**Tenancy Agreement**

**Introduction**

This Tenancy Agreement is entered into by [Landlord/Property Owner Name] (hereinafter referred to as "Landlord") and [Tenant Name] (hereinafter referred to as "Tenant") for the rental of property within [Eco-Village Name]. This agreement outlines the terms and conditions of the tenancy, including rent, property use, and tenant rights, to ensure a fair, respectful, and environmentally responsible living environment.

### **1. Property Details**

* **Rental Address**: [Full Address of the Rental Property]
* **Description of Premises**: [Type of rental property, e.g., apartment, house, shared unit] including access to shared or common areas such as [kitchen, living room, bathrooms, garden].

### **2. Lease Term**

* **Lease Start Date**: [Start Date]
* **Lease End Date**: [End Date, or state if month-to-month]
* **Renewal**: The lease may be renewed upon mutual agreement. Tenant should notify the Landlord at least [X days/weeks] prior to the lease end date if they wish to renew.

### **3. Rent and Payment Terms**

* **Rent Amount**: The Tenant agrees to pay rent in the amount of [$X] per [month/week] by the [due date] of each month.
* **Payment Method**: Rent shall be paid via [accepted payment methods, e.g., bank transfer, check, online payment portal].
* **Late Fees**: Rent paid after [number of days] from the due date will incur a late fee of [$X].
* **Security Deposit**: The Tenant shall provide a security deposit of [$X], refundable at the end of the tenancy, subject to deductions for any damages beyond normal wear and tear.

### **4. Utilities and Other Expenses**

* **Included Utilities**: [Specify any utilities included in the rent, such as water, electricity, internet].
* **Tenant-Responsible Utilities**: The Tenant is responsible for payment of [specify any utilities, e.g., electricity, gas] not covered by the rent.
* **Shared Expenses**: Shared expenses, such as maintenance of common areas, will be divided among residents and billed on a [monthly/quarterly] basis, if applicable.

### **5. Tenant Responsibilities**

* **Property Maintenance**: The Tenant is responsible for maintaining the property in a clean and safe condition. Any damage caused by the Tenant or their guests must be reported immediately and repaired at the Tenant’s expense.
* **Respect for Shared Spaces**: The Tenant agrees to respect common areas and shared facilities, keeping them clean and considerate of other residents.
* **Eco-Friendly Practices**: Tenants are expected to follow eco-village guidelines on sustainability, including [waste reduction, recycling, composting, energy conservation].

### **6. Landlord Responsibilities**

* **Property Maintenance**: The Landlord is responsible for general upkeep and necessary repairs to keep the property safe, functional, and in compliance with eco-village guidelines.
* **Emergency Repairs**: In case of urgent repairs, the Landlord will arrange for prompt service. The Tenant should report any repair needs immediately.
* **Privacy and Access**: The Landlord must provide [X days] notice before entering the property, except in emergencies.

### **7. Use of Property**

* **Residential Use Only**: The property is for residential purposes only. Commercial activities or subletting are prohibited without written permission from the Landlord.
* **Noise and Conduct**: The Tenant agrees to keep noise at reasonable levels, especially during quiet hours from [start time] to [end time]. Disturbances or disruptive behavior are grounds for lease termination.
* **Guest Policy**: The Tenant may have guests for short visits. Any guest staying longer than [X days] requires prior approval from the Landlord.

### **8. Environmental and Community Guidelines**

In alignment with eco-village values, the Tenant agrees to:

* **Waste Management**: Participate in recycling, composting, and waste reduction programs established by the eco-village.
* **Energy and Water Conservation**: Practice energy and water conservation in everyday activities (e.g., turning off lights when not in use, using water responsibly).
* **Community Involvement**: Engage respectfully with the eco-village community and contribute to maintaining shared spaces, as appropriate.

### **9. Alterations and Modifications**

* **Modifications**: The Tenant may not make any structural modifications, paint, or alter the property without prior written permission from the Landlord.
* **Sustainability Improvements**: Any proposed sustainable improvements (e.g., water-saving fixtures, solar panel installation) may be discussed with the Landlord and, if approved, be made at the Tenant’s expense unless otherwise agreed.

### **10. Termination and Moving Out**

* **Notice of Termination**: Either party may terminate this agreement with a [number of days/weeks] notice. For lease end dates, tenants must provide a minimum of [X days/weeks] notice if they do not plan to renew.
* **Move-Out Condition**: Upon vacating, the Tenant agrees to return the property in the same condition as at the start of the lease, aside from normal wear and tear. The security deposit will be refunded within [X days] after move-out, less any deductions for damages.
* **Abandonment of Property**: Any items left behind by the Tenant after the end of the tenancy will be considered abandoned and may be disposed of by the Landlord.

### **11. Dispute Resolution**

* **Resolution Process**: In the event of a dispute, both parties agree to seek mediation before pursuing legal action.
* **Community Mediation**: If available, disputes may be resolved through eco-village mediation services to maintain harmony within the community.

### **12. Agreement Modifications**

This agreement may be modified by mutual consent, with any changes documented in writing and signed by both the Landlord and Tenant.

**Tenant Acknowledgment**

By signing below, I, [Tenant Name], agree to the terms and conditions outlined in this Tenancy Agreement and commit to abiding by eco-village guidelines and maintaining a respectful, sustainable tenancy.

**Tenant Signature**: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

**Date**: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

**Landlord Signature**: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

**Date**: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_