

9. Restrictions and Important Points

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Rules are in place to ensure that all residents can live in ease and comfort.

Let's obey these rules for a more comfortable life.

UR places their trust in people who have signed a rental agreement to take up residence. There are a lot of people living in the community, so there are restrictions written into the rental agreement to help maintain harmony in the apartment complex.

(1) Prohibition against Keeping Pets (including feeding stray animals)

In ordinary apartment complexes, while there are no problems with keeping small birds and fish in a manner that does not disturb other residents, **the ownership of other animals such as dogs, cats, pigeons, and chickens (including feeding such stray animals) is prohibited.**

Sounds and smells from these animals may not bother the owner, but they may disturb other people. Please ensure these rules are adhered to, for everyone's convenience.

Owners of animals that are prohibited within the apartment complex will be asked to rectify the situation, and in the event that no such action is taken, the owners will be asked to leave in order to maintain a pleasant living environment of the apartment complex.

However, in accordance with the Assistance Dog Law, the usage of guide dogs, hearing dogs, medical assistance dogs, and other assistance dogs within the apartment complex is permitted, after submission of an application to UR. For details, please contact the Residence Center or other management facilities.

In a number of designated houses in some apartment complexes, the cohabitation with pets is allowed.

There are certain rules and regulations set for this purpose. For ensuring the comfortable life among residents including those who do not have pets, you are kindly requested to observe the rules and maintain the decent manners.

(2) Prohibition of Subletting or Unauthorized Use

Subletting or renting out all or part of your apartment is absolutely prohibited.

Additionally, you are not allowed to use your apartment for taking lodgers or purposes other than those stipulated in the rental agreement. (However, with the consent of UR, residents may use part of their apartment where it will help them in their work, i.e. in the case of child care support services, masseurs, or acupuncturists.)

If UR becomes aware of infringements of the regulations, they will terminate your contract immediately and demand that you vacate the apartment as well as pay compensatory damages.



(3) Illegal Parking

With the exception of police vehicles, ambulances, fire engines, garbage trucks, moving vans and other vehicles in the apartment complex on UR business, you are absolutely prohibited to park outside the designated areas.

Illegally parked cars can be dangerous, because of the risk of small children running out from in between them. They can also block garbage collection, ambulances, and fire engines carrying out their work.

Please do not park illegally.

Some apartment complexes have automatic gates at the entrance. This means that automobiles other than resident vehicles, moving company vehicles and emergency vehicles may not be brought into the grounds of the apartment complex.

(4) Fire Prevention and Ensuring Safety

Please take note of the following in order to prevent fires and to ensure your safety.

- Do not place flammable or combustible materials near gas appliances and air intake/exhaust devices.
- Do not hang clothes to dry near gas intakes or exhausts, or block or cover these with plastic, etc.
- Do not use or store items that may be flammable near either devices that use gas or gas intakes and exhausts.
- Do not place items (potted plants, etc.) that are affected by exhaust gases near gas intakes and exhausts.
- Do not leave the apartment or go on holiday with gas-burning appliances operating.



(5) Use of the Yard Space

In some terraced, mid-, and high-rise apartments, there is a yard on the first floor for the resident to use, and tenants will be responsible for routine maintenance (removal of weeds, pest control, removal and thinning of naturally growing plants). Please make it a habit to use the yard carefully, so as not to inconvenience other neighbors.

There are limitations to how the yard may be used. If you wish to construct sand pits, ponds or storage sheds, contact the Administration Service Office or Residence Center.

You are forbidden to enlarge the yard, use it for car parking, or affix any advertising materials.

(6) Outdoor Advertising

In order to preserve the living environment and to maintain the aesthetic appearance of the apartment complex, you are not allowed to affix any advertising.

If you wish to put up any advertising, please ask for approval from the Administration Service Office or Residence Center or other management facilities by submitting an "Advertising Request" after consultation with the Administrator at Housing Estate.

Additionally, there are certain limitations to the content of posters and advertising.

(7) Cooperation with Inspections

UR rental housing is provided as a part of the national housing policy. As such, there may be a need to carry out inspections of the conditions and usage of the apartments, and to check for violations of contract. At these times, we ask for your cooperation.

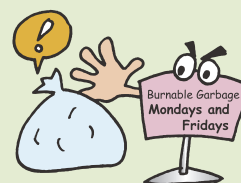
(8) Garbage Disposal

Disposal of Garbage is a fact of life. If it is not handled correctly, it pollutes the environment and can be a source of friction leading to trouble in the apartment complex. We ask that you cooperate with other residents in your efforts to keep the garbage disposal area clean.

◆ Disposal Methods ◆

We ask you bring all your garbage to the designated disposal site. Disposal methods vary depending on the municipality, so please make sure you follow the guidelines posted by your municipality's sanitation department.

Please dispose of your garbage only on your garbage collection day in order to prevent the occurrence of malodor and scattering of garbage by birds.



◆ Fixed Waste-collection Place ◆

You must bring any household refuse to the designated waste collection place within the apartment complex. When you discard the household refuse, you must follow the posted instructions at the waste-collection place. In any district, where household refuse are separately collected, you must strictly observe the instruction for separation of household refuse and the waste-collection place, in particular.

◆ Home Appliance Recycling Law ◆

If you discard electric appliance used in general household appliance, including air conditioners, tube televisions, refrigerators, freezers and laundry machines, you must have home appliance retailers collect any of them pursuant to Home Appliance Recycling Law..

(9) Smoking within residences

Recently, there has been an increase in trouble with neighbors caused by smoking on balconies and in other areas.

When smoking, please try to do so at an area without any people in the surroundings out of consideration for neighboring residences.

(10) Bicycle Parking

In general, each apartment is allocated one bicycle space to park bicycles and tricycles.

- If you use the bicycle space, please ensure you line your bicycle up correctly, taking care to not damage other bicycles.
- To prevent theft, please lock your bicycle securely.
- Please take responsibility for disposal of unwanted bicycles.
- You may not park bicycles anywhere except in the bicycle park.



(11) Community Room

Many apartment complexes are furnished with a community room for your convenience. These are to be used for meetings, festivities, funerals and cultural activities (e.g., classes for cooking, handicrafts, and flower arranging, as well as chess and poetry clubs). However, they are not to be used for political meetings, religious activities or anything of a similar nature.

- If you wish to use the community room, you need to seek approval in advance by submitting a "Community Room Use Application" to the Administration Service Office or the Administration Contact.
- When using the community room please follow the "Community Room Usage Guidelines" and avoid disturbing other residents with loud noises.
- When you have finished using the community room, please tidy up and clean the room, and confirm that all fires have been extinguished, and that all windows and doors have been closed.
- You will have a benefit of a usage fee reduction if certain requirements are met. For details, please contact the Administration Service Office or Residence Center etc.



(12) Open Areas, Play Lots, and Playground Equipment

Apartment complexes have an open space, a sand pit and other children's playing facilities. Use them for each intended use. Children may be injured unexpectedly due to wrong use. Parents and other guardians of children must be very cautious. In particular, parents must take extra caution for infants. Some apartment complexes have a baseball field, tennis court and the like. Have good time there by observing manners.

- If there are rules for use, use such space, sand pit, facilities etc., by observing the rules.
- To let children play joyfully and actively, we make efforts to prevent any accident from happening by periodic safety inspections and maintenance of the play facilities. If you should find breakage, rough surface, loosened screws, extrusion or drop of parts of the facilities, you report any of them to the nearest Administration Service Office or the Residence Center or other management facilities.

(13) Grass, etc.

Green, luxuriant grass is visually refreshing and heals our tiredness from a day. It is strictly forbidden to practice golf, baseball or any other sport in the grass because it is extremely dangerous. UR apartment residents are prohibited from using any of the premises of grass or bare areas, with some exceptions such as common flowerbeds, to grow flowers and vegetables.



(14) Water, Sewage, and Electrical Facilities



Danger

Do not enter water supply and drainage facilities reservoirs, transformer rooms, gas governors, or elevator control rooms. Doing so can lead to unexpected utility stoppages and accidents.



Facilities are provided to residents for supply of clean water, disposal of sewage, and for electricity supply. Entry into these facilities may result in damage or even injury; therefore this is expressly forbidden.

(15) Management report

The management report from UR is delivered to your individual mailbox six times a year at the end of every even-numbered month. This report contains your local regional information, other useful information and guidance from UR. As well as some requests and considerations regarding living in the apartment complex, such as how to use facilities, social rules, and manners.