

Current Tenant Information for 21 Schoolhouse Lane Apts. 1,2,3:

Monthly Rent Payments:

Rent payments should be received **by the 1st of each month** at the following address:

**Schoolhouse Technologies LLC
PO Box 159
North Hampton, NH 03862**

* note: late fees may be applied toward security deposit per lease terms

Contacting Landlord:

Email(fastest response): 21schoolouselane@gmail.com Phone: 978-228-6717.
Please visit the website www.schoolhouseunh.com for up-to-date information.

Contacting electric company:

For reporting power outages call: Eversource 800-662-7764

Mailing Addresses for Apartments:

21 Schoolhouse Lane, Apt. 1, Durham, NH 03824	(ground level tenants)
21 Schoolhouse Lane, Apt. 2, Durham, NH 03824	(1 st floor level tenants)
21 Schoolhouse Lane, Apt. 3, Durham, NH 03824	(2 nd floor level tenants)

Media services:

High-speed internet service is provided via dedicated routers located in the apt. Depending on your location in the apt, it may be preferable to connect to a different router. Contact landlord for current wifi passwords and information on how to connect your device at the fastest speed. Satellite service and associated apps are provided via furnished receiver located in apt. living room, see website for information on usage.

Trash:

*Tenants are responsible for disposing of trash in cans under deck, keeping lids on top to prevent attracting pests, placing curbside and returning under deck when empty. Recyclables should be placed in recycling cans and put curbside as well. See website for latest information on schedules.

Safety:

Apt.3 fire escape ladder is located in 2nd floor north-east bedroom closet. See website for emergency #'s.

Fire extinguishers are located both in the kitchen sink vanity and beside entry door.

Smoke detectors are located in every bedroom and other areas. If a false smoke alarm occurs, press ONCE the silence button on ANY smoke detector in the apartment to temporarily silence the alarm for 15 minutes. If the smoke/moisture is extremely heavy the windows should be opened immediately to clear out the smoke.

Smoke detectors are sensitive to a number of items in addition to smoke from fire, including dusts and mists. To prevent nuisance fire alarms:

1. Do not smoke in your residence.
2. Do not spray aerosol products (air fresheners, hair spray, spray paint, perfume, mists, insect spray) or use candles, incense, powder, etc.) near smoke detectors or in large amounts. Consider using solid, non-aerosol air fresheners and keep spray paint and dusty projects outdoors in a well ventilated area.
3. Do not spray liquids on or near smoke detectors (cleaning products, water, steam)
4. Do not leave your microwave unattended. Burned food can smoke and does set off smoke detectors. Follow reheating directions and food preparation recommended cooking times, especially popcorn, and stay close by.
5. Do not use prohibited items such as candles, toaster ovens, George Forman Grills, or space heaters in your room. These items can cause fire alarms or worse start a fire.

For more fire prevention tips, visit NFPA.org @ <http://www.nfpa.org>

Parking:

There is space allowance in driveways for **1 vehicle per tenant**. Other vehicles are not permitted, and fines may be imposed if necessary. Visitors are to park curbside.

A/C units installation:

The furnished window A/C units may be easily installed or removed anytime *in the designated window(s)*. You may ask our serviceman for help or do it yourself by looking for the window in your bedroom with two small drill holes at each side of the bottom edge(Apt 2,3), or kitchen(Apt.1). These holes are where to place the two screws to keep the sliders in place so that no bugs can enter once installed. The A/C units should only be placed in these designated windows, as the windows were modified for them and the cords will reach power outlets designed for them without extension cords. Screws are located in a ziplock bag with the remotes, additional ones can be found in supplies room.

Snow removal:

As a reminder, snow removal is not included in lease or part of monthly rent, regardless of courtesy driveway plowings that may occur. Snow shovels located under/near deck may be used to maintain walkways along with sand/salt mix bucket as needed.