



**SPRING 2021**

**EAST CAMPUS**

HOUSING

LICENSE ADDENDUM

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This License Addendum ("Addendum") to the 20-21 AY East Campus License Agreement ("License") is entered into by the person named on the License ("Licensee") and the Trustees of the California State University, acting by and through California State University Monterey Bay ("CSUMB"), the University Corporation at Monterey Bay ("Corporation"), and Greystar Worldwide, LLC (Greystar), (together referred to as "University" or "Licensor"). The Student Housing and Residential Life ("SHRL") office administers this License on behalf of the University unless otherwise noted.

This Addendum to the License is for Spring 2021 semester ("Fee Period"); the License is thus modified to be valid for the Spring 2021 semester only.

Greystar Worldwide, LLC (Greystar) is Corporation's agent as property manager in East Campus for the Frederick Park student housing area. Submitting an online or hard-copy version of this Addendum to the University (including an Addendum signed by a parent or legal guardian for a student under 18 years of age) shall constitute acceptance of the Addendum by the Licensee. This Addendum is considered accepted by the University on the date which the University sends an official housing confirmation letter or email to the Licensee.

This Addendum outlines updated and additional terms and conditions for License Sections 4, 5, and 9, based on the management of housing related to COVID-19.

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- 1) **SPRING 2021 ELIGIBILITY.** The License Section 4 eligibility requirements for student housing are modified to state that Licensee must be eligible for a Spring 2021 License based on the following conditions
  - a) A student who has no prior semester balances due for housing and/or meal plan; and,
  - b) Enrolled for Spring 2021 term; and,
  - c) Meet one of the following criteria:
    - i) Current resident with continuing eligibility; or,
    - ii) Guardian Scholar student; or,
    - iii) Student facing housing insecurity (must document and obtain approval); or,
    - iv) Current international student; or,
    - v) Student enrolled in an academic program that requires in-person instruction; or,
    - vi) Student with documented extenuating circumstances (case-by-case).
  - d) A Licensee eligible for an Individual License is permitted to occupy one bed space within one living unit in Frederick Park for the Fee Period. A Licensee qualifies for an Individual License by meeting the requirements outlined herein.
- 2) **SPRING 2021 REQUIRED RESIDENCY ON CAMPUS.** The License Section 5 requirement for freshmen and sophomores to live on campus is waived for Academic Year 2020-2021.
- 3) **SPRING 2021 ASSIGNMENTS.** The License Section 9 is modified to state that:
  - a) Assignments will be made based on one Licensee per unit unless approved for a family unit or otherwise notified by SHRL.
  - b) Room transfers will not be permitted except in the case of an emergency.

- c) Rates previously published in Spring 2020 for the 2020-2021 academic year do not apply to the Spring 2021 assignments and License. Rates are based on Individual or Family assignment.
  
- 4) **SPRING 2021 COVID-19 SAFETY GUIDELINES.** These terms are added to the License and will be enforced as a requirement of continued residency in student housing per License Section 16.
  - a) Licensee retains responsibility for cleanliness and sanitization of assigned unit upon check-in.
  
  - b) Licensee will adhere to state, county, and CSUMB guidelines for testing and tracing, as well as the use of face coverings, social distancing, group gatherings, and shelter-in-place throughout the Fee Period.