

House Rules for Guests at Chesa Bunita

Version of 1st July 2025 with a total of 3 (three) pages

Dear guests!

Welcome to **Chesa Bunita**. We look forward to your visit and hope you enjoy a great stay with us.

We live in a community in which we want to feel comfortable. That is why we treat each other in a friendly manner and show respect for one another. The efficient use of natural resources is also a matter close to our hearts.

Please therefore observe the binding House Rules for Guests. By signing the rental contract, you agree to comply with them. Thank you very much!

1. Arrival and Departure

- We can move into the rental property (i.e. the holiday apartment, the allocated storage spaces and rooms, the parking and shelter spaces for vehicles) **from 4:00 pm on the day of the agreed arrival**. The handover of the rental object including badges and keys will take place as agreed in advance with the landlord.
- **On the day of departure**, please return the rental property in perfect condition **by 10.00 am**, together with the badges and keys. Upon return to the landlord, the final account is also reconciled.

2. Use and Rest Periods

- We ensure that the **rental property** is always treated with care, ventilated and kept in perfect condition.
- We treat and enjoy the **joint facilities** in the same way. These include the green areas and other outdoor facilities (access to the building and driveway, forecourt), the recycling room, the staircase including the lift and the hobby/sports area in the second basement of the building.
- Furthermore, we treat the landlord's **furnishings** and **household effects** in the rental property and in the common rooms as carefully as possible and take precautions to avoid damaging, soiling or even loss. A list of all items and household effects in the rental property can be found in the guest folder, which is available in the holiday apartment.

- No one damages or loses any furnishings or household effects on purpose. Please report any **loss** (e.g. of badges, keys), **defects or damage** to the landlord immediately.
- We store **movable items** (supplies, equipment etc.) exclusively in the lockable rooms of the rental property. We will not take **sports equipment** of any kind, e.g. skis or other winter equipment, hiking utensils, bicycles, as well as wet or heavily soiled shoes or clothing, into the holiday apartment, but leave them in the storage room.
- Please only enter the **hobby/sports** area wearing slippers. It is best not to take **valuables** there at all, as the landlord accepts no liability for them.
- The landlord has unconditional **domiciliary rights**. In rare cases it may be necessary for his representatives to enter the rental property during our stay.
- Life becomes more colourful and interesting where many different people live together. And they often have different needs - e.g. young and old: We also want to give **children and young people time and space** for liveliness. Children and young people are allowed to play in the holiday apartment and around the building - parents are responsible for their supervision and the cleanliness of the outdoor facilities after play. Unsupervised access to the hobby/sports room in the second basement is available from the age of 14.
- As a rule, we do not allow **visitors** to stay overnight in the rental property. In exceptional cases, we will consult the landlord in advance and pay for any additional costs.
- We only keep **pets** inside the holiday apartment and make sure that the furnishings are not exceptionally worn. We will please not take pets into the **hobby/sports** area. We will also ensure that our fellow residents are not disturbed by noise or odours caused by pets. Outside the holiday apartment, we only keep dogs on a leash on the entire property.
- We park **vehicles** exclusively in the parking and shelter spaces allocated to us by the landlord. The maximum height in the carport is 230 cm and the maximum width 250 cm.
- We keep **quiet** (e.g. music only at a moderate volume) especially on weekdays until 07:00 in the morning and in the evening from 10:00, and on Sundays and public holidays throughout the day.

3. Safety

- The **building** is equipped with an automatic fire alarm system, and the **lift** is secured with its own manually triggered alarm system in case of emergency. The escape routes and the positions of the fire extinguishers are clearly marked throughout the building.
- We familiarise ourselves with the procedures **in case of fire** as a precautionary measure (corresponding displays are available in every holiday apartment as well as in the hobby/sports area on the second basement floor) and always treat the facilities and equipment for emergencies (e.g. fire extinguishers, fire blankets, first aid kits) with care.

- In case of **imminent danger** or (impending) damage, especially if electricity and/or water are involved, we immediately inform the landlord, the emergency service of a skilled craft and, if necessary, the responsible utility company (see "Important Contacts for Tenants and Guests at Chesa Bunita").
- We **do not store flammable substances** (e.g. petrol, gas, coal) or handle **open fire** in closed rooms and loggias. This also applies without exception to **smoking** - there is a "separee" with ashtray in the carport for this purpose - non-smokers greatly appreciate this.
- We always keep **escape and traffic routes** clear. When leaving the building, we make sure that **all windows and doors** are **closed** and that all devices (cooker, oven, extractor fan, dishwasher, washing and drying machines, TV etc.) in the holiday apartment are switched off.

4. Cleanliness and Waste Disposal

- We **right away** clean any unusual messes caused by ourselves, our pets or the transport of dirty objects.
- We **do not dispose** of any waste (food leftovers, sweepings, tampons, chemicals, fats, oils, etc.) via the sanitary facilities, such as toilet bowls, sinks, showers and bathtubs.
- We **do not clean or repair** motor vehicles on the property.
- We always dispose of hazardous materials and bulky waste ourselves and at our own expense at the **Waste Collection Centres** in Gaschurn or St. Gallenkirch.
- We undertake to separate waste in the categories **organic waste** (green organic waste bags), **cans** and **plastic, paper, residual waste, coloured glass** and **white glass** and to dispose of it in the recycling room (accessible via the carport on the first basement floor) in the appropriate containers for further recycling.
- We only stow **dishes and kitchen utensils** in the cupboards when they are clean. On the day of departure, we leave all furnishings cleared of any items we have brought with us (e.g. food).
- Even though we pay a fee for the **final cleaning**, we always keep the rental object clean and avoid unusual soiling.