Kirbyville Housing Agency – Dwelling Lease

**Part IV, Section N**

**(Obligations of Resident. Resident agrees:)**

(N) To assure that the Resident, other persons under the Resident's control, any member of the Resident's household, or a guest, shall not engage in:

1. Any criminal activity on or off the Landlord’s premises that the Landlord determines may interfere with or threaten the health, safety, or right to peaceful enjoyment of the premises by other Residents, employees of the Landlord or any other person lawfully on the Landlord’s premises.
2. Any drug-related criminal activity on or off such premises; or any activity by a resident or guest in which the Landlord determines that a resident or guest is illegally using or possessing a controlled substance, including but not limited to drugs or drug paraphernalia. Resident further agrees to allow inspections/searches (random or reasonable cause) of their (or their guest’s) vehicles, person, property, or apartment at the discretion of management. Reasonable cause for inspection includes, but not limited to the alerting of a trained drug dog upon an apartment, person, property, or vehicle on HA property.
3. Abuse of alcohol where the Landlord determines it has reasonable cause to believe that such illegal use (or pattern of illegal use) of a controlled substance, or abuse (or pattern of abuse) of alcohol, may interfere with the health, safety, or right to peaceful enjoyment of the premises by other Residents, employees of the Landlord, or persons legally on the premises. Public consumption of alcohol (drinking outside your apartment) is prohibited.

VIOLATIONS OF THIS SECTION (N) SHALL BE CONSIDERED TO BE A SERIOUS VIOLATION OF THE MATERIAL TERMS OF THIS LEASE. A CRIMINAL CONVICTION OR ARREST IS NOT NECESSARY FOR THIS LEASE TO BE TERMINATED AND FOR EVICTION ACTIONS TO BEGIN. CRIMINAL ACTIVITY OR DRUG RELATED CRIMINAL ACTIVITY IS CAUSE FOR EVICTION UNDER SECTION XIV WITHOUT AN ARREST OR CONVICTION.