

THE RISE OSAKA UNIVERSAL BAYSIDE

Terms of Use

Introduction

To ensure the safety and comfort of all our guests and to maintain the living environment of the surrounding community, we have established the following Terms of Use.

This accommodation is provided under a short-term rental agreement in accordance with Osaka City's Special Zone Private Lodging System. These terms will be displayed on a tablet at check-in, and the agreement is deemed concluded upon your confirmation and consent.

Failure to comply with these terms may result in suspension of your stay, immediate eviction, or claims for compensation.

1. Prohibited Acts: Noise and Nuisances

- The property is located in a residential area. Please avoid loud noises, such as shouting, playing music, or loitering outdoors, especially at night.
 - When walking through the surrounding streets, please act considerately to avoid disturbing local residents.
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2. Use of Nearby Facilities

- Do not enter the premises of neighboring apartment complexes.
 - Benches and parks around the property are primarily intended for use by local residents. Parks are especially places where children play — please prioritize safety and respect.
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3. Regarding the Use of the Rooftop BBQ at Hinata no Yu

- Please strictly observe the designated usage time.
 - Noise from the rooftop may reach nearby residences. Please be considerate of the surrounding area.
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4. Garbage Disposal and Cleaning

- Do not take trash out of your room. Please follow the designated disposal methods and sorting rules.
 - Dumping garbage in hallways, entrances, surrounding areas, or on public roads is strictly prohibited.
 - If any violation is confirmed, you may be charged for the actual cost of cleanup and removal.
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5. Smoking and Use of Fire

- Smoking is strictly prohibited throughout the entire facility, including indoors, the rooftop, balconies, and in front of the entrance. Osaka City designates the area as non-smoking on public roads.
 - All forms of smoking are prohibited, including cigarettes, electronic cigarettes, and heated tobacco products.
 - The use or possession of fire-related items (e.g., candles, tabletop stoves) is also prohibited.
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6. Vehicles and Parking

- A limited number of parking spaces are available on-site by advance reservation only.
 - Please park in designated spaces only and avoid obstructing other vehicles or passageways.
 - Buses cannot stop or park on or near the premises. Stopping or parking on roads near the premises, including for loading or unloading luggage, is also prohibited.
 - Street parking, temporary stopping, and engine idling are not allowed.
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7. Guest Access and Management

- Only registered guests may enter or stay in the property.
 - Meetings with friends or family members should be conducted outside the property.
 - Suspicious or unauthorized access will be considered a breach of contract and may result in immediate eviction.
 - For group stays, the registered representative is responsible for the conduct of all guests.
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8. Handling of Equipment and Furnishings

- Do not move, modify, or remove furnishings. Actual costs will be charged for damage or loss.
 - Do not attach decorations or posters to walls or furniture.
 - Hair dyeing, bleaching, and the use of strong fragrances or chemicals inside the room are prohibited.
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9. Regarding Forgotten Items

- As a general rule, we do not keep items left behind in guest rooms after check-out.
 - Please make sure to check your belongings carefully before leaving.
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10. Security and Emergencies

- An evacuation route map is posted in the room. Please check it upon arrival.
 - In an emergency, contact the designated number immediately.
 - Do not touch fire safety equipment unless it is an emergency.
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11. Other Provisions

- Use of communication services (e.g., Wi-Fi) is at your own risk.
 - This facility does not grant any rights of residence or tenancy.
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12. Response to Violations

- Violations of these terms may result in immediate eviction, cancellation of the accommodation agreement, or claims for compensation.
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Notes

These terms are based on Osaka City's ordinances and operational guidelines regarding private lodging businesses.