

GUIDE
TO FOREIGN SCHOLARS'
ACCOMMODATION

Hokkaido University

2024. 3

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I. GENERAL INFORMATION

1. Purpose and Management

The accommodation has been established for foreign scholars who are engaged in teaching and/or research at Hokkaido University, in order to promote the improvement of education and scientific research and related international exchange in Japan.

2. Names and Locations

a. Name: Hokkaido University International House (Foreign Scholars' Accommodation)

Address: 1-3 (Building No.1)/1-1(Building No.2),

Nishi 12, Kita 24, Kita-ku, Sapporo, 001-0024, Hokkaido

Telephone: 011-707-3711 E-mail : hk.kenkyusha@gmail.com

(Managers Office: Attended 9:15am – 4pm throughout the year).

*For emergency contact after 4pm, telephone : 011-700-3455

E-mail : hk.kita23@gmail.com (Managers Office at Hokkaido

University International House Kita 23, attended 24 hours daily throughout the year).

b. Name: Hokkaido University International House Kita 8 (Family Accommodation)

Address: 1-5, Nishi 11, Kita 8, Kita-ku, Sapporo, 060-0808, Hokkaido

Telephone: 011-736-6211 E-mail : hk.kita8@gmail.com

(Managers Office: Attended 24 hours daily throughout the year)

3. Buildings, Facilities and Furnishings

1) The accommodation consists of the following buildings:

Building No.1: Three stories, total floor area 1322 m², 19 apartments, built November 1975

Use	Designation	Type	Floor Space	Number of Rooms	Room Numbers
Apartments	A	Family	91 m ²	6	11, 14, 21, 24, 31, 34
	B	Couple	51 m ²	6	12, 13, 22, 23, 32, 33
	B-2	Couple	44 m ²	1	25
	C	Single	20 m ²	6	15, 16, 17, 27, 28, 35
Common Areas	Managers Office (ground floor, west entrance), Common Laundry Room (ground floor, west entrance), Lounge (third floor, west entrance), Common Storage Area.				

Building No.2: One story, total floor area 316 m², 10 apartments, remodeled March 1984

Use	Designation	Type	Floor Space	Number of Rooms	Room Numbers
Apartments	C	Single	19 m ²	5	1, 2, 3, 4, 5
	C-2	Single	16 m ²	1	6
	C-3	Single	20 m ²	1	7
	C-4	Single	26 m ²	1	8
	C-5	Single	21 m ²	2	9, 10
Common Areas	Lounge, Common Laundry Room				

Hokkaido University International House Kita 8 building 3:4 apartments, built March 1997

Type	Floor Space	Number of Rooms	Room Numbers
Family	64 m ²	4	105, 106, 205, 206

2) Facilities and Furnishings

a. Apartments

Family	Heating, hot water supply, bath and shower, toilet, gas range, gas oven (or microwave oven), refrigerator, bed, bedside table, wardrobe, chest of drawers, dressing table, double bunk beds, desk and chair, bookcases, desk lamp, low table and easy chair, kitchen dresser, dining table, dining chairs, washing machine, dryer, vacuum cleaner, broom locker, fire extinguisher, shoe box
Couple	Heating, hot water supply, bath and shower, toilet, gas range, gas oven (or microwave oven), refrigerator, bed, bedside table, wardrobe, chest of drawers, dressing table, desk and chair, bookcases, desk lamp, easy chair and low table, kitchen dresser, dining table, dining chairs, washing machine, dryer, vacuum cleaner, broom locker, fire extinguisher, shoe box
Single	Heating, hot water supply, bath and shower, toilet, gas range, refrigerator, bed, chest of drawers, writing desk and chair, dining table, dining chairs, fire extinguisher

b. Common Use

For singles	Washing machine, dryer (in laundry rooms of Building No.1 and No.2), vacuum cleaner, microwave (in lounges of Building No.1 and No.2)
General	Iron, ironing board, luggage scale (in lounges of Building No.1 and No.2)

c. Articles Available on Loan

Bedding	Blankets, blanket covers, bedspreads, pillows, pillow cases, bed pads, sheets
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* Bedding is subject to rental charge.

4. Administrative Matters

Administrative matters relating to the accommodation are handled by the Academic Affairs Department:

Academic Affairs Department Telephone 706-8063,8064 (direct)

II. CHARGES

1. Rent

- 1) Daily and monthly charges for accommodation and facilities (hereafter referred to as rent) are stipulated according to the Rent Regulations for Hokkaido University International House as follows. Charges given are subject to change.

(October 1st, 2019)

Building	Room Numbers	Type	Floor Space	Monthly Rent (¥)	Daily Rent (¥)	
					Over one month stay	Under one month stay
No. 1	11, 14, 21, 24, 31, 34	Family	91 m ²	64,000	2,133	2,346
	12, 13, 22, 23, 32, 33	Couple	51 m ²	43,000	1,433	1,576
	25	Couple	44 m ²	37,000	1,233	1,356
	15, 16, 17, 27, 28, 35	Single	20 m ²	30,000	1,000	1,100

No. 2	1, 2, 3, 4, 5	Single	19 m ²	29,000	966	1,063
	6	Single	16 m ²	29,000	966	1,063
	7	Single	20 m ²	29,000	966	1,063
	8	Single	26 m ²	29,000	966	1,063
	9, 10	Single	21 m ²	29,000	966	1,063

Parking Charge	2,700	90
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International House Kita 8	105,106, 205,206,	Family	64 m ²	55,000	1,833	2,016
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- 2) If residents move into or vacates the dormitory during the course of a month, the rent for the month will be calculated on a daily basis, with the day of moving into and/or vacating the dormitory being counted as one full day.
- 3) Rent notices are placed in mailboxes around the 15th of each month, with a payment period of around one week. However, in cases where residents vacate the dormitory during the course of the month, rent is due by the date of departure.
- 4) Rent must be paid at a convenience store and service charge is required with it.

2. Electricity, Gas, Water, and Other necessary expenses

1) The price of Electricity, Gas, and Water

Building	Type	water bill	electricity and gas bills
No.1	Single	1-15 days:¥1,056	May-Oct: ¥7,800(monthly)
		16 days-:¥2,112	Nov-Apr: ¥14,700(monthly)
	Couple	¥19,800(monthly)	
	Family	¥26,400(monthly)	
No.2	Single	¥2,112(monthly)	May-Oct:¥6,600(monthly)

		※We don't have a daily rate.	Nov-Apr:¥13,500(monthly)
International House Kita 8	Family	¥26,400(monthly)	

2) Residents are required to pay electricity, gas and water charges for individual living quarters and common space at a convenience store.

3) Other expenses, for which residents made contracts on their own after occupancy, as well as expenses for expendable supplies (electrical appliance's batteries, electric bulbs, etc.) to be used in living quarters, are to be borne by residents.

3. Room Cleaning Charge and Bedclothes Rental Charge

1) Residents are responsible for cleaning their apartments during the period of residence.

After vacating, apartments are cleaned professionally, and the costs involved are payable by residents. The manager will conduct an inspection at the time of vacating, and excess charges may be levied depending on the condition of the apartment.

2) A bedding loan service is available in all buildings.

3) Laundry charges for bedding and the room cleaning charge are payable together with the first rent. Current charges (subject to change at any time) are set out below.

<Room Cleaning Charge> Family type room: 32,000 yen (tax excluded)

Couple type room: 27,000 yen (tax excluded)

Single type room : 16,000 yen (tax excluded)

<Bedclothes Rental Charge> For one person 1,600 yen/month(tax excluded)

4. Internet Charge

A fiber optic internet service is available.

Internet charge is included in the rent.

5. Waste bags

The building manager delivers the designated waste bags to each room at the beginning of the month.

6. Deposit

Those who live in for one month or more are also required to pay deposit (50,000JPY) when you pay for the rent at the first time. It may be used if residents have unpaid fee (Rent, Lighting and heating expenses, and so on) or damage equipments in their rooms.

However, if residents do not have any unpaid fee and do not damage equipments in their rooms, they can be refunded after they depart.

Also, if the flaw caused by residents is found, BeGoodJapan Inc. pay back the amount of money deducted deposit from the cost and so on after residents depart. If the cost is more expensive than deposit, BeGoodJapan Inc. charges residents for the cost deducted from deposit separately and then residents also have to pay a handling fee of online (flywire).

Also, payment and refund of deposit are processed online (through “flywire”), and in both cases, a handling fee of approximately 2% will be incurred, which will be borne by the tenant, so please be aware it.).

III. QUALIFICATIONS FOR RESIDENCE, PERIOD OF RESIDENCE, AND APPLICATION AND OTHER PROCEDURES

1. Qualifications for Residence

- 1) Foreign scholars engaged in teaching and/or research at Hokkaido University who fall under one of the following categories are eligible to reside in the accommodation:
 - a) Foreign lecturers
 - b) Full-time foreign visiting scholars invited and employed by the University
 - c) Foreign scholars sponsored by the Japanese government under agreements with foreign governments
 - d) Foreign scholars sponsored by the Japan Society for the Promotion of Science (also by JASSO)
 - e) Foreign scholars sponsored by the Japan Foundation
 - f) Other persons approved by the President

- 2) In addition to the persons specified in (1) above, foreign scholars engaged in teaching and research at other national university corporations may be eligible to use the accommodation with the President's approval.

2. Period of Residence

The period of residence shall not exceed one year. However, in necessary cases permission may be given to extend this period.

3. Selection of Applications

Applications will be processed in order of receipt.

4. Occupancy

Upon occupying the residence, the resident is required to submit a Pledge (Attached Form 4), a Notification of Residence (Attached Form 5), and a List of Furnishings and Fittings (Attached Form 14).

Also, if residents notify a manager of a malfunction in a room within a week from occupancy, Hokkaido University pays repair costs.

However, if residents notify a manager of a malfunction in a room beyond a week from occupancy, residents have to pay repair costs. Please note these rules. Furthermore, if you break equipments, please report it to the manager ASAP.

5. Cancellation of Permission for Residence

If the person granted permission fails to occupy the accommodation within the specified period, permission for residence may be cancelled. Cancellation of approval of occupancy will be notified by a Notice of Cancellation of Permission for Residence (Attached Form 6).

6. Procedure for Extension of Period of Residence

Residents wishing to extend the period of residence are required to ask BGJ through the relevant section of the faculty or institute.

※Residents can ask BGJ from 4 weeks before the day residents' tenancy period ends .

Where extension of residence requires residents to change apartments, they will be responsible for cleaning charges.

Also, depending on social situations and so on, please note that an applicant may not get extension permission.

7. Procedure for Shortening of Period of Residence

If residents intend to vacate during the approved period of residence, please submit a copy of “Notice of Departure (Attached Form 12)” and “Memorandum of Departure”, specifying the intended date of departure, to BGJ(hk@bgj.co.jp) through the relevant section of the faculty or institute and submit the original of “Notice of Departure (Attached Form 12)” to Student Support Division, Academic Affairs Department through the relevant section of the faculty or institute no less than 30 days prior to the date of intended departure.

8. Changes of Apartment

Accommodation is allocated according to family make-up and the availability of apartments. In the following cases, residents may be required to change apartments within the period of residence:

- a) Cases deemed unavoidable by the University
- b) In the event of a change in the number of family members living together
- c) In the event of an application for extension of period of residence

If such an occasion arises, residents will be notified approximately one month in advance.

9. Moving Out

- 1) Residents must vacate the accommodation without delay when any of the following is applicable:
 - a) Qualifications for residence no longer apply
 - b) Period of residence has expired
- 2) The President shall order a resident to vacate the International House if any of the following cases apply. In such cases the University will not be liable for any loss suffered by residents.
 - a) Failure to pay rent or utility charges despite repeated requests to do so
 - b) Failure to discharge obligations of compensating for damage or restoring damage to the original state
 - c) Other actions seriously deleterious to the management and operation of the International House
- 3) Residents moving out of the accommodation are required to submit a copy of “Notice of Departure (Attached Form 12)” and “Memorandum of Departure”, specifying the intended date of departure, to BGJ(hk@bgj.co.jp) through the relevant section of the faculty or institute and submit the original of “Notice of Departure (Attached Form 12)” to Student Support Division, Academic Affairs Department through the relevant section of the faculty or institute no less than 15 days prior to the date of departure.
- 4) **If residents want to move out the accommodation in the middle of their tenancy period, they have to submit “Notice of Departure (Attached Form 12)” and a “Memorandum of Departure” by 30 days before they actually leave the accommodation via the relevant section of the faculty or institute.**
※If residents do not submit “Notice of Departure (Attached Form 12)” and “Memorandum of Departure” by 30 days before they actually leave the accommodation, please note that they have to pay rent from the day actually they submit these documents to 30 days later.

10. Parking

1) Residents wishing to use the parking lot in front of the accommodation should apply for permission by submitting an “Application for Permission of Parking at Hokkaido University International House (Attached Form 7)” to BGJ by e-mail through the dean of the faculty or the institute as of the time they submit “Application for Permission of residence at Hokkaido University International House”.

※If residents can not get the information of “3. Make and Type of car” and “4. Redistratation Number” because they will use a rental car, they can submit “Application for Permission of Parking at Hokkaido University International House (Attached Form 7)” without the information of “3. Make and Type of car” and “4. Redistratation Number”.

However, as soon as they get these information, they have to let managers know them.

Moreover, if these information change, they also have to let managers know them.

2) If there is a parking space available, residents will be notified by “Permission of Parking at the Hokkaido University International House” (Attached Form 8) and the map mentions their parking space.

3) If residents do not want to use a parking space before the contact period, “Notice of Cessation of Parking (Attached Form 9) “should be submitted to the BGJ through the dean of the faculty or the institute by e-mail.

At the same time, the original should be submitted to the Student Support Division through the dean of the faculty or the institute.

※e-mail address : To : hk@bgj.co.jp (BGJ)

CC: skshien@oia.hokudai.ac.jp (the Student Support Division)

4) Residents who park cars in the parking lot are expected to keep it tidy and clear of snow in winter by themselves.

5) When it is necessary to move cars to different positions in the lot, owners are requested to do so following the instructions of the staff concerned.

6) Regarding issue of “Hokanbasha shiyo shodaku shomeisho (a certificate Hokkaido University accepts that residents use parking space in the dormitory)”

(i) If residents want to get “Hokanbasha shiyo shodaku shomeisho (a certificate Hokkaido University accepts that residents use parking space in the dormitory)”, they have to ask the Hokudai BGJ through the dean of the faculty or the institute by e-mail as of the time they submit “Application for Permission of Parking at Hokkaido University International House (Attached Form 7)”.

※e-mail address : To : hk@bgj.co.jp (BGJ)

CC: skshien@oia.hokudai.ac.jp (the Student Support Division)

※Please note that residents can not get “Hokanbasha shiyo shodaku shomeisho (a certificate Hokkaido University accepts that residents use parking space in the dormitory)” before they submit “Application for Permission of Parking at Hokkaido University International House (Attached Form 7)”.

(ii) Student Support Divison stamps it with President’s seal and send it and the map mentions their parking space as “Hokanbasha no shozaizu oyobi haichizu(location map and layout drawing mentions parking space)” to the dean of the faculty or the institute.

※As above, though Student Support Division issues “Hokanbasha shiyo shodaku shomeisho (a certificate Hokkaido University accepts that residents use parking space in the dormitory)”, residents have to deal with other procedures (e.g. submission to police) by themselves.

IV. GUIDELINES FOR RESIDENTS

1. General

Residents are requested to observe the rules of the accommodation, and to refrain from behavior that may cause disturbance to other residents.

2. Prohibition of Subletting or Remodeling

Residents must not rent the accommodation to other persons. Any necessary repairs or remodeling of the residence will be taken care of by the University, and residents must not undertake these on their personal initiative.

3. Using the Facilities and Furnishings

Residents are requested to keep the facilities and furnishings of the accommodation in good condition. Any damage or loss should be reported to the manager.

if residents are responsible for such damage or loss, compensation must be made to the University or the property restored to its original state by the resident. Removal of any fittings from the apartment is prohibited. If furniture has been moved within the apartment, residents are requested to return it to its original position before departure.

4. Keys

Upon occupying the residence, residents will be given a key to the apartment and will be responsible for its safe keeping. In case of a key being lost, this should be reported to the manager immediately. Duplication of keys is in principle

prohibited. However, where there are special reasons to duplicate keys, residents should consult the manager. If deemed necessary, duplication may be permitted on condition that residents bear the expense of duplication and leaves the duplicated key in the possession of the University when vacating the apartment.

5. Lounge

The lounge is available for use from 8:00a.m. to 10:00p.m. All residents are free to use it during this period; please take care not to use it for inappropriate purposes or to disturb other residents. When the lounge is used for parties and meetings, users are responsible for cleaning and tidying after use and for turning off gas, lights and heaters.

6. Common Laundry Room

The common laundry room is for the use of single residents, and is equipped with fully automatic washing machines and dryers. To use, insert the appropriate coins in the coin box on the side of the machines. The common laundry room is open from 8:00a.m. to 10:00p.m. Use outside these times is prohibited, to avoid inconvenience to other residents.

7. Mail Boxes

Mail boxes are located at the front entrance on the ground floor of each building, and residents are requested to collect their mail from the boxes individually. Special postal services, such as registered mail, must be received by the resident in person. If residents use locks on their mail box, they are requested to remove them when vacating the accommodation.

8. Fire Precautions and Fire Prevention Equipment

Residents are requested to take due precautions to prevent fire at the accommodation. A fire extinguisher is installed in each room and in the hallway on each floor of the building, and residents should familiarize themselves with their use. Residents are requested not to bring dangerous articles such as explosives or flammables into the building.

Smoking inside the premises and in the building is prohibited.

9. Notification of Emergencies

In the event of fire, burglary, or other emergency, residents should immediately take emergency measures and notify the appropriate institutions (Fire Department dial 119, Police dial 110). The Managers Office (011-707-3711) and Student Support Division (011-706-8064) should also be informed immediately.

10. Access of University Staff to Residence

Responsible members of the University staff may enter the accommodation in order to inspect facilities and furnishings or in case of fire or other emergencies and necessity to repair their rooms without prior consent of residents.

11. Prohibition of having animals

Pets, including dogs, cats and birds, are not allowed in the accommodation rooms.

12. Cultivation of plants

Residents can not cultivate plants inside the dormitory premises. However, residents can cultivate plants on their balcony by planters or pots.

13. Cleaning. and Garbage and Trash Disposal

- 1) Residents are responsible for cleaning their apartment during their period of stay.
- 2) Residents are asked to observe the times, days and locations for garbage disposal as determined by the Sapporo City authorities. Details will be given at the time of occupancy. Garbage disposal is not permitted outside these times and locations.
- 3) Large items of trash (electrical appliances over 30cm, furniture, bicycles, etc) are collected by Sapporo City on request. In such cases please contact the Managers Office beforehand for instructions. Residents are charged a fee for large trash disposal; please check with the Managers Office for further information.

14. Newspaper and Laundry Delivery

Residents are requested to make arrangements for delivery and payment directly with service providers.

15. Miscellaneous

- 1) Outdoor footwear is prohibited in the apartment.
- 2) Residents are requested to notify the Student Support Division immediately of any change in accompanying family members through your host faculty.
- 3) Residents are requested to notify the manager in advance of any extended absence from the residence.

Also, if residents stay out overnight a week and over, residents have to fill in “Notice of absence” and submit it to the manager. And when residents get back the dormitory, they have to fill in “Notice of return” and submit it to the manager.

- 4) Residents are requested to be mindful that the common facilities are for the use of all residents.
- 5) Winter conditions:
 - a) Snow removal is an essential activity during winter in Sapporo. All residents are requested to cooperate in removing snow at the gates of the parking lot, at entrances to the buildings, in places where room heater exhausts extend from the buildings on the ground floor, and in the parking lot.
 - b) Water pipes and water heaters in apartments may get frozen in winter. All residents are requested to familiarize themselves with relevant prevention measures. **If residents have any question about the measures, they must ask the manager about it (generally speaking, it is necessary to drain all the water out of pipes when it is -4°C or less outside).** Residents will be responsible for repair costs in the event of damage to pipes and equipment due to freezing.
- 6) To prevent condensation, residents are requested to keep ventilation fans in their apartment (except at night) and bathroom operating at all times.
- 7) Not to be trouble for other residents, please be quiet after 10PM and we prohibit strictly using washing machines in couple rooms and family rooms, speaking loudly, making noise.
If residents do not obey these rules, Hokkaido University may make them leave their rooms.
- 8) **Residents can not play musical instruments inside the dormitory (including residents' room) and on the premises.**
- 9) Please do not put a hook on the wall in the dormitory.