



EF Fasanhaven

Porcelænshaven 4A-4G

HOUSE RULES

24.04.2019

In general

Any damage to the property must be compensated for by the person (or the persons) who causes the damage. Unnecessary wear and tear and damages should be avoided.

Waste

Waste must be placed according to the valid regulations outlined by the municipality.

These regulations distinguish between waste (thrown into the vacuum waste collection system), bulky waste, glass containers, paper waste, and hazardous waste. In case of questions, please contact the property administrator or our janitor.

Consequently, it is not allowed to place waste on the areas belonging to Fasanhaven or in the underground garage without the approval of the board of Fasanhaven.

Bicycles, prams etc.

Bicycles etc. must not be placed in staircases, hallways, next to gates or building fronts.

Such items should be placed at the pavilions/bicycles sheds or at the indicated areas in the underground garage.

Prams can, however, be placed on the base floor under the staircase for shorter periods of time during daytime.

Garden gates and fences

The city architect has approved the garden fence placed at Porcelænshaven 4F, st. th. (ground floor, right door). Other types of garden gates are not permitted.

The municipality has not approved any kind of fences. However, green steel fences "hidden" in the beech hedge can be accepted, as they by time become fairly invisible.

Balcony screening

On October 21 2009 the municipality approved of balcony screening in the period dating from April 1 to October 1 given that the balcony screening consists of clear, hardened and laminated glass fronts, clear polycarbonate fronts or a fabric. It must be placed behind the balusters such that they are visible from the outside.



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Only the following fabric is allowed:

Dickson Collection: Orchestra 7133

It can be bought at:

AUG. OLSENS EFTF A/S
Strandlodsvej 20 - 2300 Kbh. S
Phone: +45 32 95 15 20
www.aoe.dk

Bird feeding

To minimize the inconvenience that wild birds can cause, it is forbidden to feed birds at balconies and terraces.

Fireworks

Fireworks are not permitted anywhere on the property.

Gate telephone

Residents of Fasanhaven should show consideration when unknown persons request entrance at the front doors. If persons claim to distribute advertisements and/or newspapers, residents are obligated to observe whether this is really the case. Likewise, residents should help each other to make sure that the front doors are always properly locked.

Cleaning

In order to maintain a clean and well-kept property, any kind of waste such as bottles or dog ends is forbidden. Residents and their guests must always clean up after themselves both outdoor and indoor such as at the staircases and in the common basement spaces.

Noise and music

Noisy behavior and traffic are not allowed at the shared property spaces, including the staircases and elevators. Each resident is obligated to inform his/her guest(s) about this rule.

Music and any other kind of noisy behavior are only allowed as long as it does not disturb other residents and is not permitted from 11pm to 8am. After 11pm noise from music, TV etc. must be lowered to ensure that other residents do not feel disturbed.

Use of drilling machines and other noisy tools are not allowed from 7pm to 8am on weekdays and from 7pm to 10am in weekends and on holidays.

Please always notify the neighbors in your building at least a week in advance when having private parties.



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Storage

Staircases and common areas cannot be used for storage of private belongings such as bicycles, shoes, prams, garbage bags etc. Orders to remove the items and related expenses to this must be paid by the owner.

Gas cylinders and flammable liquids must not be kept in the storage rooms.

Technical devices

It is not allowed to set up dish antennas, antennas or any other kind of technical devices on the front of the building or around common areas.

Barbeque

It is only allowed to use gas and electric barbeques on balconies and terraces. Barbeques using coal are not permitted.