

Northern Management Resident Handbook

Welcome to Your New Home

We're committed to making your living experience comfortable, safe, and enjoyable. This handbook outlines key policies, procedures, and resident responsibilities designed to protect your rights, maintain community standards, and ensure a positive environment for everyone.

OUR GOAL is to provide you with the best housing experience possible and to make your stay as pleasant as possible to be able to refund your entire security deposit after your departure.

Welcome to your new apartment! You have selected a home where people care.

To better understand your apartment building's management, we are providing you with this Resident Handbook. This handbook contains information regarding your responsibilities and obligations as a Resident. This information has been compiled to familiarize you with all aspects of your apartment living. These rules are not intended to restrict your activities, but to protect your privacy and provide equal opportunity for all to enjoy their apartments and amenities. We request that you read the handbook carefully. You will find that it will save you time, money, and many headaches.

Our Resident Managers and Caretakers work on a part-time basis and are there to help you. They are not experts on rental contracts, and they should not be asked for legal advice. If you have a question about your lease or a technical matter, please look up the answer in this manual or direct your question to Northern Management's office in St. Cloud. Maintenance problems should be reported according to your building's procedures. We want you to have the best possible living conditions at this complex.

If there is any way that we can make your new home more comfortable, please contact your Resident Manager/Caretaker or contact Northern Management team members identified and posted in your building. You may also e-mail me directly with any praise, questions, comments, or concerns at DMagelssen@aol.com. Your ideas and suggestions are appreciated.

Again, Welcome! We hope your new home lives up to your expectations!

Sincerely,

NORTHERN MANAGEMENT

David Magelssen, CPM®

CERTIFIED PROPERTY MANAGER

Resident Support & Office Hours

OFFICE HOURS: The Resident Manager's hours should be posted in the office window or by the office door. Weekend and seasonal hours will be posted in advance on the office door. Please feel free to stop by or call the office if you have anything to discuss with the Resident Manager during the posted times. If possible, call for an appointment first so the Manager can set aside a time especially for you. We ask that you only contact them during the posted office hours or in the event of an emergency.

EMERGENCY: In case of emergency, please contact the Resident Manager in the office or at their apartment. You may leave a message on the telephone if you are unable to contact the Resident Manager. If the situation is such that it warrants immediate attention and the Resident Manager is gone, please try to contact Northern Management or the Property Manager. The following items are emergencies: No heat, no electricity, sewer backup, fire, vandalism to complex or property, etc. Please follow the appropriate guidelines if it is not an emergency.

TENANT PORTAL: Using your AppFolio Tenant portal you can pay rent, see your balance, place maintenance Work Orders and provide us with feedback, praise or concerns.

Maintenance Requests

SERVICE REQUEST: If you have any requests for repairs, please log into your tenant portal in AppFolio. . You can also call Northern Management to place a work order. Residents will be charged for service requests if the repairs are required because of the residents' misuse, abuse, or negligence. There will be a charge for clogged toilets unless it is a problem with the toilet malfunctioning or with the sewer line

- Simply log into your **Tenant Portal** — www.nomgmt.com → Residents Tab
- **Phone** — Contact your Resident Manager or Northern Management directly.
- Residents will be billed for damage caused by misuse, negligence, or improper use.

Quiet Hours, Guest Policy & Noise Policy

- **VISITORS:** Any and all visits by friends and/or relatives must be restricted to a reasonable length of time. Our definition is limited to *24 hours in a one-week period*. If a resident has roommates, they must not impose upon them without considering their feelings and privacy. Only persons who have executed a lease agreement are permitted to reside in the apartment. Residents should also notify their visitors of the [parking policy](#) for the building.
- All visitors must be contained within the resident(s) apartment and the apartment door must be kept closed. Residents will be responsible for the cost of management having to clean up the common areas or grounds after any type of gathering in their apartment. Residents may also be charged for any of the apartment

complex's night staff having to confront disruptive situations after quiet hours. Residents are fully responsible for their own actions and/or the actions of any and all people or visitors that they may attract to any type of party or activity taking place within their apartment.

- EXCESSIVE AND/OR UNREASONABLE NOISE WILL NOT BE TOLERATED. THE MAXIMUM OCCUPANCY IN AN APARTMENT SHALL NOT EXCEED 10 PEOPLE IN THE APARTMENT AT ANY POINT IN TIME, WHETHER IT IS TENANTS OR VISITORS.
- **NOISE:** Residents must be aware of the effects of loud music or noise on their neighbors. Northern Management's rule is that residents should not disturb neighbors with loud noise or music at any time. If a resident is disturbed by another's noise, they should talk with them about it. If that does not resolve the problem, the resident should contact the Resident Manager so that corrective action can be taken. The action that the Resident Manager will take will be as follows:
 - 1** *First Violation* will result in a written warning by management. This warning will be placed in the offending resident's permanent rental history.
 - 2** *Second Violation* will result in the removal of the object causing the noise. This object must be removed from the property entirely. It cannot be moved to another apartment. Failure to comply with or any deviation from management's request to follow this procedure will result in eviction.
 - 3** *Third Violation* will result in eviction.
- Residents and visitors shall not cause any disturbances in the buildings or on the grounds. Residents should not permit anything to be done by such persons that will interfere with the rights, comforts, or convenience of other residents. Stereos, radios, televisions, or musical instruments should be used in such a manner that they will not disturb or annoy other residents.
- **CHILDREN:** Residents and parents are responsible for making sure that their children are not playing in the hallways or stairwells. No children's toys may be stored outside the building or in the hallway of the building. All items must be in the resident's rented garage or in their unit. Any items found outside may be discarded or procured by management. All children under the age of twelve must be supervised by an adult.
- **COMMON AREAS:** All personal belongings (toys, bikes, etc.) are not allowed to be stored in the common areas (hallway, stairway, entries, laundry rooms, etc.). Any object that is found in these areas will be subject to confiscation. It is against the fire code to store items in the hallways. They must be clear of any debris in case of an emergency. Bikes are not to be brought into the common area and must be properly stored outside.
- **TRASH:** Residents are responsible for taking out their tr

Quiet Hours: The designated quiet hours are Sunday through Thursday nights from 10:00 p.m. until 8:00 a.m., Friday and Saturday nights from 11:00 p.m. until 10:00 a.m. During quiet hours it is considered noisy if any type of noise (i.e., tv, stereo, stereo bass, loud talking, etc.) can be heard past the apartment door. It will be up to management's discretion as to what is noisy. Consideration must be always given to the residents of neighboring apartment. Also, recognize that during "non-quiet hours" you must still maintain respect for other residents by keeping TVs and stereos at a reasonable volume level.

The Resident Manager will enforce all rules and policies contained in this handbook. All residents should respect the Resident Manager's authority. If the resident feels that the Resident Manager has overstepped his or her bounds, they should comply with the Resident Manager's directions and contact Northern Management during normal office hours to file a complaint.

Rent & Payment Policies

RENTAL PAYMENTS: A rental discount of \$25 is offered if the rent is paid by the first day of every month. If the first falls on a weekend or a holiday, the rent needs to be in the office before the 1st. All rent payments must be PAID IN FULL (no partial payments will be accepted), pay using your Tenant Portal or drop box to receive the discounted rent. A late fee will be added to the amount due for any payments not received by the 7th of the month.

All checks should be made payable to the "(name of the apartment complex)" you are residing at, and your name, apartment number, (if applicable) should be on the check. FOR YOUR PROTECTION AND OURS, ABSOLUTELY NO CASH WILL BE ACCEPTED. If someone else will pay your rent, make sure you notify them of this policy. Residents must be able to cover the rent by the semester or year. This is recommended as an effective way to eliminate rent problems.

Under no circumstances may a resident apply their security deposit toward their last month's rent. Doing so is prohibited by Minn. Stat. § 504B.178, subd. 8, which imposes liability for monetary damages and financial penalties on residents who seek to do so.

N.S.F. / RETURNED CHECKS: If your check that has been issued to us has been returned by the bank for any reason, the amount due (non-discounted rent after the first and any late fees) and the returned check fee of \$30 is payable immediately. If payment IN FULL is not received within **10 days** of the date on the letter notifying you of the rent violation, additional fees may be added, and eviction procedures may commence.

LEASES: A lease is a contractual obligation which is drawn up to protect the rights of the resident and the property owner. It describes the basic rights and coverage for both parties involved. All questions and problems concerning leases should be directed to the Resident Manager. It is the resident's responsibility to know all the ramifications and terms of the lease. Management will not seek out the resident to explain procedures. That is the purpose of this handbook.

NOTICE PERIOD: All leases are set up for a specific term/time period. After the initial term/expiration date, this is a continual lease, and it will continue a month-to-month basis. To terminate the lease at the ending date on the lease, a resident must give a **full two months written notice** prior to the ending date on the lease. If a resident fails to give written notice, the resident extends their obligation to the next available notice period. This notice does not mean that the resident can terminate the lease in midstream (i.e., in the middle of a 12-month lease contract). All notices must be received prior to the first of the month. Any notices received after the first of the month will be valid at the beginning of the following month. Northern Management reserves the right to terminate the lease with proper notice.

SUBLETTING / ASSIGNMENT (Re-letting): A resident may only sublet with written approval from Northern Management. The resident must complete a *Request Form* which can be found on our website under the residents tab. If management approves the assignment, the resident will be responsible for finding the potential residents and coordinating the paperwork with Northern Management. If a resident is successful in

finding a sublessor, the resident must bring the applicant to the management office for approval. If a resident subleases an apartment, the fee is \$200.

If the units in the complex are completely occupied, the Resident Manager may assist the resident in finding a replacement, but only if the *Request Form* is completed (This form gives management permission to try and rent the apartment but does not guarantee it). For such subletting, there will be a charge of 50% of one month's non-discounted rent or a minimum of \$200.00. This amount is payable up front and will not be deposited until the apartment is re-rented successfully. All applicants must be approved by management before they will be allowed to take over a lease. No current or former tenants will be allowed to take over a lease from a tenant. Residents must remember that the cleaner their unit is, the easier it will be to find someone interested in subleasing.

VACATING WITHOUT PROPER NOTICE (Skipping): Residents are responsible for the full term of their lease. If they would like to be released from this obligation, they should refer to the subleasing section above. If the resident must leave the apartment complex, he/she must complete a *Request Form*. This will give management permission to re-rent the resident's unit. *PLEASE BE AWARE THAT IF THIS FORM IS NOT FILLED OUT, THERE MAY NOT BE ANY ATTEMPT BY MANAGEMENT TO RE-RENT YOUR UNIT. IT IS YOUR RESPONSIBILITY TO MAKE SURE THIS FORM IS COMPLETED.* A resident should not ignore their lease obligation, they will be held responsible for the remaining portion of the lease plus applicable late fees, court costs and attorney fees. If necessary, the matter will be handled by a collection agency. All collection costs will be the resident's responsibility.

EVICTIION: When a resident violates any terms of the lease concerning proper procedure, etiquette, regulations, or when failure to pay rent occurs, etc., eviction is possible. The resident will receive an eviction notice from management with the specific date for the resident to vacate the premises. If the resident elects not to abide by the letter, legal recourse will be taken and the resident will be billed for all court costs, attorney fees, filing fees, office, and personnel time, etc. RESIDENTS SHOULD BE FULLY AWARE THAT IF THEY VIOLATE THE POLICIES AND THEY ARE EVICTED, THEY ARE STILL HELD LIABLE PER THE TERMS OF THE LEASE FOR THEIR CONTRACT RENT UNTIL THE LEASE EXPIRES OR UNTIL THEIR UNIT IS RE-RENTED.

Security Deposits

A reservation deposit is needed to reserve an apartment until the lease commences. When the resident moves in, the reservation deposit then serves as the security deposit. It accrues interest, according to state guidelines, until the resident moves out. The entire security deposit will be refunded with the applicable interest if there is no unpaid rent or fees, the apartment is cleaned using the guidelines in this handbook, keys are turned in and there is no damage. When vacating, a resident must return all keys issued to them for the apartment and supply management with their forwarding address and phone number

Drug Policy

Northern Management has a *ZERO* tolerance for the use, possession, manufacturing, or sale of illegal drugs of any sort. Residents (or their visitors) violating their lease through such activities will be promptly evicted from the premises. Minnesota Statutes are very clear on this matter.

Every oral or written lease in Minnesota now includes a promise by the resident not to use or allow the making, selling, giving away, bartering, delivering, exchanging, distribution, use or possession of illegal drugs on the premises. A resident violating this law loses the right to possess the rental property and management can and should

promptly evict the resident (Minn. Stat. § 504.181, subd. 1). All other provisions of the lease, including but not limited to the resident's obligation to pay rent, remain in effect until the lease is terminated by the terms of the lease or operation of law.

If illegal drugs or contraband totaling more than \$100 are seized from the property, management is required, upon notification, to promptly evict the resident, or to assign the county attorney that right (Minn. Stat. § 609.5317, subd. 1 (b)).

Crime Free & Drug Free Housing

As part of the execution or renewal of any lease at any of Northern Management's housing, the following is understood and agreed to by the resident and by management:

1. The resident, any members of the resident's household or a visitor or any other person under the resident's control, shall not engage in criminal activity, including drug-related criminal activity, on or near the said premises. "Drug-related criminal activity" means the illegal manufacture, sale, distribution, use or possession with intent to manufacture, sell, distribute, or use a controlled substance (as defined in Section 102 of the Controlled Substance Act [21 U.S.C. 802]), or possession of drug paraphernalia.
2. The resident, any member of the resident's household or a visitor or any other person under the resident's control shall not engage in any act intended to facilitate criminal activity, including drug-related criminal activity, on or near the said premises.
3. The resident or any member of the resident's household or a visitor or any other person under the resident's control shall not permit the dwelling to be used for or to facilitate criminal activity, including drug-related criminal activity, regardless of whether the individual engaging in such activity is a member of the household or a visitor or any other person under the resident's control.
4. The resident or any member of the resident's household or a visitor or any other person under the resident's control shall not engage in the unlawful manufacturing, selling, using, storing, keeping, or giving of a controlled substance at any locations, whether on or near the premises of the dwelling or otherwise.
5. The resident or any member of the resident's household or a visitor or any other person under the resident's control shall not engage in any criminal activity, including prostitution, criminal street gang activity, threatening or intimidating or assaultive behavior including, but not limited to, the unlawful discharge of a firearm on or near the premises of the dwelling or any other acts or threats of violence, or any breach of the lease agreement that otherwise jeopardizes the health, safety or welfare of management, agents of management or other residents, or involves imminent or actual personal injury or serious property damage.
6. Violation of any of these provisions shall be a material and irreparable violation of the lease and good cause for immediate termination of tenancy. Any single violation of any of these provisions shall be deemed a serious violation and material non-compliance with the lease. The resident understands and agrees that any single violation shall be good cause for immediate termination of the tenancy. Unless otherwise provided by law, proof of violation shall not require criminal conviction, but shall be by the preponderance of the evidence. In the event of any conflict between these provisions and any other provisions of the lease, these provisions shall govern.

Maintenance & Apartment Care

- **WALLS:** Please limit the items you hang on each wall to two. Use only poster putty, small finishing nails or tacks to hang these items. Remember every hole must be filled and repaired by our staff. Please do not attempt to fill them in or make repairs yourself.
- **WOODWORK:** Please do not nail, mount, or stick anything to doors, windows, window frames, molding or cabinets. These scars can never be fixed and are expensive to replace.
- **WINDOWS & SCREENS:** The windows and screens are your responsibility to monitor. The windows must stay shut during cold and windy days to alleviate problems. The windows should never be forced open or used as access to your apartment. Screens should not be removed. Also, please report any damaged screens to management as soon as possible.
- **CEILINGS:** The only allowable item on the ceiling is one plant hanger per room. Any other attachment or hole will need to be repaired by management.
- **STICKERS or PLASTIC STICKY HOOKS:** These items should *not* be used in your home. They cause unnecessary damage and/or work to remove.
- **CARPET & VINYL:** The carpet in your apartment is very costly to replace. Please make sure that all colored food and juice items, bleach and cigarettes are properly controlled so no damages arise. Usually, rooms will need to be replaced when a mishap involving one of these occurs.
- **APPLIANCES:** Use them properly and report any problems or maintenance needs to management.
- **KEYS:** Residents should carefully monitor the security of their apartment keys. Replacement keys cost \$10.00 per key, and the full deposit will be forfeited if they are not turned in when moving out.
- **LIABILITY:** Any problems or accidents should be immediately reported to management and an incident report should be written up. Residents are jointly liable for any damage in the apartment unless the responsible party is clearly and promptly reported to management.
- **Fire Hazards:** No fireworks, real Christmas trees, or improper storage of BBQ equipment.
- **Laundry Facilities:** Use responsibly. Management is not liable for lost/damaged laundry.

Parking & Vehicle Policies

- **PARKING LOT:** The parking lot will be checked regularly by the Resident Manager. Disabled vehicles, or vehicles that are an eye sore to the parking lot i.e., vehicles with a flat tire, missing windows, or doors, will not be allowed to park in the lot. "Snowbirds" and "Junkers" are defined as "vehicles that cannot regularly

maneuver under their own power and cannot be moved on a minute's notice." These vehicles and unlicensed or expired vehicles will be towed at the owner's expense. The maximum speed limit in the parking lot is **five** miles per hour.

- Vehicles operated in a reckless manner (speeding, squealing tires, etc.) will be reported to the authorities, and may be subject to the loss of the parking permit and/or may be towed. Vehicles should never be parked in front of sidewalks. This request is for the convenience of all people who like to walk on the sidewalks. Trucks, buses, campers, boats, trailers, and other large vehicles may be parked in the parking lot only with written permission from management and in spaces specifically indicated by management. To maintain the appearance and condition of our complex and out of consideration for all residents, vehicles are not to be washed or repaired in the parking lots. IF YOU LEAVE THE AREA FOR ANY TIME, MAKE SURE YOU HAVE MADE ARRANGEMENTS FOR SOMEONE TO MOVE YOUR CAR. THERE WILL BE OCCASIONS WHEN THE PARKING LOT MUST BE CLEARED, ESPECIALLY FOR SNOW REMOVAL. ON SUCH OCCASIONS, ALL VEHICLES MUST BE REMOVED OR THEY WILL BE TOWED AT THE OWNER'S EXPENSE.
- Motorbikes, motor scooters, motorcycles, bicycles, and other similar vehicles are to be driven only on the streets. They are to be parked only in authorized parking areas and a piece of wood MUST be placed under the kickstand to prevent damage to the blacktop. Residents will be charged for any damage to the lot. Specifically, such vehicles are not to be parked in building entrances, halls, apartments or on the grounds or sidewalks.

Move-In Procedures

To make your move-in as effortless as possible, we ask that the following items be reviewed in advance. Schedule your move-in date and time with the Resident Manager as far in advance as possible. Call and confirm at least 24 hours in advance of this check-in time. The move-in process will typically run 30-45 minutes. In some cases, the option to move in early is available. Check with the Resident Manager if you are interested.

- **RENT & DOCUMENTS:** All paperwork must be completed; security deposit and first month's rent must be paid **prior** to move-in. The full apartment rent payment will be collected at move-in. **The monthly rent must be paid in your Tenant Portal or delivered to the Resident Manager's office on or before the first (1st) of every month.** All checks must have your name, apt. # and bedroom letter in the memo area on the check. Your rental payment should be made payable to the "(apartment complex)." No Cash please".
- **IMPORTANT** ☞ Prior to moving any items into the unit, a **Statement of Unit Condition** must be completed. Please walk through your unit to assess its condition. This serves two purposes:
- If something in your apartment was overlooked, this form will alert us to what work needs to be done. If for some reason the unit is in unacceptable condition (cleaning or maintenance), the resident should make sure any problems are resolved before any items are moved into the unit. We will make every effort possible to have the unit ready for your move-in. At move in, please do not park on the grass or sidewalks.
- By listing deficiencies in this form at the time of your move-in, you will not be liable for any damages that may have occurred before your occupancy. Please be very thorough, and make sure all notations are specific, complete, and accurate. (i.e., "3" black mark on north wall near the floor next to refrigerator") Avoid vague

comment about scratches, holes, marks on the walls, etc., that are not well explained. This form will be retained in your resident's file until you vacate this unit.

- **REVIEW THE PARKING POLICY!** This will prevent any immediate problems with your vehicle.
- **KEYS:** You will be signing for a number of keys (security door, apartment door and mailbox), where applicable. Make sure that they work and report any problems immediately. You are responsible for keeping track of your own keys. If we need to provide an "unlocking" service several times, a fee will be assessed.
- **NOTIFY THE TELEPHONE, CABLE AND UTILITY COMPANIES (where applicable) OF THE DATE THAT YOU MOVED IN.** Arrangements will have to be made with your roommates to pay joint bills. Other services that should be notified are the U.S. Post Office (leave your forwarding address), banks, insurance companies, magazine subscriptions, credit accounts, voter registration, doctors, employer, etc.
- **RENTER'S INSURANCE:** Northern Management requires that all residents obtain renter's insurance. The property owner's insurance will not cover your personal possessions. Obtaining coverage for these items is your responsibility, and helps protect you from losses such as fire, theft, vandalism, flood, tornado and so forth. Renter's insurance offers coverage for not only your personal possessions, but damage to other residents' property, liability to others and supplemental living expenses if your apartment becomes temporarily uninhabitable.
- Following these initial guidelines and thoroughly reading and abiding by the *Resident Handbook* should make your stay at the apartment complex a positive experience. If you have any questions, please feel free to contact your Resident Manager or Northern Management.

Move-Out Procedures

- Schedule an inspection with your Resident Manager.
- Clean per move-out checklist, complete it and turn it in to your Resident Manager.
- Return all keys labeled with name and unit number.
- Security deposit refunds processed within legal guidelines.

SAFETY

TORNADO SAFETY:

Watch for these danger signs:

Severe thunderstorms with frequent lightning, heavy rain, fierce winds, or power failure.

Hail

Roaring noise

Funnel cloud

best ways to be warned:

Keep your "eye to the sky"
Listen for warning sirens

Weather radio stations

Television stations

TORNADO WATCH: Means there is a *possibility* of one or more tornadoes in your area. Continue normal activity but watch for tornadoes.

TORNADO WARNING: Means a tornado *has been sighted or detected by radar and may be approaching*
- SEEK SHELTER IMMEDIATELY!

SHELTER AREAS: Laundry rooms, first floor hallways, landings, or bathrooms. If a resident has any questions regarding where to take shelter, they should promptly contact the office!

SMOKE DETECTORS: The smoke detectors are hard-wired . DO NOT DISCONNECT THEM! If a resident has any problems with their smoke detector, they should promptly contact the Resident Manager.

IN CASE OF FIRE: If the smoke detector goes off because of smoke from a fire, please follow these procedures:

1. REPORT THE FIRE TO THE FIRE DEPARTMENT IMMEDIATELY (911 may be installed in your area). Do not assume that someone else has called. Keep emergency telephone numbers always posted by your telephone.
2. Feel the door before leaving the apartment. If it is cool, open it carefully and leave the apartment by the closest exit. Close the apartment door behind you.
3. Walk quickly, remain CALM. Be familiar with the building and know in advance where the exits are located.
4. Exit your floor by using the stairs. If you cannot use the stairwell due to physical impairment, stay in the stairwell until a firefighter reaches you.

IF, BEFORE LEAVING YOUR APARTMENT, THE DOOR FEELS HOT, DO NOT LEAVE THE APARTMENT. KEEP THE DOOR CLOSED AND SEAL OFF ANY CRACKS WITH WET TOWELS. OPEN A WINDOW FOR AIR. TRY TO REMAIN CALM. DO NOT JUMP. A FIRE FIGHTER WILL REACH YOU.

FIRE EQUIPMENT: It is illegal in the State of Minnesota to tamper, alter, steal, activate a false alarm, or take any action which limits or prohibits the use of the fire equipment in the building. This equipment is for emergency use only and is not to be tampered with. Any person(s) caught tampering with such equipment will be fully prosecuted of the law - this can mean jail time and/or a hefty fine. RESIDENTS SHOULD ALWAYS RESPOND TO THE FIRE ALARM, EVEN IF IT IS THOUGHT TO BE A FALSE ALARM.

A major safety issue exists anytime there is disrespect for the fire alarms/equipment in an apartment building. Any type of tampering is considered vandalism and malicious behavior.. Northern Management has spoken with the Fire Marshal in each city about such problems. They will offer any assistance they can in prosecuting offenders. Following are the laws concerning this violation:

● **Tampering With Fire Equipment**

Sec.10.201. No person shall molest, tamper with, damage or otherwise disturb any apparatus, equipment or appurtenance belonging to or under the supervision and control of the fire department without authority from the chief or his authorized representative to do so.

● **Tampering With Fire Hydrant or Fire Appliance**

Sec.10.202. No person shall remove, tamper with, or otherwise disturb any fire hydrant or fire appliance required to be installed or maintained under the provisions of this code except for the purpose of extinguishing fire, training purposes, recharging, or making necessary repairs, or when permitted by the fire department.

Whenever a fire appliance is removed as herein permitted, it shall be replaced or reinstalled as soon as the purpose for which it was removed has been accomplished.

The violation is listed as a misdemeanor with a penalty of \$700 and/or 90 days in jail. Because of the seriousness of this crime, Northern Management will stress jail time to the city attorney when the person(s) is apprehended. If a resident knows of someone who is tampering the alarms, please contact the Property Manager directly, or notify the Resident Manager.

Contact Us

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