

# APARTMENT

Address \_\_\_\_\_  
Apt. No# \_\_\_\_\_  
Zip Code \_\_\_\_\_

Rent Amount \$ \_\_\_\_\_  
Begins On \_\_\_\_\_  
Deposit Amount \$ \_\_\_\_\_

If Checked, Rent Includes:

- \_\_\_\_\_ Heat
- \_\_\_\_\_ Electric
- \_\_\_\_\_ Gas
- \_\_\_\_\_ Air Conditioning
- \_\_\_\_\_ Refrigerator
- \_\_\_\_\_ Stove
- \_\_\_\_\_ Garage / Parking
- \_\_\_\_\_ Laundry
- \_\_\_\_\_ Water
- \_\_\_\_\_ Sewer

# FINN US

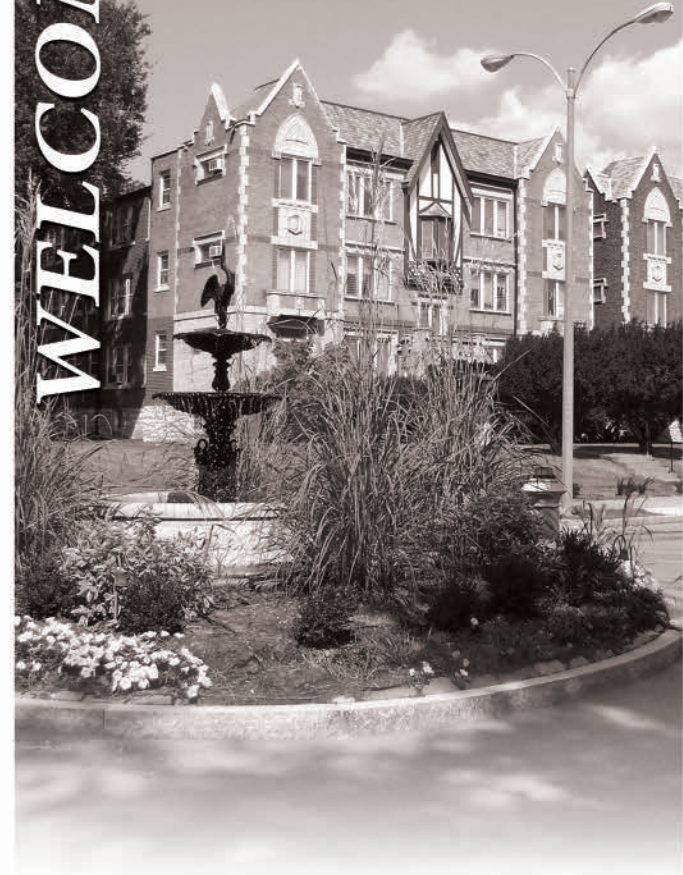
[www.byroncompany.com](http://www.byroncompany.com)



Linked in



# WELCOME



## The Byron Company

Dennis Lutsky, Manager  
6050 Delmar Blvd.  
Saint Louis, MO 63112  
314.725.5757  
[www.byroncompany.com](http://www.byroncompany.com)



Equal Housing



## YOUR RENT

All rents are due in full ON OR BEFORE THE FIRST DAY of each month. A late fee of \$25.00 will be charged on rents paid after the 3rd day of the month and an additional \$50.00 late fee plus \$3.00 per day until paid will be charged on rents paid after the 10th day of the month. A \$40.00 returned check fee will be charged to tenants for any check which is returned by your bank unpaid. Please make all rent checks payable to The Byron Company and mail them to:

THE BYRON COMPANY  
6050 DELMAR BLVD.  
ST. LOUIS, MO 63112

## MAINTENANCE REQUESTS

It is our sincere desire to make your new home as comfortable as possible. Maintenance requests can be made in writing and sent in with your rent or you can call the office at 725-5757 and report the problem. If no one is available to take your call, you can leave a voicemail message. Give as much information as possible to CLEARLY describe the problem. Be sure to leave your name, address, apt. number, and phone number. We try to make non-emergency repairs the next work day, but occasionally it can take longer. You can also visit our website at:

[www.byroncompany.com](http://www.byroncompany.com)

and click on the appropriate link to submit a non-emergency maintenance request.

## UTILITIES

To arrange to have utilities turned on which are NOT included in your rent, please contact:

### 1) GAS:

**Laclede Gas Company**....314.621.6960  
Laclede requires a gas meter inspection when you turn on service. When making an appointment, please make sure Laclede "notates on the work order" to:  
1) make appointment M-F 9am-4pm  
2) have Laclede call The Byron Co. at 725-5757 when heading over to the apartment (so that you do not need to wait all day). We will meet them and allow them access to the meter in the bsmt. as well as the gas appliances in your apt.

### 2) ELECTRIC:

**Ameren UE**.....314.342.1000

### 3) PHONE:

**AT&T-(Phone, TV, & Internet Service)**  
Start/Change Phone.....1(800)288.2020  
Service Problems.....1(800)246.8464  
Billing/Cancel Phone.....1(800)288.2020  
DSL (Internet).....1(800)288.2020

### 4) CABLE:

**Charter-(TV, Internet, & Phone Service)**  
Start Service.....1(800)211.4450

## CHANGE OF ADDRESS

Please do not forget to notify the following of your new address: Post Office, employer, magazine companies, bank, relatives, utility companies, friends, newspapers, and your insurance company.

## NOISE POLICY

- All musical instruments, radios, T.V.'s, etc., shall have the volume limited to a level which will not be heard outside of the immediate confines of your apartment unit.  
- Loud, boisterous, profane or obscene language or unseemly behavior and conduct is absolutely prohibited. Note that loud talking, etc., sounds even louder in halls, fire-escapes, and late at night.  
- Please note that we DO enforce the rules & regulations portion of our lease.

## MOVING PROCEDURES

All of our leases end July 31st. Under a lease, you must give at least 30 days written notice before your July 31st termination date to keep your existing lease from automatically renewing for another year. In the event that you have to move before your lease expires, please review your lease, call the office, or see our Leaving Early Options page on our website. When you vacate your unit, we do expect you to leave it clean. Please be as considerate as possible of your neighbors, and move during daylight hours and through the REAR entrances only. Please lock all windows and doors on your last day and drop off your keys to our office. You can deposit them through our mail slot, but PLEASE BE SURE TO LABEL YOUR ADDRESS ON THEM. Once we have your keys we can then conduct your move-out inspection.