

NOISY NEIGHBORS

One downfall of living in an apartment or a residence hall can be dealing with noise

By Meghan Cuniff • Freelance Reporter

After three terms in the residence halls, some students can't imagine a noisier living situation.

Freshman Natalie Caminiti is looking forward to leaving the residence halls because she has been plagued by problems with noisy neighbors all year. She said she is optimistic about her future living situation because she will have more control in an apartment.

"There are better people to enforce the rules about noise complaints and getting kicked out," she said.

Although apartment living generally does offer a higher level of privacy and a lower level of noise than residence hall life, noisy neighbors can and do pop up anywhere. Knowing how to deal with these neighbors is crucial for a livable environment.

Freshman Kristin Ellingson said her neighbor did not notify her before calling the police about a noise disturbance.

"She's never talked to me; she's never asked me to be quiet, then she just calls the cops on me," said Ellingson, who rents an off-campus apartment with her boyfriend.

Ellingson said she had been crying over the death of her aunt and was "just really upset all over" when a police officer knocked on her door and said a neighbor had called and asked that police check on her. Ellingson took it as a show of concern but soon found out from the apartment management that it had actually been a complaint.

When she was told her downstairs neighbor had filed a formal noise complaint about the noise made by her afternoon aerobic workouts "they said it was the second time she had complained" and cited the earlier visit from police, Ellingson said.

Ellingson said she never thought she was causing any problems and is upset the neighbor never discussed the complaints with her before taking them to authorities.

She said the complaints mostly stem from "me doing aerobics at two o'clock in the afternoon ... even the apartment manager said she seems to be a little too sensitive to noise."

Ellingson said she plans to move as soon as the lease is up.

"She could have at least left a note," Ellingson said, citing that as the best thing to do when faced with a noisy neighbor. "People who live in apartment complexes have to expect some noise."

Like Ellingson, freshman Ian Caputo opted for an apartment rather than a residence hall room, and though he said he is happy with his decision, noisy neighbors are hardly foreign to him.

He has never had a problem persistent enough to push him into action but said he is "good natured enough so that what bothers a lot of people doesn't really bother me."

Caputo said it is best to do anything possible to avoid notifying the police of a noisy neighbor, and if necessary he would ask his neighbors to quiet down.

This approach to dealing with noisy neighbors adheres to the recommendations of

most property managers, but Tristan Brandow, on-site manager of the Broadway Place apartments downtown, said different situations can call for different courses of action.

Brandow said while in a perfect world, all noise complaints would be settled without interference by an outside party, sometimes it is best to contact authorities rather than risk a dangerous situation.

Lorig Property Management, the company that owns the apartment building, has on-site managers such as Brandow in every building to ensure a quality life for tenants.

She said although she and other on-site managers are there to deal with noise and other disturbances, tenants should not hesitate to notify the police if they feel the situation is beyond their control.

"If it's just really loud and unruly, feel free to call the cops," Brandow said, citing the idea that a large number of guests and an obvious presence of alcohol can be very intimidating to someone wanting to ask the noisemakers to quiet down.

The apartments Brandow manages have quiet hours from 10 p.m. until 6 a.m., making noise more problematic if it does arise. She stressed that different companies have different policies.

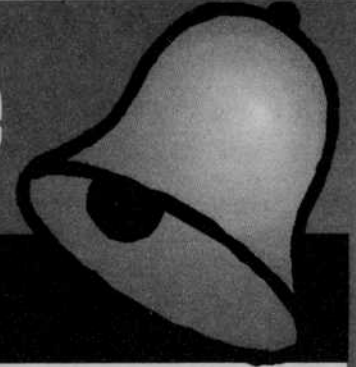
"We have on-site management to take care of (noise complaints)," Brandow said, making communication between neighbors thoughtful but not necessary.

She said not all apartments have noise policies, making the need for an open line of communication between neighbors greater.

Meghan Cuniff is a freelance reporter for the Emerald.

Bell Real Estate

PRE-LEASE FOR FALL!



ROOM FOR RENT

2140 Harris

3 blocks from UO. Lots of light. Rent includes utilities and kitchen use. Laundry available. Sorry, no pets. No smoking. 9-month or year lease available. \$295/\$345+deposits.

APARTMENTS

1772 Hilyard #6

NEWER 2 bedroom units with lots of light and ALL appliances including washer/dryer. Water/sewer/garbage/basic cable provided. Off street parking, extra storage, patios and balconies. Units available in August. \$850-\$875 +deposits.

1832-1844 Ferry Alley

1 & 2 bedroom units. Vintage charm! Some units have hardwood floors, some have newer carpet. Off street parking, on-site laundry. Water, sewer and garbage paid. 9 month or 1 year lease. \$460-665 + deposits.

1948 Harris

Updated 2 bedrooms in charming complex. Great location. Walk to U of O. On site laundry, off street parking. Water/sewer/garbage paid. 1 year lease. \$645 + deposits.

Town & Country Apartments

1238 Patterson Alley & 1253 Ferry:

UNDER NEW MANAGEMENT Extensive remodeling and updating! 1 & 2 bedroom units available. Some townhouse style, some with dishwashers, all with on-site laundry, off street parking & water/sewer/garbage pd. All application fee's waived! 1 year lease. \$475-\$595 + deposits.

1550 High St.

Studios, 1 bd. & 3 bd. Units avail. New vinyl windows, some remodeled units, off street parking & water/sewer/garbage pd. Rent ranges from \$385-\$880 + deposits.

1511 High St. # 1

Cozy & unique 1 bedroom units with range, refrigerator, in vintage home. One with hardwood floors, light and bright. Close to U of O and on bus line! 1 year lease. Avail approx. 8/31/04. \$450-\$480 + deposits.

1360/1372 Patterson

Studios and 1 bedroom units available. Funky units in excellent campus location. Water/sewer/garbage paid. Some w/ all utilities paid. 9 month to 1 year lease. \$315-\$435 + deposits.

361 E. 13th

UNDER NEW MANAGEMENT

Quiet 1 bedroom with range, refrigerator & garbage disposals. Some with private patios. Newer windows. Off street parking, onsite laundry, NEW exterior paint soon. Water, sewer and garbage paid. Units available now and reserve for fall. \$425 + deposits.

359 E. 17th

1 bd. - 1 bth. apt. with hardwood floors, stove, refrigerator, washer/dryer hookups & water/sewer paid. Close to the U of O and buslines. 1 year lease. avail approx. 8/25/04. \$550 + dpst.

534/535 E. 14th

One/two bedroom units, stove, refrigerator, water/sewer/garbage paid, four blocks from campus. from \$425

967 Patterson #1-4

HUGE 3 bedroom units. Large front patios. Historical units with new paint and carpets. Washer and dryer included. Fabulous location. Some off street parking available. Exterior updates in fall 2004. Year lease \$950+deposits

967 Patterson #5-10

Very large 1 bedroom units with soaring 10 foot ceilings. Completely remodeled with new plaster, paint, carpet, vinyl, and countertops. Private yard or balcony. Exterior updates in fall 2004. Year lease \$595+deposits

DUPLEXES/MULTIPLEXES

316 E. 15th

Charming 3 bedroom, 1 bath unit with the feel of a vintage home! Spacious living room with french doors and decorative fireplace. Kitchen includes range & refrigerator. All utilities paid! Yard care provided! Avail approx. 7/31/04. \$1050 + deposits.

85 E. 19th

3 Bedroom, great campus/downtown location, spacious living room with lots of light, yard care provided, on bus line 1 year lease. Available approx. 8/25/04. \$975 + deposits.

314 E 15th Ave.

Unique 2 bedroom unit has a sleeping loft in one bedroom & mirrored closets that open up the rooms. The kitchen includes a range, refrigerator & dishwasher! Skylights make this unit light & bright! All utilities paid. 1 year lease. Avail: 7/31/04. \$740 + deposits.

1585 Ferry Alley

2 bedroom, 1 bath units. Great location. Townhouses behind 1572 Ferry St. All appliances including Washer/Dryer. Off street parking. Water/sewer/garbage paid. 1 year lease. \$695 + deposits.

438 E 16th Ave.

1 & 2 bedrooms. Charming units with tons of space. Light & bright units. Shared storage unit. Carport. Shared yard. Great location. 1 year lease. \$650 + deposits.

460 E. 18th

Cute 2 bd., 1 bth. units with a range, refrigerator & microwave. Water/Sever/Garbage paid. \$625 + dpst.

83 E 19th Ave.

Newer 1 bedroom with custom cabin-style wood work. Laundry hookups/Storage. Must see. 1 year lease. \$635 + deposits. Avail. 8/25/04

2410 Nixon

Charming and spacious upstairs 1+bedroom unit with new maple cabinets, carpet and paint. Private deck, off street parking. Great campus location! 1 year lease. \$550+deposits

419 E. 16th

Cozy 1 bedroom units with vintage charm range, refrigerator, lots of light, dose to campus. \$525-550 + deposits. Avail approx. 8/31/04.

2040 Emerald St., #E.

1 bedroom, 1 bath. Charming units with tons of windows. Loft bedroom. Wood stoves. All utilities included. 1 year lease. \$540 + deposits. No range - hot plates only.

2273/2275 Friendly

Cozy 1-bedroom units located in a nice residential neighborhood. Lots of windows make these units light & bright! Upstairs unit has a large living room with hardwood floors, and ample storage! Both units include a range & refrigerator. Shared yard. \$450-495 + deposits. 1 year lease. Avail approx. 6/30/04 & 8/31/04.

421 East 19th Ave. C

2 great studios with range and refrigerator. One unit includes loft area. Quiet! Water/Sever/Garbage paid. 1 year lease. \$400/435+deposits.

2159 Harris Alley, #1

In alley behind 959 E. 22nd St. 3 blocks UO. Small studio. Very quiet. Water/Garbage included. No smoking. Sorry no pets. 1 year lease. \$310 + deposits.

1392 Lincoln

3 bedroom in vintage tri-plex. Great Location. Range, fridge. Water/sewer/garbage paid! \$950 + deposits

HOUSES

2579 Alder

5 bedroom home with range and refrigerator. Some hardwood floors. Washer/Dryer included. 1 year lease. \$1345+deposits.

2645 Alder

Four bedroom, stove, refrigerator, dishwasher, carpets, window coverings. Summer \$750/fall \$1195

2707 Hilyard

4 bedroom across from Amazon Park. Range and 2 refrigerators. Extra parking. Includes washer/dryer and yard care. \$1195 + deposits. 1 year lease avail 8/31/04.

2064 Onyx

3 bedroom vintage home with range and refrigerator. Large living room and kitchen area. Laundry hookups. \$975+deposits.

1610 Jefferson

Funky 3 bedroom unit with range and refrigerator. Hardwood floors. Built-ins. Partially fenced yard. \$950+deposits.

1701 Riverview

Wonderful 2 bedroom vintage home with updated kitchen and bath. Hardwood floors, inside utility. Oversized 2-car carport. Close to U of O and Hendricks Park. 1 year lease. \$915 + deposits. Avail approx. 6/30/04.

1701 1/2 Riverview

1 bd., 1 bth. apt. with hardwood floors, range and refrigerator. Close to the U of O, avail approx 8/25/04. \$575 + dpst.

211 E. 3rd

Large 4 bd., 1 bth. space in a vintage home with a range, refrigerator & a washer/dryer. 1 year lease, avail approx. 8/31/04. \$1250 + dpst.

1746 E. 19th

Updated 4 bd., 1 bth. home with newer paint, hardwood floors, a range, refrigerator, dishwasher, garbage disposal, underground sprinklers & landscape service provided. 1 year lease, avail. approx. 9/5/04. \$1650 + dpst.

1140 W. 18th

Awesome 3 bd., 2 bth. home in a great neighborhood! Includes new paint, refinished hardwood floors, a range, refrigerator, dishwasher, washer/dryer, and a hot tub! Landscape service included. 1 year lease, avail. 9/5/04. \$1075 + dpst.

1108 Jackson

Large 4 bd., 1 bth., 2 level home with covered front porch, range, refrigerator, decorative fireplace, & water/sewer/garbage pd. 1 year lease, avail now. \$895 + dpst.

1693 Mill Alley

2 bd., 1 bth. home with loft area, range, refrigerator & a dishwasher. 1 year lease, avail. approx. 8/30/04. \$625 + dpst.

2176 Agate St.

5 bedroom, 3 bath home, 4 blocks from campus. Hardwood floors, newer carpet and appliances. Fireplace, large workshop, utility room. Fenced yard. Great neighborhood, close to parks. Double garage. No pets/No smoking. \$2000+deposits - YEAR LEASE

1746 E. 19th

Updated 4 bd., 1 bath home with newer paint, hardwood floors, a range, refrigerator, dishwasher, garbage disposal, underground sprinklers & landscape service provided. 1 year lease, available approx. 9/5/04. \$1650 + dpst.