



## **AUM HOUSING CANCELLATION POLICY**

A student contracting for AUM student housing accommodations accepts and is committed to those accommodations for the entire contract period, unless the University has sufficient demand to allow for the vacancy left by the cancellation to be filled by a student who is not already committed to a housing contract.

If there is not sufficient demand as noted above, the Housing Agreement can only be cancelled if a student's affiliation with the university is terminated by: Kindly note, that all signed agreements are **final**, and cancellations are not permitted except for the following reasons:

- Graduation
- Withdrawal from the University
- Academic dismissal
- Enrolling and participating in a university approved study abroad program
- Active military service or call-up
- Death of an immediate family member/guardian
- Long term hospitalization of the student
- In special circumstances at the discretion of the Director of Student Affairs in consultation with the Vice President of Administration & Development or designee upon written request from a resident when there is a material

change in the resident's health/safety or disability status and or should there be gross misconduct committed by the student resident.

If a resident vacates their room without informing the University in writing 30 days beforehand and or obtaining written approval of a cancellation request from the Director of Student Affairs, the resident will remain financially responsible for the room for the duration of the agreement. If a resident commits an act of vandalism and or anti-social behavior and is evicted from the residence due to same no refund will be forthcoming.

If a student refuses to grant access to the housing inspection team to conduct a scheduled room inspection without providing a valid reason 24 hours before the inspection is due to take place, then a written warning will be issued for same, and should this behavior continue then the University will be left with no other option than to remove the student from the University Residence.

In this case a partial refund may be due and will be paid out by the finance department once the checkout section of the room condition report (RCR) has been duly signed by the student in the presence of a member of the Housing Division during the scheduled final inspection. Once approved by the Finance Department the Housing deposit less any damages fair wear and tear accepted will be returned to the student and or their sponsor via bank transfer.

Housing Agreement cancellations have a direct impact on the University's housing operations because the budget for the housing operations is derived entirely from operating revenue under the Housing Agreements. So, by signing this cancellation policy you are agreeing to same.

The Housing Agreement is like other consumer contracts. Its value is that its terms provide conditions to which either party is assured compliance by the other. While many consumer contracts do not provide opportunities for a party to terminate the agreement, the Housing Agreement does provide for termination but only in accordance with the seven specific reasons listed above and or due to behaviors that could result in material or reputational damage to AUM and or pose a serious health and safety risk to other residents. And it goes without saying that any bullying, harassment, or anti-social behavior(s) and or criminal act(s) committed by a student residents will result in the resident being removed from the residence without recourse.

If a student wishes to cancel or to not renew the Housing Agreement other than for the 7 permitted reasons, then the student resident must submit a request to cancel their letting shared residential space (LSRS) agreement in writing **30 day's beforehand** to [studentaffairs@aum.edu.mt](mailto:studentaffairs@aum.edu.mt). Should a student wish to cancel their agreement with AUM due to the 7 reasons listed above then documentation supporting the request such as those of a medical nature etc. must be provided. Once the cancellation request is processed, the Director of Student Affairs will respond in writing. If the student cannot demonstrate that they have met one of the seven enumerated reasons for cancelling the Housing Agreement and or fail to follow the LSRS procedure as stated above, then the cancellation request will be denied.

Resident: \_\_\_\_\_

Print Name \_\_\_\_\_

Date: \_\_\_\_\_

Last reviewed by the Office of Student Affairs March 2023