

Off-Campus Living Resources

Tulane Family Programs
Webinar

Monday, December 12, 2022
2:00 pm Central

Tulane

IMPORTANT NOTE:

Tulane University and the Office of Family Programs do not endorse or recommend any apartments, landlords, neighborhoods or other businesses related to off-campus housing.

The purpose of this webinar is to provide a compilation of resources so students and parents can investigate options for off-campus housing.

TOPIC OUTLINE

1. Welcome, Topic Outline, Introduction of Panelists
2. Off-Campus Living – Big Picture Context
3. On- vs. Off-campus Living Considerations and Options
4. Understanding Leases and Tenant-Landlord Relations
5. Apartment Search Considerations
6. Tenant and Good Neighbor Responsibilities
7. University Conduct Expectations
8. Q and A
9. Wrap Up

PANELISTS

- **Lauren Jardell**, Director of Local Government and Community Relations
- **Chris Pourciau**, Program Manager, Community Relations
- **Catherine Tyner**, Assistant Dean of Students
- **Troy Williams**, Police Captain, TUPD
- **Erica Woodley**, Dean of Students
- **Christopher Zacharda**, Director of Student Conduct

MODERATOR

- **Penny Wyatt**, Director of Family Programs

OFF-CAMPUS LIVING – BIG PICTURE CONTEXT

- Understanding issues in the current Uptown real estate market
- <https://townofcarrolltonwatch.org/wordpress/list/>
- Be aware that in Orleans Parish no more than 4 unrelated people may live together in one housing unit.
- Off-Campus Living Guide – find it [online](#)
- Balancing Independence and Responsibility



ON-CAMPUS LIVING CONSIDERATIONS

- On-campus residency requirement; capacity and options for rising juniors and seniors
- Re-application and room selection timeline
- Housing contract cancellation fees/deadlines, implications for study abroad
- Practical issues – summer storage between living on campus and off-campus apartments

ON-CAMPUS LIVING CONSIDERATIONS

On-Campus Returning Student Room Selection Timeline

- The **Housing Application** will be open from mid-January to mid-February.
- Students will **select their rooms** for the following academic year (fall/spring) in mid-March.
- Housing and Residence Life will run a **wish list request process** in April for students that may not have received their desired choice of housing.

ON-CAMPUS LIVING CONSIDERATIONS

- For more process details on the 2023-2024 Returning Student Room Selection Process and FAQs, visit
- https://housing.tulane.edu/housing-logistics/returning-student_room-selection

(Information for 2023 – 2024 will be posted in the coming weeks.)

ON-CAMPUS LIVING CONSIDERATIONS

FALL 2023 TERM CANCELLATIONS

If a resident's Housing Agreement Release Request is approved for Fall 2023, the Resident's room charges will be refunded pro-rata based on the date of move-out. In addition, cancellation fees will be assessed to the Resident's student account. The date of cancellation is based on the date of receipt of the Housing Agreement Release Request.

The schedule of cancellation fees can be found in the Housing Agreement at housing@tulane.edu for 2022-2023 and will be posted for 2023-2024 when available.

ON-CAMPUS LIVING CONSIDERATIONS

Practical issues – summer storage between living on campus and off-campus apartments

Tulane University has a partnership with University and Student Services (USS) to provide storage and delivery services.

For more information about these services, please visit <https://uandss.com/services/Tulane>.

PREPARING FOR OFF-CAMPUS LIVING

Help your student think through and prepare for the additional responsibilities associated with living off-campus:

- Negotiating living arrangements with several roommates
- Effectively communicating with landlords, utility companies, repair people, etc.
- Being a mature, considerate neighbor
- Managing their time and energy to handle extra responsibilities

UNDERSTANDING LEASES & TENANT-LANDLORD RELATIONS

- Typical lease elements, what to expect
- Parents' roles with leases, deposits, payments

UNDERSTANDING LEASES & TENANT-LANDLORD RELATIONS

A helpful resource for students is **Tulane University Legal Assistance Program (“TULAP”)**

TULAP is a legal services program staffed by Tulane Law student clerks funded by the Tulane University student government. They provide free legal advice to current Tulane University students, staff, and faculty.

Students should read **TULAP’s helpful guide** on “**Landlord-Tenant Relations**” to learn about leases & what to look for before signing.



<https://law.tulane.edu/tulap/landlord-tenant>

Students can email tulap@tulane.edu to schedule an appointment for TULAP staff to review leases before they sign them. <http://www.law.tulane.edu/tulap/>

The Civil Program hours are on Fridays 2 – 6 pm.

APARTMENT SEARCH CONSIDERATIONS

Budget

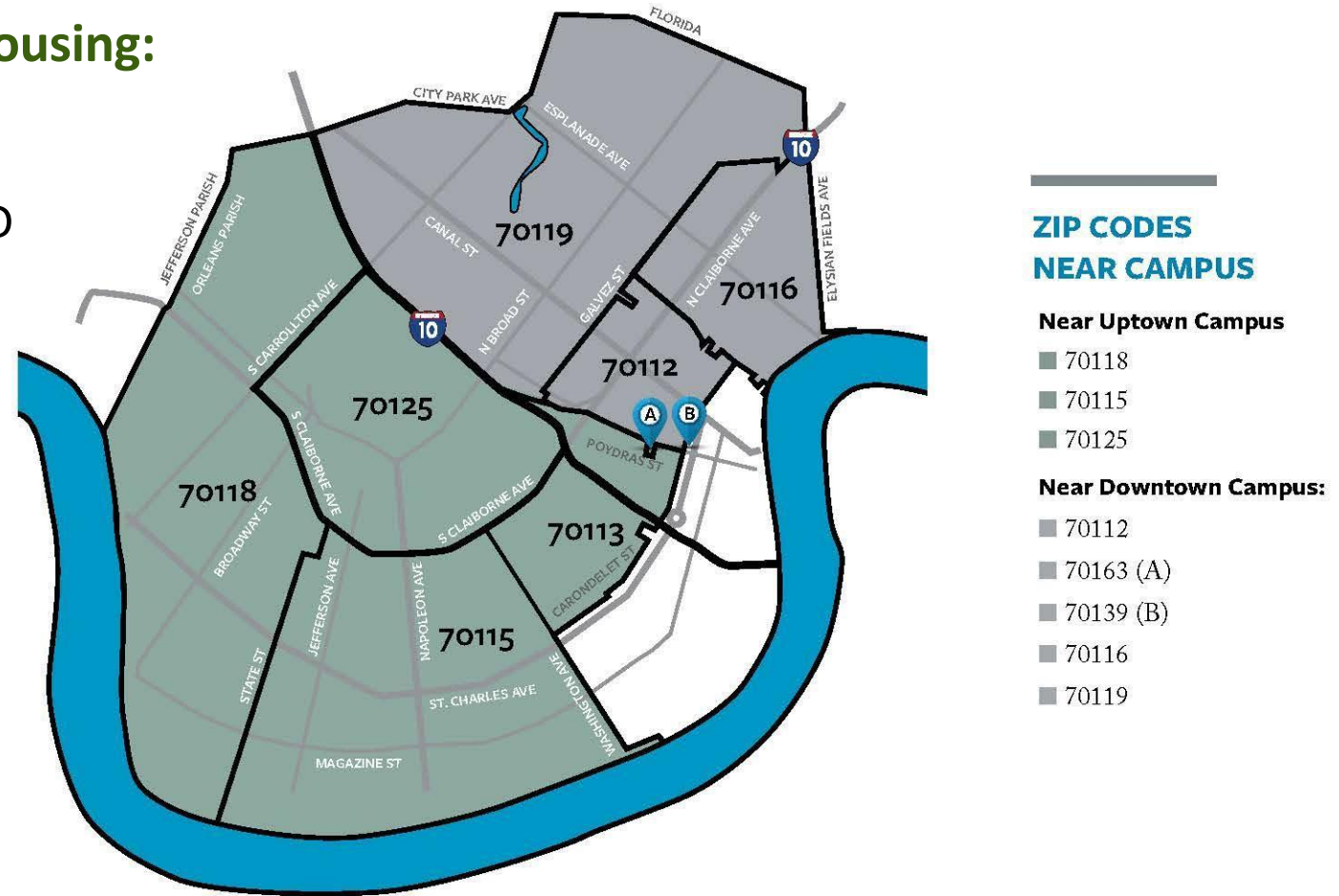
Complete a budget worksheet to determine how much rent you can afford. Don't forget to consider:

- Will off-campus housing status change any scholarship or financial aid awards? Your student should check with their Financial Aid counselor first!
- Utilities (water/garbage collection, electricity, cable, internet)
- Furniture and other household items (linens, kitchen supplies, cleaning supplies)
- Personal items
- Food
- Transportation/Parking/Bike Registration
- Renter's Insurance – See [Tulane.it/renters-insurance](https://tulane.it/renters-insurance) for options.
- Emergencies (shelter-in-place supplies and evacuation transportation/lodging/meals budget if evacuation is desired or required, including for pets)

APARTMENT SEARCH CONSIDERATIONS

Strategies students use to find off campus housing:

- Exploring within nearby zip codes (70118, 70125, 70115), Tulane shuttle routes and TUPD patrol parameters 1 mile around campus
- Checking bulletin boards on/near campus
- Word of mouth from older students
- Being intentional and persistent about networking



APARTMENT SEARCH CONSIDERATIONS

Location

- Don't underestimate how far “a couple of blocks off campus” can feel.
- Consider transportation options and parking possibilities.

Safety

- Look at NOPD crime maps: <http://nola.gov/nopd/crime-data/>
- **After you've leased an apartment, students may contact Tulane University Police Department (TUPD) for a Security Assessment:**
TUPD officers will perform an assessment for a leased property and make safety best practice recommendations for students. Students should email communitypolicing@tulane.edu to request and schedule an appointment.

Tenant and Good Neighbor Responsibilities

The **Off-Campus Living Guide** ([link](#)) offers students advice on making the transition to off-campus life. Students should:

- Abide by the City of New Orleans alcohol, noise (**pages 10 -11**), trash and recycling (**page 12**), and parking (**page 16**) ordinances and procedures.
- Take steps to manage their tenant responsibilities for outdoor maintenance (**pages 16-17**) and emergency preparation (**pages 19-22**).
- Be mindful of good neighbor courtesy and responsibilities, especially our university neighbors' expectations of Tulane students. (**pages 9 -10**)

Conduct Expectations of Tulane Students

The Tulane Code of Student Conduct (<https://conduct.tulane.edu/resources/code-student-conduct>) applies broadly in and to members of our community.

The Code applies to all full and part-time University students, undergraduate, graduate, professional and doctoral students, student employees, and student organizations.

The Tulane Code applies on and off campus. It also applies to online and electronic domains.

QUESTIONS?

**Please type in your questions now.
We'll answer as many as we can.**

- Contact information for the panelists' departments and resources is on the final slide.
- In a few days the PDF of the presentation slides and a link to the webinar video recording will be posted at <https://families.tulane.edu/webinars-tutorials>.
- We appreciate your interest in this topic. Please send feedback about this webinar or suggestions for other topics to parents@tulane.edu.

Content related to answers to questions posed in the live webinar:

Off-Campus Living Guide: https://governmentrelations.tulane.edu/sites/default/files/Off-campus_guide_F2022.pdf

Recording a Lease with New Orleans city authorities: http://www.orleanscivilclerk.com/forms/LandRecords_FAQ.pdf

Everbridge Personal Safety App for students: <https://emergencyprep.tulane.edu/everbridge-app>

Tulane University Police Department for personal escorts: <https://publicsafety.tulane.edu/safety-escorts>

TapRide – Tulane’s ride share service; <https://shuttles.tulane.edu/content/tulane-tapride-0>

Tulane Parking Services

- Policies: <https://campusservices.tulane.edu/departments/parking>
- Permit fee schedule: <https://parking.tulane.edu/>
- Permit purchasing link: <https://parking.tulane.edu/permit.php?cmd=new>

Campus building evening hours: Some of the hours may be different since we’re currently in the exam period, but building hours of operation can be found here:

- The Lavin-Bernick Center for University Life: <https://lbc.tulane.edu/lbc-hours-operation>
- Howard-Tilton Memorial Library: <https://library.tulane.edu/about/hours>
- Reilly Center for Student Recreation: <https://campusrecreation.tulane.edu/home/hours>

CONTACTS

Office of the Dean of Students – Suite G-02 LBC, 504.314.2160, tyner@tulane.edu, ewoodley@tulane.edu

Housing and Residence Life - Irby Hall, 27 McAlister Drive, 504.865.5724 / housing@tulane.edu / <https://housing.tulane.edu/>

★ Find many helpful resources at <https://housing.tulane.edu/off-campus-housing/resources>.

Tulane University Legal Assistance Program (TULAP)

Suite 212, University Square, 200 Broadway Street, 504.865.5515 / tulap@tulane.edu / <https://law.tulane.edu/tulap>

★ E-mail is the quickest way to reach us to make an appointment. The TULAP Civil Program hours are Fridays from 2:00 p.m. – 6:00 p.m.

Tulane Government & Community Relations

1555 Poydras, Suite 1000, New Orleans, LA 70112

504.988.3390 / cpourciau@tulane.edu or ljardell@tulane.edu / <https://governmentrelations.tulane.edu/>

★ Find the **Off-Campus Living Guide** at <https://governmentrelations.tulane.edu/content/campus-guides>