



















Off-Campus Housing Guide

The University of Alabama at Birmingham.

Off-Campus Student & Family Engagement













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AMENITIES

- Resort-Style Pool and Sundeck
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Welcome to Life Off-Campus!

This Off Campus Student Guide outlines the steps and resources to help you have an extraordinary off-campus living experience.



Mission

The UAB Off-Campus Student and Family Engagement Office supports students living off campus by providing resources, programs, and engagement opportunities to enhance their student experience and connection to the university community.

Values

Community

Creating meaningful connections between offcampus students and the Birmingham community.

Support

Providing guidance and resources to help students navigate off-campus living.

Engagement

Encouraging participation in events, activities, and leadership opportunities

Programs & Services

Off-Campus Housing Website

Looking for housing near UAB? The Off-Campus Housing website is your go-to resource for exploring a variety of housing options. Our housing partners regularly share listings, resources, and property details to help you make informed decisions. Plus, the interactive map feature allows you to filter properties by distance, making it easy to see how far each option is from campus.

Meetings One-on-one

Require individualized advice? Off-Campus Life offers one-onone meetings to support students with off-campus housing searches, lease reviews, tenant rights, and any other housing-related concerns. Schedule a meeting to ensure a smooth and stress-free transition to off campus living.

Off-Campus Council

The Off-Campus Council serves as the voice of students living off campus, advocating for their needs and fostering a sense of community. The council helps off-campus students stay engaged, connected, and involved in campus life through events, initiatives, and resource-sharing.

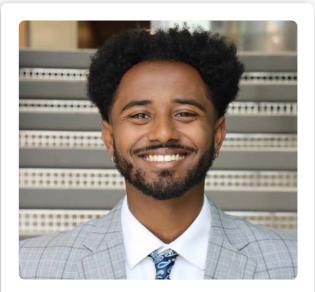
Transfer Student Organization (TSO)

Transitioning to UAB from another institution? The Transfer Student Organization (TSO) provides a welcoming space where transfer students can connect, share experiences, and receive guidance. With mentorship programs, social events, and networking opportunities, TSO makes navigating academic and campus life at UAB easier.





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Connect with us!

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Off-Campus Student Council



Keep up with OCSC on Instagram @uabocsc!

The Off-Campus Student Council consists of off-campus students who plan events. develop programming, and establish community partnerships to serve the off- campus student population at UAB.

Applications for the Off-Campus Student Council are available on Engage each spring semester.

The Off-Campus Student Council is the voice of off-campus students. Whether you have a 5-minute walk to campus or a lengthy commute, the Off-Campus Student Council is your representative body.



Scan to access the **OCSC Engage page**

Transfer Student Organization



Keep up with OCSC on Instagram @uabtso!

The **Transfer Student Organization** supports transfer students in their educational journeys through developing and promoting meaningful events, opportunities of engagement, and creating a sense of belonging.

Transfer Student Week

In conjunction with National Transfer Week, every October, TSO celebrates transfer students through a series of daily events such as a student mixer, a game night, and the annual transfer luncheon.

Each semester, TSO members have the opportunity to explore the City of Birmingham through a sponsored off-campus excursion. Previous events have included a fun activity night at Dave and Busters.

Transfer Student Scholarships

https://www.uab.edu/admissions/cost/ scholarships/transfer-students



Scan to access the TSO Engage page

Off-Campus Student Lounge



The **Off-Campus Student Lounge** is designed for off-campus students to use for attending events and workshops, studying, eating meals, and lounging in between classes.

The lounge is open later during the fall and spring semesters. Check our social media for updates on evening events, including workshops and guest presenters from various departments around campus.



Off-Campus Student Week

Join us in the fall for a week of exploring engagement opportunities, resources and celebrating our off-campus and commuter students.



OPEN PURE TOUT

Off-Campus Housing Fair

Every spring, come learn about different housing options and network with local apartments at us Off-Campus Housing Fair.

Transfer Student Week

This is a week worth of events to celebrate and honor the contributions of transfer students on our campus. Throughout the week, we hold various events available to transfer students (ex. Transfer Student Brunch), fostering a sense of belonging and support within the Blazer community.





Brand New Apartments

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Resort Style Amenities

Fresh Spaces, Zero Compromises!

Welcome to Colina WeHo, the ultimate off-campus escape where modern style meets student convenience. Did we mention we are only 4.2 miles from campus?! Whether you are flying solo, or bringing a crew Colina WeHo has 1,2, & 3 bedroom homes to fit your off campus needs.

Built with your living in mind, Check out our Features:

- Salt Water Pool
- Pet Spa

- Fitness Center
- Community Study Leash Free Pet Park Package Lockers

- Resident Lounge
- Yoga Studio
- Fiber Internet



Scan Here!



We look forward to talking soon! 80 West Oxmoor Road Birmingham, AL 35209 Phone 205.847.5555 colinaweho.com





Budgeting for Living Off Campus

Budget A necessary first step in finding your perfect off-campus housing situation is determining your budget. Use the chart below to determine what you can reasonably afford.

INCOME	
Monthly Income paycheck, allowance, stipend, scholarships, gifts, etc.	
TOTAL:	\$
EXPENSES	
One-Time Expenses	
School tuition, fees, parking permit, books, etc.	
Housing security deposit, move-in fees, utility installation, furnishings, etc.	
Monthly Expenses	
Housing rent, utilities, internet, etc.	
Internet	
Transportation gas, vehicle maintenance, etc.	
Household food, toiletries, laundry, etc.	
Recreation eating out, entertainment, trips, etc.	
Financial Commitments credit card payments, car payments, gifts, etc.	
TOTAL:	\$
NET (TOTAL INCOME MINUS TOTAL EXPENSES):	\$

FINANCIAL RESOURCES

Students can contact the Regions Institute for Financial Education for free, confidential financial counseling and financial education workshops. Scan the QR code below to access additional resources provided to students by the UAB Career Center.

Regions Institute for Financial Education

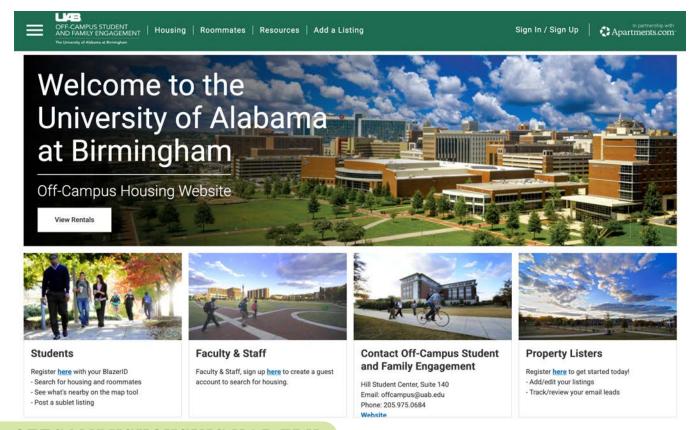
UAB.EDU/RIFE | rife@uab.edu 710 13th Street S. 1st floor, Collat School of Business Birmingham, AL 35233



UAB Career Center Student Resources



Off-Campus Housing Website



OFFCAMPUSHOUSING.UAB.EDU

The Off-Campus Housing website holds an online search portal of various rental listings, along with roommate profiles. It can be used to explore and compare apartments by zip code, budget, size, and amenities.

Visit uab.edu/studentaffairs/off-campus-andfamily/off-campus-students for a full video tutorial on how to navigate the off-campus housing site.

Search for housing options

The Off-Campus Housing website features a built-in Map Tool that allows students to easily explore rental properties near UAB. It's a convenient way to compare commute times, find housing close to campus shuttle stops or essential services, and make informed decisions about where to live.

Roommate Profile

Looking for a roommate? The website makes it easy and safe to connect with others who share your lifestyle and

preferences. Here's how it works:

Create Your Roommate Profile

Share information like:

- · Budget range
- · Class year / major
- Personality type (quiet/social, early riser/night owl)
- Pet and guest preferences
- · Hobbies and interests
- 1. **Search for Roommates:** Browse profiles that match your preferences. You can filter by lifestyle, budget, and more.
- 2. Update Anytime: Your profile stays active and editable, so you can update preferences or remove it after finding a match

Post a listing:

On the Off-Campus Housing website students are able to post any available sublease opportunities they have to fellow students, making the outreaching safe and secure amongst the UAB community.

Disclaimer: The listing of rental units on this site is a service to local rental property owners and University of Alabama at Birmingham students, faculty, and staff. Rental property owners are responsible for reporting information fairly and accurately, and the University of Alabama at Birmingham and Off Campus Partners cannot guarantee the completeness or accuracy of such information. Notwithstanding any language to the contrary, nothing contained herein constitutes, nor is intended to constitute, an offer, inducement, promise, or contract of any kind. The data contained herein are for informational purposes only and are not represented to be error free. Any links to non-UAB information are provided as a courtesy. They are not intended to constitute, nor do they constitute, an endorsement of the linked materials by the University of Alabama at Birmingham. The University of Alabama at Birmingham and Off Campus Partners expressly disclaim any and all responsibility for any problems that may arise with regard to such property or rental units or with regard to disputes between landlords and tenants concerning such property or rental units. All prospective tenants are encouraged to exercise their own good judgment when evaluating a prospective rental unit or landlord.

Essential Questions to Ask When Touring Apartments

Before committing to a lease, it's important to ask the right questions to ensure the apartment fits your needs. Use this checklist to make an informed decision.

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- What is the monthly rental price?
- What expenses are included in the rent? (Utilities, water, electricity, cable, internet?)
- ☐ Is there a utility cap? If so, how much is it?
- ☐ Are the units furnished? If so, is there an extra charge for furniture?
- ☐ Are there any special offers or discounts for new tenants?
- ☐ What are the upfront costs to move in? (Application fees, security deposit, etc.)
- ☐ How can I pay rent? (Credit card, check, online payments, etc.)
- ☐ Is a guarantor required? If I have one, can the deposit be waived?
- What are the costs if I don't have a guarantor?
- ☐ Am I responsible for setting up utilities like electricity or internet?
- ☐ When is rent due each month? Is there a grace period? What are the late fees, and when do they apply?
- ☐ Are pets allowed? If so, is there a pet deposit or monthly fee?
- ☐ What are the conditions for receiving a full refund of my security deposit?

Lease Terms & Policies

- ☐ What type of lease is available? (Individual or joint lease?)
- ☐ What is the lease duration? Are short-term lease options offered?
- ☐ What is the procedure for subletting or breaking the lease? Are there any penalties?
- ☐ Can I review the lease document before signing?

Roommates & Community Living

- ☐ Is there a roommate matching service? If so, how does it work?
- ☐ What happens if conflicts arise with my roommate? Is there an option to switch?
- ☐ How can I report concerns regarding roommates or neighbors?
- ☐ Is this Student Friendly Housing?

Amenities & Community Perks

- ☐ What amenities are available? (Gym, study spaces, pool, parking, etc.)
- ☐ What are the operating hours for these amenities?
- ☐ Is parking provided? Will I have an assigned spot, or do I need to purchase a permit?
- ☐ Is guest parking available? Are there additional costs?
- Does the complex host social or community events?

Security & Safety Measures

- ☐ What security features are in place? (Gated entry, security personnel, surveillance cameras?)
- What are the most frequent safety concerns from tenants?
- ☐ Are the doors equipped with deadbolts and peepholes?
- □ Are locks changed between tenants for security purposes?
- ☐ Have there been any incidents of crime in the area? If so, how has management handled them?

Maintenance & Property Management

- ☐ How old is the apartment building? When was it last renovated?
- ☐ How are maintenance requests submitted, and what is the average response time?
- ☐ How does the complex manage pest control? Have there been issues with bed bugs or other pests?
- ☐ Do maintenance or pest control staff enter apartments without prior notice?

Transportation & Accessibility

- ☐ Where is the nearest bus or public transit stop? Which routes serve the complex?
- ☐ Is the route to the bus stop well-lit and safe to walk at night?
- ☐ How frequently do public transportation options operate?

Renting Made Easy

A Student's Guide to **Housing Terms & Policies**

Definitions

- 1. Lease (n.) A legally binding contract between a landlord and tenant outlining the terms of renting a property, including rent amount, lease duration, and tenant responsibilities.*
- 2. Sublease / Sublet (n.) A situation where an existing tenant rents out their space to another person for the remaining lease term. Some leases prohibit subleasing, so check with the landlord before subletting.
- **3.** Co-Signer (n.) A person (often a U.S. resident) who guarantees rent payment if the tenant fails to pay. Many landlords require international students to have a co-signer due to a lack of U.S. credit history.
- **4. Guarantor** (n.) Similar to a co-signer, a person who guarantees rent payment if the tenant fails to pay. A guarantor is usually a parent or legal guardian.
- 5. Credit Check (n.) A review of a tenant's financial history to assess their ability to pay rent on time. Since international students may not have a U.S. credit history, a co-signer or a higher security deposit may be required.
- **6.** Application Fee (n.) A non-refundable fee paid when applying for an apartment. This covers background and credit checks. Fees range from \$30-\$75 per person.
- 7. Security Deposit (n.) A refundable deposit paid to the landlord before moving in. This ensures the property is maintained in good condition. Usually equal to one month's rent and is returned upon moving out, minus any deductions for damage.
- 8. Renters' Insurance (n.) An optional but recommended insurance policy that protects tenants from financial loss due to theft, fire, or damage to personal belongings.
- 9. Prorated Rent (n.) Rent that is adjusted based on the number of days a tenant stays in a partial month. For example, if moving in on the 15th instead of the 1st, the rent will be charged for

- only half the month.
- 10. Move-in Inspection (n.) An inspection conducted before moving in to document the condition of the property and avoid being charged for pre-existing damages.
- 11. Utilities (n.) Basic services such as electricity, water, gas, internet, and trash collection. Some leases include utilities in the rent, while others require tenants to set up accounts and pay separately.
- **12. Grace Period** (n.) A set number of days after the rent due date during which rent can be paid without late fees. Some landlords do not offer a grace period, so confirm this before signing the lease.
- 13. Pet Deposit (n.) A one-time, refundable fee charged to tenants with pets to cover potential damages. Some apartments also charge monthly pet rent.
- **14. Occupancy Limit** (n.) The maximum number of people allowed to live in a rental unit, as specified by the lease and local housing laws.
- **15. Early Termination Clause** (n.) A section in the lease that specifies conditions and penalties for ending the lease early. Some leases allow early termination with a penalty fee, while others do not permit early termination.
- 16. Breaking the Lease (v.) Ending a lease agreement before the contract expires. This often results in penalties, such as paying the remaining rent or losing the security deposit.
- 17. Move-Out Notice (n.) A written notice (usually 30-60 days in advance) given to the landlord before vacating the apartment. Failure to provide notice may result in penalties or loss of the security deposit.
- 18. Eviction (n.) The legal process by which a landlord removes a tenant from a property due to lease violations, such as non-payment of rent or property damage.

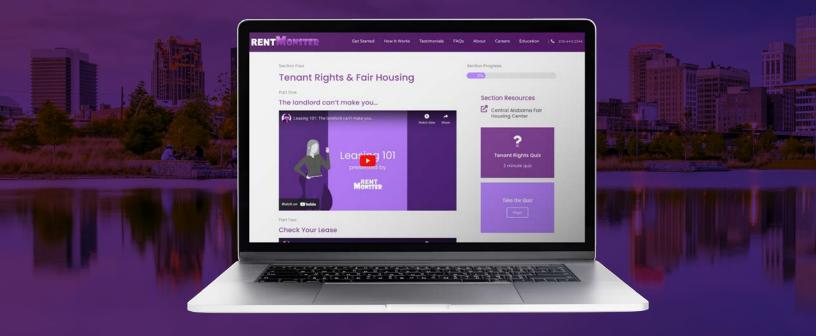
*Keep a personal copy of the signed lease.

For more information on understanding your lease, the Alabama Tenants' Handbook can be found at uab.edu/studentaffairs/off-campus-and-family/off-campus-students

Although not all landlords have the same policies, renting requirements in the Birmingham area are typically consistent.

Introducing:

Leasing 101 Video Course



Build apartment-hunting confidence with Leasing 101!
This free online course takes just 50 minutes to complete, and equips you with the knowledge you need to be savvy in your search and happy as a renter.

Sign up to get started!



RentMonster provides a free service to help people find their perfect apartment. Visit our website to learn more.

www.rentmonster.com





Here are some of your rights and responsibilities from the Alabama **Tenants' Handbook:**

Tenant Obligations

- Pay rent on time, with late fee applicable
- Dispose of garbage correctly
- Tell your landlord if you plan to be gone for two (2) weeks or longer
- · Do not disturb your neighbors
- Be respectful of the landlord's property
- Be aware that unlawful actions of your guests can reflect on you to your landlord

Landlord Obligations

- · Comply with all applicable building, housing, and health and safety codes
- Provide two (2) days' notice prior to entering the unit (unless there is an emergency)
- Allow tenant to file complaints about unsafe living conditions, without retaliation
- Keep common areas safe and clean
- Make repairs to keep your place safe and livable
- Cannot enforce new rules that affect the current term of your lease

Protecting Your Security Deposit

- Take pictures and videos of the entire property prior to moving in furniture
- Document everything from floor to ceiling
- Make a list of all repairs in writing and keep a copy for your records

Your security deposit is refundable within 35 days of the end of your lease, as long as:

- You are up to date on rent
- The property is returned in the same condition as it was received
- You have provided a forwarding address



Scan the QR code to view the Alabama Tenant's Handbook, or find it online at uab.edu/studentaffairs/off-campus-and-family/off-campus-students

Off Campus Packing List

Bedding Essentials	☐ TV & Remote
☐ Comforter or Blanket	Speaker or Sound System
☐ Mattress Pad	☐ Gaming Console (optional)
☐ Pillows & Pillowcases	☐ Microwave
☐ Fitted & Flat Sheets	Desk Lamp or Reading Lamp
☐ Throw Blanket	☐ Flashlight & Extra Batteries
☐ Bed Skirt (optional)	W: 1
☐ Bed Frame or Base (if not provided)	Kitchen Supplies
= Bout tame of Bade (in the provided)	☐ Pots & Pans
School Supplies	☐ Cooking Utensils (Spatula, Tongs, etc.)
☐ Backpack or Laptop Bag	Cutting Board & Knife
☐ Notebooks & Folders	Measuring Cups & Spoons
☐ Binders & Dividers	Mixing Bowls
Pens, Pencils, Highlighters, and Markers	☐ Can Opener
☐ Stapler & Paper Clips	■ Microwave-safe Dishes & Bowls
□ Paper (Printer Paper & Notepads)	☐ Cups & Mugs
☐ Sticky Notes & Post-its	☐ Glasses (for water, etc.)
☐ Scissors & Tape	☐ Silverware (Forks, Spoons, Knives)
☐ Printer (if needed)	□ Plates (Microwave Safe)
Printer Ink & Extra Cartridges	☐ Dish Towels & Sponges
☐ USB Flash Drive	☐ Dish Soap & Dishwasher Detergent
Calendar or Planner	☐ Waste Can & Garbage Bags
0 ' ' ' 00'	☐ Reusable Grocery Bags
Organization & Storage	□ Food Storage Containers (for leftovers)
☐ Closet Organizers (Bins, Hangers, Shoe Racks)	☐ Coffee Maker or Kettle
Storage Containers & Bins	☐ Toaster or Toaster Oven
Laundry Basket or Hamper	Cleaning & Household Supplies
☐ Shower Caddy	☐ Broom, Dustpan & Mop
☐ Shelves (if necessary)	☐ Vacuum Cleaner
☐ Small Waste Bins (Room & Bathroom)	☐ Laundry Detergent & Fabric Softener
Dry Erase Board or Cork Board	☐ Dryer Sheets or Wool Dryer Balls
☐ 3M Hooks & Adhesives	☐ Iron & Ironing Board
☐ Mirror (Full-length or Handheld)	☐ Stain Remover (Stick or Spray)
Storage Bins for Kitchen or Bathroom	☐ Paper Towels & Cleaning Rags
Appliances & Electronics	☐ All-Purpose Cleaner (Counter, Kitchen, etc.)
• •	☐ Glass Cleaner (for mirrors and windows)
□ Laptop/Computer & Mouse	☐ Bathroom Cleaner (Toilet, Tub, Sink)
☐ Ethernet Cable (if needed for wired connection)	☐ Floor Cleaner
☐ HDMI Cable & Other Adapters	☐ Air Freshener or Scented Candles
□ Power Strips & Extension Cords	☐ Dish Soap & Dish Scrubbers
☐ Surge Protector☐ Printer	☐ Lint Roller
☐ Chargers (Laptop, Phone, etc.)	
☐ Portable Power Bank/USB Charger	— continued on next page —
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Off Campus Packing List

Personal Items	Etc.
☐ Clothes (Winter & Summer)	
☐ Outerwear (Coats, Jackets, Umbrella)	
Sneakers, Flip Flops, Sandals, Boots	
☐ Pajamas & Loungewear	
☐ Workout Gear (if needed)	
☐ Shoes & Slippers	
☐ Insurance Cards & Important Documents	
□ Debit/Credit Cards & ID	
☐ Glasses/Contacts & Prescription	
☐ Bike, Lock, Helmet (if biking)	
☐ Phone & Laptop (with charger)	
☐ Toolkit (Small Hammer, Screwdrivers, etc.)	
☐ Bike/Scooter Helmet	
☐ Prescription Medication (with labels)	
Miscellaneous	
☐ Decorations (Posters, Lights, Rugs)	
☐ Plant or Succulents	
☐ Extension Cord (Heavy Duty)	<u> </u>
☐ Fan or Heater (if necessary)	
☐ Picture Frames & Personal Mementos	
Books, Magazines, or Leisure Reading	
☐ Travel Bag/Weekender Bag	
☐ Food & Snacks (non-perishable)	
☐ Extra Set of Keys (for car, apartment)	
☐ Flash Drive or External Hard Drive	
Optional Items	
☐ Air Purifier	
☐ Extra Desk or Floor Lamp	
Extra Storage Bins for Clothes, Books, or	
Kitchen Items D. Eytra Mattraga or Cushion for Comfort	



H2 Real Estate Apartments Rentals

BETTER THAN LIVING WITH YOUR PARENTS

(Studios Start at \$629/month)





Move-In To-Do List

☐ Schedule a Walk-Through

Arrange a final walk-through with your landlord before moving in to inspect the property and collect your keys.

☐ Plan for Move-In Day

Organize transportation, enlist help from friends or family, and label boxes for an efficient unpacking process.

Set Up Utilities

Ensure essential services like water, electricity, and internet are activated before your move-in date.

■ Secure Parking

Check if you need a parking permit from your landlord or a UAB commuter parking pass.

□ Get Renters Insurance

Protect your belongings from unexpected damages or theft by purchasing affordable renters' insurance.

■ Document the Property's Condition

Take photos or videos of the apartment before moving in to note any pre-existing damages.

Move-In Day Tips

Plan Ahead

Label your boxes by room, pack essentials separately, and organize transportation or rental vehicles early.

Ask for Help

Enlist friends or family members to help with loading and unloading. It makes the process smoother and more enjoyable.

Arrive Early

Arriving early gives you time to unpack, check for any immediate issues, and settle in without rushing.

Clean Before You Unpack

Even if the unit looks clean, it's always a good idea to wipe down surfaces before placing your belongings.

How to Inspect a Property

Before signing a lease, thoroughly inspect the entire property, checking these things:



Does the

Turn on all faucets/shower heads to make sure the hot/cold water works, and that there are no worrisome drips.



Safety First

Make sure there is adequate outdoor lighting for your safety.



Make sure exterior doors have functioning locks.



Check for

There should be at least one per floor, especially near or in the bedroom.



In Case of **Emergency**

Make sure windows are not painted shut, and make sure bedroom windows are large enough to crawl through in case of emergency.



Functioning Appliances

Check all appliances to make sure they work.



Make sure the heat and air conditioning work correctly.



Room

Check walls and floors for moisture damage or mold.



Speak to the current tenants to see what type of issues they have encountered.

AN OASIS ON THE EDGE OF CITY LIVING











1, 2, & 3 Bedrooms



Resort Style Pool



1 & 2 Bathrooms



Attached & Detached Garages

Newly renovated!
Convenient location to I-65, shopping, restaurants,& more.
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Birmingham, & Samford.



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Off-Campus Roommate Guide

Navigating Shared Living Spaces

Living with roommates can be an exciting and rewarding experience, but it also requires communication, respect, and compromise. A successful roommate relationship is built on setting clear expectations, establishing open communication, and being mindful of each other's habits and preferences. Whether you are moving in with friends or strangers, it is important to discuss responsibilities, schedules, and boundaries early on to avoid conflicts.

Tips for Being a Good Roommate

Communicate Openly & Respectfully Address concerns as they arise instead of letting small issues build up.

> **Be Considerate of Shared Spaces** Clean up after yourself and keep common areas tidy.

Respect Boundaries Ask before borrowing items and respect personal space.

Be Flexible & Willing to Compromise Everyone has different habits; find a balance that works for all.

Follow the Roommate Agreement Stick to agreed-upon rules to maintain a peaceful living situation.

Roommate Agreement Template

A Roommate Agreement helps ensure that everyone is on the same page regarding rent, chores, quests, noise levels, and shared responsibilities. Taking the time to create and follow this agreement can prevent misunderstandings and promote a peaceful, cooperative living environment.

This agreement will remain in effect from [Start Date] to [End Date].

If a roommate decides to move out before the lease ends, they are responsible for finding a replacement and notifying the landlord and roommates at least 30 days in advance.

Rent & Bills
1. Total rent for the unit: \$ 2. Each roommate pays \$ per month.
3. Rent is due on the of each month.
4. Utilities will be (included in rent / divided equally / paid by one roommate and reimbursed.)
Security Deposit
Each roommate contributed \$ to the security deposit.
2. Any damages will be paid for by the responsible party; if responsibility cannot be determined, costs will be
split evenly.
Guests & Visitors
1. Guests are [allowed / not allowed].
2. Guests may stay no longer than without prior roommate approval.
3. Roommates should give notice before inviting overnight guests.
Cleaning & Chores 1. Each roommate is responsible for cleaning their own dishes and common areas.
2. A cleaning schedule will be <i>[created / assigned based on personal preference]</i> .
3. Trash will be taken out [daily/weekly] by [designated person/all roommates on a rotation].
Noise & Quiet Hours:
 Quiet hours will be from:[AM/PM] to:[AM/PM] on these days: Loud music, TV, or phone calls should be always kept at a reasonable volume.
Shared & Personal Items:
1. Roommates [will/will not] share food. If not, food will be stored separately.
2. The following items may be shared: <i>[cleaning supplies, kitchen items, toiletries, etc.]</i> .
Personal Property & Privacy:
1. Roommates will [ask permission before borrowing each other's items].
2. Personal spaces (bedrooms, designated storage areas) should be respected.
Household Temperature & Safety:
1. The thermostat will be set to degrees for AC and degrees for heat.
2. Doors and windows should remain locked when no one is home.
Signatures: By signing below, each roommate agrees to uphold this agreement and maintain a respectful and cooperative living environment.
Roommate Names & Signatures:
1 Date:
2 Date:
3 Date:
4. Date:



Move-Out Checklist

■ Review Your Lease Terms

Check your lease for the official moveout date and any notice requirements for renewal or termination.

■ Start Packing Early

Begin at least 30 days in advance to allow time for selling, donating, or disposing of unwanted items.

☐ Clean the Apartment Thoroughly

Remove personal belongings, clean appliances, vacuum, and make any minor repairs.

■ Take Photos for Documentation

Capture images or videos of the apartment's condition upon move-out to prevent disputes over damages.

■ Return All Keys & Access Cards

Confirm with your landlord if additional steps, like carpet cleaning or repairs, are required before moving out.

Cancel or Transfer Utilities

Contact service providers to stop or transfer services, ensuring all bills are settled before leaving.

Security Deposit

Provide your forwarding address to receive your deposit. If deductions occur, you have 15 days to dispute them in writing.

☐ Dispose of Large Items Responsibly

Schedule donations or arrange for proper disposal of bulky furniture or appliances.











A Life Well Lived at Birmingham's Parkside Apartments

Community Amenities

- Elevated Resort-Style Pool overlooking Railroad Park
- Yoga/Spin Center with Fitness on Demand Kiosk
- Pet Spa
- · Outdoor Grilling Space
- · 24 HR Resident Lounge
- Outdoor Entertainment Space with Fireplace and Bocce Court
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International Students at UAB

International students at UAB, regardless of their major or program, whether Graduate, Undergraduate, INTO UAB, or pathway students, can access resources through UAB Off-Campus Housing to find suitable accommodations. While undergraduate, international students are required to live on-campus for their first two semesters, there are extensive off-campus housing resources available for those who qualify to live off-campus.

UAB's Off-Campus Housing Office offers:

- One-on-one consultations with qualified staff to help navigate housing options.
- · Assistance from an International Student Liaison, who works closely with international students to understand their needs.
- Guidance on USA renting culture, including understanding leases, lease reviewal, and tenant rights.
- Support in finding, securing, and transitioning into off-campus housing.
- Help in resolving housing-related conflicts with landlords or roommates.

For more information and assistance, visit offcampushousing.uab.edu to explore housing options, roommate listings, lease review resources, and more.

Understanding U.S. Rental Culture

Renting an apartment in the U.S. can be quite different from other countries, and it's important for international students at UAB to understand the rental process to avoid potential pitfalls. This guide will help you navigate lease agreements, rental expectations, and necessary documentation.

Rental Periods & Lease Types

Most leases in the U.S. are either 12-month fixed-term leases or month-to-month agreements:

- 12-Month Lease: The most common type, requiring tenants to stay for the entire duration. Breaking the lease early often results in penalties.
- Month-to-Month Lease: More flexible, but rent can be increased at any time with proper notice. Some student-friendly housing options around UAB may offer academic-year leases (August to May), aligning with the school year.

Common Rental Scams & How to Avoid Them

International students are often targeted by scams. Here's how to protect yourself:

- Too Good to Be True: If rent is unusually low compared to similar properties, it may
- No In-Person Viewing: Scammers may ask for payment without showing the property. Always visit the apartment or request a
- Requests for Unusual Payments: Never pay deposits via wire transfer, cryptocurrency, or gift cards—only use secure payment methods like checks or direct deposits.
- Fake Landlords: Verify property ownership by checking the lease or looking up the landlord through county property records.

Renting in the U.S. vs. Other Countries

- **Upfront Payments:** Unlike some countries where you pay several months' rent upfront, most U.S. landlords require only the first month's rent and a security deposit (usually equal to one month's rent).
- · Credit & Rental History: In the U.S., landlords often check a tenant's credit score and rental history, which international students may not have. Many landlords will accept an I-20 form, proof of income, or a co-signer (such as a U.S.-based guarantor) instead.
- Utilities & Furnishing: Unlike some countries where utilities and furniture are included, U.S. rentals typically require tenants to set up electricity, water, and internet separately.

Documents Needed to Sign a Lease

As an international student at UAB, landlords may require

- Passport & Visa
- I-20 or DS-2019 Form (Proof of Student
- Proof of Enrollment (UAB Admission Letter or Transcript)
- · Proof of Funds (Bank Statements, Scholarship Letter, or Job Offer)
- Social Security Number (SSN) or Rental History (if available)
- Co-Signer/Guarantor (If No Credit History)

By understanding these rental expectations and preparing the necessary documents, you can secure safe and reliable housing while studying at UAB! If you need assistance with lease reviews or understanding your rights as a tenant, UAB's Off-Campus Student & Family Engagement office can help.

How to Set Up a U.S. Bank Account

Below are some items you will need to open a U.S. Bank Account

Note: Each bank is different; check with the bank before you go!









- While not necessary, it would be a good idea to take your I-20, I-94, and University Admission Letter with you too.
- You do **not** need a Social Security Number (SSN) to set up a bank account!
- · If you need to set up a bank account during orientation, there will be banks at the Resource Fair that you can meet with.

How to Set Up a Phone Plan

Before You Leave Home

Make sure that your phone is unlocked or plan to buy a phone in the U.S. Many international phones are locked and will not work in the U.S.

Research Providers

There are many cell phone providers in the U.S. Some offer contract plans where you sign up for a plan that will last 2-3 years. Some offer pre-paid plans where you pay for service each month.

Decide What You Need

After researching, decide what you need. Ask:

- · How long will you be in the
- · Do you need a new phone and service?
- How much data do you typically use?
- Do you want a contract?
- · Will you call abroad often?

Need a Phone Number Before You Arrive?

Some companies, like CampusSIMS, will provide you with a SIM card and U.S. Phone number while you are in your home country. You will still need to activate the SIM card when you enter the U.S.

Need a SIM Card When You Arrive?

Many cell phone providers will require that you set up your service in-person in the U.S. If you need to set up phone services during orientation, there will be cell phone providers at the Resource Fair. Bring your passport/visa with you!

Get Involved on Campus & UAB Pathfinders

ENGAGE



uab.edu/uabengage

uab.givepulse.com

Looking to get involved on campus? ENGAGE and BlazerPulse are UAB's involvement and community service platforms. Engage highlights all student organizations, campus events, and news articles. BlazerPulse is UAB's community service platform that allows students to find service opportunities and track community service hours!

Involvement Tips

Attend Campus Events

UAB has a variety of events hosted throughout the year, from academic guest speakers to social gatherings and celebrations. Attending these events is a great way to meet other students and get involved.

Volunteer On/Off Campus

BlazerPulse provides a variety of volunteering opportunities on campus and in the greater Birmingham community. Volunteering not only helps the campus and Birmingham community but also introduces you to new opportunities and people.

Join a Student Organization

UAB offers a variety of student organizations, from cultural to academic - consider joining one that aligns with your interests. Being part of a student organization is a great way to meet like-minded people and develop leadership skills. Pathfinders also work closely with a variety of student organizations to help students get involved.

UAB Pathfinders

The UAB Pathfinders serve as a resource for any student seeking assistance in finding opportunities for campus engagement. The Pathfinders provide one-onone consultations with students looking to get more involved, or group consultations for students wanting to create their own student organization. They additionally support student organizations as a primary resource for Engage support and other organizational benefits.

Scan the QR code to schedule a time to meet with us!



Jiya Patel Team Lead

Pathfinders: Rachita Avatapally Jakvla Jones Khushi Patel **Keith Stampley**





Commuting

Parking

Parking policies are constantly being updated at UAB. It is a good idea to familiarize yourself with all of your parking options listed on UAB Transportation's website.

If you plan to park your car on campus, UAB Transportation requires the purchase of a zoned Parking Pass to be displayed in your vehicle. Students will have the option to choose among seven zones with Zones A through G available to all students and Zone 7 reserved for students who live on campus. Permits will still be sold on a first-come, first-served basis, so students are encouraged to apply early to ensure their desired zone is still available. To assist students in determining their best parking option, UAB Transportation has provided a table of estimated walking distances from each zone to a list of the most popular academic buildings. To access this table, please visit uab.edu/ transportation.

Blazer Express

Taking the Blazer Express from various lots can also be a quick and easy way to find parking. Download the Trans Loc app to track the Blazer Express in real

Birmingham On-Demand Via App

Book rides instantly to many popular locations in downtown and West Birmingham for \$1.50 per trip.

Mon.-Fri. 6:00am - 8:00pm | Sat. 8:00am - 10:00pm

Register your bicycle.

Students receive a free helmet and U-lock with bike registration, available for pickup at the UAB Transportation office. Registration can be completed online (permit stickers will be mailed), in person at UAB Transportation, or at one of the many tabling events throughout the year. While UAB doesn't have a bike permitting requirement, registration is easy and free! Registering and personalizing your bike also connects you as the owner of your bike, which is important in case of theft or if your bike is deemed abandoned.

Blazer Market Shuttle

The Blazer Market Shuttle is a free UAB service for students without transportation. It takes you to Walmart, Mi Pueblo, Super Oriental Market, and Hometown Supermarket.

The shuttle runs every Saturday from 10:00 a.m. to 1:00 p.m. Pick-up is in front of Starbucks at the Hill Student Center; just bring your UAB One Card!

Commute Smart

Did you know you can get paid for carpooling, walking, or biking to campus? Read more about getting paid for sustainable commuting options through Commute Smart at uab.edu/sustainability.

For more information about commuting to campus, contact UAB Transportation at (205) 934-3513.

Campus Safety

Your safety is a top priority at UAB. Whether you live on-campus or off-campus, understanding personal safety, housing security, and emergency preparedness is essential for a secure and stress-free student experience. This guide provides key tips and resources to help you stay safe in different situations.

Stay Alert & Aware

Avoid distractions like texting or wearing headphones when walking alone.

Use the Buddy System

Walk in groups, especially at night. Avoid isolated or poorly lit areas.

Trust Your Instincts

If something feels off, remove yourself from the situation and seek help.

Know Campus Safety Resources:

Download the Rave Guardian app for **UAB** campus alerts and safety tools.

UAB Safety Escort Service | Book Via Trans Loc

If you ever feel unsafe walking alone, request a free safety escort by calling (205) 934-8772 or book ride Book Via Trans Loc.

Utilize the Rave Guardian Campus Safety App

This free app is used to indicate your location, your destination, and your estimated arrival time to your personally selected safety network as well as UAB Police in case of emergency.

On-Campus Housing Security

- Secure Your Room: Always lock your doors and windows, even if you're stepping out briefly.
- Never Share Your Keys or Access Cards: Report lost or stolen keys immediately.
- Report Suspicious Activity: Alert residence hall staff or UAB Police if you notice anything unusual.

Off-Campus Housing Security

- Choose Safe Neighborhoods: Research crime rates and visit potential housing options at different times of the day.
- Check Safety Features: Ensure locks, smoke detectors, and security systems are working before moving in.
- Secure Doors & Windows: Install additional locks if necessary and never leave valuables visible through windows.
- Know Your Landlord's Responsibilities: They must provide a safe and habitable living space.

Fire Safety

Fire hazards can occur anywhere, so it's important to be prepared.

- Know the Exits: Locate fire exits and extinguishers in your building.
- Test Smoke Alarms: Make sure smoke detectors are functional. If they aren't, report them immediately.
- Avoid Overloading Outlets: Use power strips responsibly and unplug appliances when not in use.
- Cook Safely: Never leave cooking unattended, and avoid using flammable materials near stovetops.
- No Smoking Indoors: Many housing areas prohibit smoking due to fire hazards.
- · In case of a fire, do not use elevators—use stairwells to exit safely.

Emergency Preparedness:

Being prepared for emergencies can make all the difference.

- Weather Alerts: Sign up for B-Alert to receive notifications about severe weather conditions or campus emergencies. uab.edu/balert
- Locate Emergency Call Boxes: These green HELP call boxes are placed around campus for immediate assistance.
- Know Emergency Procedures: Learn fire evacuation routes, storm shelter locations, and emergency contacts.
- Keep Important Documents Safe: Have copies of your lease, ID, insurance, and emergency contacts stored securely.

Party Safety & Responsible Drinking

If you choose to attend social gatherings or consume alcohol, do so responsibly.

- Know Your Limits: Pace yourself and alternate alcoholic drinks with water.
- Never Leave Your Drink Unattended:
 Watch your drink being prepared and avoid accepting drinks from strangers.
- Stick with Friends: Arrive and leave together—never leave a friend behind.
- Have a Plan to Get Home Safely: Use Uber, Lyft, or a designated sober driver.
- Understand Consent: A person under the influence cannot legally consent to sexual activity.
- Emergency Help: If someone shows signs of alcohol poisoning—unconsciousness, slow breathing, or vomiting—call 911 immediately.

Late-Night Safety

If you must be out at night, take extra precautions.

- Stay in Well-Lit Areas: Avoid alleyways and deserted streets.
- Keep Your Phone Charged & Accessible: Have emergency contacts saved.
- Use Safe Transportation: Avoid getting into a vehicle with strangers. Use trusted rideshare services or public transportation.
- Share Your Location: Let a friend or family member know where you are.

Get certified in bystander intervention.

UAB offers **That Don't Fly** bystander intervention training on campus. This training is one of the most effective strategies to prevent interpersonal violence on campus. They are designed to empower participants to safely intervene in risky situations and say that interpersonal violence doesn't fly here at UAB! For more information, visit **uab.edu/students/wellness/that-dont-fly**

Cut out this panel and keep it in an easy-to-find spot in case of emergency (



Emergency Information

In any situation, it is important to assess before you react. These tips and numbers can help, but always call 911 in an emergency.

When to call 911:

- In case of fire
- · When in immediate danger
- When the transport of someone could cause their health to rapidly decline
- Unconsciousness or major injury

When to NOT call 911:

- Minor injuries or ailments
- Noise complaints or minor disagreements
- To ask a question of the police or fire department
- A power outage

If you do call 911 or an emergency number, be prepared to answer the following questions:

- What is your location?
- · What is the problem or incident?
- What is the state of the victim?

If you are calling on a cell phone, be prepared to give your phone number for a way to call back.

UAB Police (Emergency) (205) 934-3535 or 911

UAB Police (Non-Emergency) (205) 934-4434

UAB Student Health and Wellness (205) 934-3580

UAB Student Outreach (205) 975-9509

Birmingham Police (Non-Emergency) (205) 328-9311

Birmingham Fire (Non-Emergency) (205) 250-7540

Crisis Line1.800.273.8255 or text START to 741-741

For more information, visit uab.edu/safety



Student Affairs

CAMPUS DINING

(205) 996-6565 uabdining@uab.edu

UAB.EDU/STUDENTS/DINING

CAREER CENTER

HSC 307 | (205) 934-4324 careerservices@uab.edu UAB.EDU/STUDENTS/CPD

COMMUNITY STANDARDS & STUDENT ACCOUNTABILITY

HSC 303 | (205) 996-1512 accountability@uab.edu

UAB.EDU/STUDENTS/ACCOUNTABILITY

DISABILITY SUPPORT SERVICES

HSC 409

Voice: (205) 934-4205 TDD: (205) 934-4248 dss@uab.edu

UAB.EDU/STUDENTS/DISABILITY

FRATERNITY & SORORITY LIFE

Student Assembly Building | (205) 934-8020 greeks@uab.edu

UAB.EDU/STUDENTS/INVOLVEMENT

HILL STUDENT CENTER

(205) 934-8000 | hsc@uab.edu

UAB.EDU/STUDENTS/STUDENTCENTER

MARKETING & COMMUNICATIONS

HSC 407 | (205) 934-8377 samarketing@uab.edu

UAB.EDU/STUDENTAFFAIRS/MARKETING

OFF-CAMPUS STUDENT & FAMILY ENGAGEMENT

HSC 140 | (205) 975-0684

families@uab.edu

UAB.EDU/STUDENTAFFAIRS/OFF-CAMPUS-AND-FAMILY

STUDENT ASSISTANCE & SUPPORT

HSC 303 I (205) 975-9509 studentoutreach@uab.edu

UAB.EDU/STUDENTS/ASSISTANCE



STUDENT COUNSELING SERVICES

(205) 934-5816 counseling@uab.edu

UAB.EDU/STUDENTS/COUNSELING

STUDENT HEALTH SERVICES

(205) 934-3580 studenthealth@uab.edu

UAB.EDU/STUDENTS/HEALTH

 Schedule an appointment via the Student Patient Portal or call (205) 934-3581

STUDENT HOUSING & RESIDENCE LIFE

(205) 996-0400 studenthousing@uab.edu UAB.EDU/STUDENTS/HOUSING

STUDENT INVOLVEMENT & LEADERSHIP

HSC 230 | (205) 934-8020 getinvolved@uab.edu **UAB.EDU/STUDENTS/INVOLVEMENT**

STUDENT MEDIA

HSC 130 | (205) 934-3354 info@insideuab.com

UAB.EDU/STUDENTMEDIA

STUDENT ENGAGEMENT AND ENRICHMENT

HSC 311 | (205) 975-8673

UAB.EDU/STUDENTS/ENGAGEMENT-ENRICHMENT

UNIVERSITY RECREATION

(205) 934-8224 recreation@uab.edu UAB.EDU/UNIVERSITYRECREATION

VETERAN SERVICES

HSC 313 | (205) 934-8804 veteransaffairs@uab.edu **UAB.EDU/STUDENTS/VETERANS**

WELLNESS PROMOTION

(205) 996-0834 wellnesspro@uab.edu UAB.EDU/STUDENTS/WELLNESS

Campus Resources

External Partners

ACADEMIC ADVISING

uabadvising@uab.edu **UAB.EDU/ADVISING**

BIRMINGHAM POLICE & FIRE RESCUE

Emergency: 911

Non-Emergency: (205) 328-9311 Fire Prevention: (205) 250-7540 POLICE.BIRMINGHAMAL.GOV

BLAZER KITCHEN

1613 11th Ave. South (205) 996-2040 blazerkitchen@uab.edu

UAB.EDU/BENFUND/PROGRAMS/BLAZER-KITCHEN

BLAZER KITCHEN AT THE HILL STUDENT CENTER

HSC 303 | (205) 975-9509 studentoutreach@uab.edu

UAB.EDU/STUDENTS/ASSISTANCE/BLAZER-KITCHEN

LEARNING RESOURCE CENTER - INTO UAB CENTER

Sterne Library | 917 13th St. South, Floor 2 (205) 934-4686 intouab@uab.edu

UAB.EDU/GLOBAL/STUDENTS/INTERNATION-**AL-STUDENTS/INTO-UAB**

ONE STOP STUDENT SERVICES

HSC 103 | (205) 934-4300 onestop@uab.edu

UAB.EDU/STUDENTS/ONESTOP

TITLE IX

(205) 996-1340 titleix@uab.edu **UAB.EDU/TITLEIX**

UAB LIBRARIES

Lister Hill: (205) 975-4821 Mervyn Sterne: (205) 934-6364

LIBRARY.UAB.EDU

UAB MEDICINE URGENT CARE

125 20th St. South, Ste. 103 (205) 801-5251 UABMEDICINE.ORG/LOCATIONS/UAB-MEDICINE-UR-**GENT-CARE**

UAB POLICE

1117 14th Street South Emergency Line: (205) 934-3535 Non-emergency: (205) 934-4434

UAB.EDU/POLICE

Main Office: (205) 934-3513 Safety Escort: (205) 934-8772 UAB.EDU/TRANSPORTATION

UAB TRANSPORTATION

UAB TRIO ACADEMIC SERVICES

HSC 315 | (205) 934-2729 TrioAcademicServ@uab.edu UAB.EDU/STUDENTS/ACADEMICS/TRIO

VULCAN MATERIALS ACADEMIC SUCCESS CENTER (VMASC)

Education Building 240 (205) 934-8184 VMASC@uab.edu

UAB.EDU/STUDENTS/ACADEMICS/STUDENT-SUCCESS

COURTYARD BIRMINGHAM DOWNTOWN AT UAB

1820 5th Avenue South (205) 254-0004

HILTON BIRMINGHAM AT UAB

808 20th St. South (205) 933-9000



Community Highlights

15 Minutes From Campus Gated Community 1, 2, & 3 Bedrooms Pet Friendly





EXLUSIVE OFFER FOR STUDENTS: WAIVED APP & ADMIN!







