

ADDITIONAL CONTRACT HOLDER**and / or****GUARANTOR****FEES WHICH MAY APPLY**

Below are charges that may be applied in the event of the breach of the terms of the Occupational Contract.

1. **Paragraph 9.3** - If the rental payment is overdue by more than seven days, the Contract Holder may be subject to interest at the rate of 3% over the Bank of England base rate, calculated from the date the payment was due, up until the date payment is received.
2. **Paragraph 9.94** - The actual costs, reasonably incurred, of changing, adding, or removing any lock or replacing any keys or security devices arising if it is the contract-holder's fault, or the fault of an invitee of the contract-holder, that such action is required.
3. **Paragraph 10.1.4** - 4) Any breach of any part of paragraph (1), (2) or (3) of this term may result in the contract-holder being liable for any costs or losses (including potential costs or losses) as a result of the breach. Those costs or losses include (but are not limited to) potential rent loss and contractor call-out fees which the landlord may not otherwise have been liable for.
4. **Paragraph 11.1.2** - To undertake promptly any repairs for which the contract-holder is liable following any notice being served by the principal contact and if the contract-holder does not carry out the repairs the principal contact may, after correct written notice, enter the dwelling, with or without others, to effect those repairs and the contract-holder will pay on demand the actual costs, reasonably incurred, involved.
5. **Paragraph 11.1.8** - not make, or permit, any changes to the electrical installation, for example by changing light fittings, switches or adding sockets. Any changes made in breach of this clause may compromise electrical safety and may require an electrical check and / or remedial works, the actual cost, reasonably incurred, the contract-holder may be liable for.
6. **Paragraph 15.1** - In consideration for the landlord granting the contract-holder an occupation contract of the dwelling, the guarantor agrees to pay the principal contact for any reasonable losses suffered as a result of the contract-holder failing to fulfil any of their obligations under either of these two contracts or failing to pay rent or other monies lawfully due.
7. **Paragraph 15.2** - The guarantor agrees to pay, on demand and in full, any overdue rent or other monies lawfully due under these two contracts, until vacant possession is given to the principal contact.
8. **Paragraph 15.3** - The guarantor agrees to make payments lawfully due under this guarantee even after the contract-holder has returned possession of the dwelling to the landlord or the occupation contract has ended.



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