graduate school, in accordance with my request, to live in the dormitories for a period of less than one semester on the basis of availability (in this Section: "Special Permission"), I shall be required to vacate the room/apartment in accordance with the Special Permission. In such a case, I shall be required to pay rental (permit fee) according to Section 11, above.

F. The Termination of Studies and the Scholarship

20. Undergraduate students: in the event of termination of studies, for any reason whatsoever, including vacations etc., I shall be required to vacate the dormitories within 14 days. I am aware that I will be charged rental (permit fee) in accordance with Section 11, above.
21. Graduate students:
 - 21.1 In the event of cessation of studies, for any reason whatsoever, including vacations, completion of the degree, etc., I shall be required to notify the graduate school of this in writing and vacate the dormitories within 14 days of the date of the letter of notification regarding the termination of my studies. I am aware that I shall be charged rental (permit fee) in accordance with Section 11, above.
 - 21.2 Termination of scholarship: I am aware that in the event of the termination of my scholarship, for any reason whatsoever, I shall be required vacate the apartment within 14 days of the month of the termination of my scholarship and I will be charged rental (permit fee) in accordance with Section 11, above. Notwithstanding the provisions of this Section, the graduate school may for a limited period of time approve the continuation of residency in the dormitories (in this Section: "Special Permission"), and in such a case, I shall be required to vacate the room in accordance with the Special Permission.

G. Behavior in the Dormitories and Cancellation of the Permission



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22. I take full and complete responsibility upon myself for the soundness of the structure, equipment and furniture that are provided to me for my use, and I shall be required to reimburse the Technion for any damage, destruction, loss or depreciation which will be discovered in the items or in any one of them, for any reason whatsoever except for normal wear and tear, and this is within seven days of the day of request to pay the amount of the expense for such damage, destruction, loss or depreciation, as mentioned above. Such compensation shall be paid in the same way as the rental (the permit fee). Likewise, I shall be required to keep and maintain cleanliness in the room in accordance with the instructions of the area manager.
23. For the entire duration of my stay in the dormitories, I shall be required to adhere to all instructions given to me by the Technion and its procedures, and specifically to follow the dormitories regulations and standing orders for residency, as they shall be and/or as they shall be changed from time to time.
24. I confirm that I have read the provisions of this contract, and also the dormitories regulations, and I am aware that the dormitories regulations constitute an inseparable part of this contract, as do the regulations that are published from time to time by the Students Accounts Department at the Technion. These rules and regulations are binding as if they were included one by one in this contract.
25. I am aware that in any event that I violate the terms of this contract and/or the dormitories regulations, and/or where I do not meet the payment terms, the dormitories manager or someone on his behalf shall have the authority to invalidate the permission and in such case I shall be required to vacate the room and hand it over to the Technion in the manner set forth in Section 13 above, at the time and date that I will be required to do so, by notification of the dormitories manager. Nothing in this section shall limit the Technion's right, if appropriate to take additional steps according to its accepted practices and regulations.
26. I authorize the dormitories manager to take any action he deems necessary for the purpose of fulfilling my commitments regarding this contract, including but not limited to collecting my personal belongings that shall then be in the room, removing them from it, and storing them at my responsibility and expense in any place he deems fit.
27. Any amount that I owe a third party due to the cessation of this contract, may be paid by the Technion at my expense, should it be sued for the remaining debt.
28. In order to ensure the realization of my commitments to pay agreed-upon compensation for an untruthful report as stated in the introduction to this contract, and to cover various damages as specified in Section 20 above, I hereby give the Technion irrevocable permission to collect the above sums using the authorization to debit my bank account directly, as described in Section 9 above.

29. Emergency

- 27.1. Should a public need arise to use the Technion dormitories as a national evacuation facility during a security catastrophe or any type of natural disaster, I am aware that I shall be required to vacate my room, in accordance with directions that I receive from the competent authorities, the Technion's security officer ("Kabat"), the dormitories manager or anyone on their behalf.
- 27.2. During any period that is designated as a special security situation, by the Technion's security officer ("Kabat"), and in case I am residing in the residential



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secure space (“Mamad”) of an apartment for unmarried (single) students, I am aware that I shall be required to leave my room open and allow others to enter the room for security reasons, including at times when I will not be in the room or the apartment.

30. I am aware and agree that the Court in the city of Haifa, Israel shall have the sole, exclusive jurisdiction to rule on any matter pertaining to or deriving from this authorization contract.

In witness thereof I the undersigned

Signature _____ Date _____

We the undersigned, guarantors jointly and severally, fully and completely , along with the student _____ guarantee, that all the student’s liabilities towards the Technion – Israel Institute of Technology will be fulfilled, and we mutually undertake to pay the Technion, immediately upon the Technion’s first demand, any amount that the student shall owe the Technion by virtue of or deriving from this contract, with respect to any matter connected to the permission of living in the student dormitories during the years that the student is studying, and use of the equipment and furniture, including the telephone. Our guarantee shall not exceed the amount of NIS20, 000 plus linkage differences and interest. Our guarantee is irrevocable and shall remain valid until the fulfillment of all the undertakings of the student _____ according to the Technion's decision.

We are aware and agree that the Court in the city of Haifa, Israel shall have the sole, exclusive jurisdiction to rule on any matter pertaining to or deriving from this guarantee.

Signatures of the guarantors (other students will not be accepted as guarantors)

1. Name of the guarantor _____ ID Number _____
Address _____ Signature _____
2. Name of the guarantor _____ ID Number _____
Address _____ Signature _____

**Please mail the signed contract to the
Students Accounts Department
Technion, Haifa 32000
ISRAEL**