

INFORMATION ABOUT APARTMENTS

Apartment Information

All apartments include refrigerators and gas stoves. Otherwise, apartments are rented unfurnished, without furniture, window treatments, or microwave ovens. For your convenience, card-operated washers and dryers are located in all buildings. The installation and use of washing machines, clothes dryers and dishwashers in individual residential units is not permitted.

To prevent damage to existing tile and wood floors, wall-to-wall carpeting that is tacked to the floors is not permitted. Other floor treatment such as vinyl tiles, wood laminate etc., if installed must be done in such a way that the floor can be returned to the original condition without damage.

Floor plans for typical apartments in each building are available in the Housing Options section of the website.

Cable Television, Telephone & Internet Connection

The buildings are serviced by cable and FIOS television, telephone and internet service providers.

- RCN Telecom Service can be reached for telephone, cable TV and internet services at 646-772-4472, <http://www.rcn.com/new-york> or via email to janet.mcgibbons@rcn.net. A brochure with RCN promotions is available on the website.
- Spectrum TV can be reached for telephone, cable TV and internet services at 844-757-2826 or <https://Official.Spectrum.com>.
- Verizon can be reached for local telephone, FIOS internet and TV services at 1-800-837-4966, 1-888-438-3467 or <https://www.verizon.com>.

Electricity, Gas and Water

Residents at 310 East 24th Street must contact Con Edison at 800-752-6633 or <https://www.coned.com/en> to turn on the electricity service in the apartment. Electricity is a separate cost from the rent. Cooking gas is not billed to the resident. You will receive a monthly bill from the utility company and must pay them directly in order to avoid a service interruption.

Residents at Mount Sinai West housing do not have to make arrangements to turn on the gas and electricity in the apartment. Electricity is a separate cost from the rent. You will receive a monthly statement with your electricity usage and charge from the electricity sub-metering company, Quadlogic Corporation with the options for submitting your payment. This cost will also appear on the monthly rent statement that you will receive from our contracted property management company, Rose Associates. The amount billed for electricity should be paid within 5 days of receipt of the bill. Payment can be submitted on-line at www.Clickpay.com/rose or mailed_ to the address provided on the bill. The cost of water and cooking gas is included in the rent.

No arrangements for water are needed for any building. The cost of water is included in the rent for all buildings.

Renter's Insurance

Tenants are required to purchase Renter's Insurance and submit the certificate of insurance received from the insurance company to the Property Manager within 30 days of the Occupancy Agreement start date,. Renter's Insurance can provide coverage for loss of personal property due to fire, smoke, vandalism, theft, and water damage from plumbing. Renter's insurance can also cover you if someone slips and falls in your home or is injured by any of your possessions and then sues. Insurance companies that sell Renter's Insurance include (but are not limited to): Liberty Mutual at <https://www.libertymutual.com/> or 800-295-2723 and whose brochure is on the website; Allstate at <https://www.allstate.com/> or 800-Allstate; Geico at <https://www.geico.com/> or 800-241-8098; Nationwide Insurance at <https://www.nationwide.com/index.jsp> or 800-882-2822; Met Life at <https://www.metlife.com/> or 800-438-6388.

Pets

You need written authorization from Real Estate Service to have a pet reside in your apartment. If you would like to bring your pet, please provide details about your pet, including a photo, when completing the housing application. Pet details should include animal type, breed, age, weight, and height.

Pets are allowed in most buildings after submission of required documents and signing of a Pet Rider. 10 Amsterdam Avenue does not allow pets of any kind.

Please note: aggressive breeds of dogs are not allowed in any of our residential buildings. These breeds include Pit Bull, Doberman Pinscher, Rottweiler, German Shepherd. Mixed-breed dogs which include one of these aggressive breeds are not allowed.

When Will My Apartment Be Ready?

In June, once we receive notice from the departing tenant of their planned move-out date, you will be e-mailed the anticipated date of when your assigned apartment will be vacated and an estimated date of when it will be ready for you so that you may confirm your moving plans and schedule use of the corresponding building elevator. Apartments are usually ready for occupancy approximately three (3) business days after the apartment has been vacated.

After you have submitted the signed lease paperwork and the anticipated date your apartment will be vacant is no more than 2 weeks away, you may contact your Property Manager at Fredalyn.Vargas@mountsinai.org in order to schedule your specific move plans.

New occupants may move in as soon as:

- the assigned apartment is ready;
- use of the elevator has been reserved with the building superintendent;
- you have received the required move-in notification e-mail from the property manager. A move-in notification e-mail is necessary before you can pick up the keys to move into the building. Pro-rated rent will be charged from the day you pick up your keys, regardless of whether your belongings are actually in the apartment.