By signing the Tenancy Agreement you are agreeing to abide by these rules. However, should you feel that any of the rules are unreasonable, unfair or discriminatory you should discuss the matter with the Project Manager/Support Worker?

1. No alcohol or illicit drugs are allowed on or off the premises by Residents.

2. You will need to agree to give a drugs test, under the observation of a member of staff if requested.

3. Residents are expected to discuss health concerns with staff, self prescribing is not acceptable. Any prescription drugs or over the counter drugs must be shown to staff.

4. You will need to participate in the support offered unless a prior agreement has been made with the Project Manager/Worker. Residents are required to attend all house groups’ and one to one sessions unless absence has been agreed by staff.

5. Physical or verbal aggression will not be tolerated whether towards staff, other residents or visitors.

6. Equal Opportunities Operative within the premises allows everyone regardless of race, gender, sexuality, religion, etc, a right to be treated with respect and dignity. Any breach of this Operative will be considered to be a breach of the Tenancy Agreement.

7. Residents will be in the house by 11.30am on weekdays and 1am at weekends, unless unavoidably delayed or by prior arrangement.

8. Residents are responsible for the behaviour of their guests, who must be at least 6 weeks abstinent and must ensure that they also adhere to the House Rules. Please ask other residents and the Project Manager/Support Worker whether they consent to any visitor before making such an arrangement. Only 2 visitors allowed in the house at any time, if not observed a complete ban will be put in place. No visitors in bedrooms or living rooms. No visitors after 10 p.m. Ex client’s who have been discharged are not allowed to visit any Junction Project properties unless prior agreement with Project Manager.

9. Residents must participate in the necessary cleaning of the communal and private areas as directed by the Project Manager/Support Worker.

10. Residents not only have the right to share any concerns, or fears around possible drug/alcohol use in the house but should see this as a positive
obligation. Failure to disclose such concerns to the Support Worker could lead to a notice to terminate the Tenancy being issued.

11. In the case of serious disruptive or violent behaviour, the use of drugs or alcohol on the premises the notice given to the Landlords may specify a shorter notice period than 28 days, provided that the period specified is reasonable in the circumstances.

12. Sexual intimate relationships between residents are not deemed appropriate in this setting.

13. Residents are only allowed to smoke in the designated areas.

14. Residents must not undertake any “cash in hand” work whilst in supported housing. However, you are encouraged to take on voluntary work and/or further education.

15. Music volumes and personal noise must be kept to a suitable level so that it does not interfere with neighbours or cause disturbance to other residents. No music to be played after 9 p.m. except through headphones.

16. Push bikes must be kept out of the house at all times.

17. Residents must reside at the Junction Project for 28 days before staying away for a night. If they remain on a detoxification programme after 28 days then this may still not be possible. All leave needs to be agreed by a support worker first and then discuss in the house group and a plan formulated.

18. Residents planning visits home must discuss this in the house group and a resident must plan with their support worker.

19. Licensed premises and betting shops are out of bounds to all residents. Planned activities such as parties, gigs where drugs and alcohol are available should be avoided.

20. During your time at the house you are encouraged not to have associations with known drinking alcoholics or using addicts. People using drugs and /or alcohol are not allowed in the house.

21. If you are absent without leave for longer than 24 hours and we have not heard from you we will assume that you have left the project.