Firstly, a warm welcome to you and thank you for choosing Essex. We look forward to your arrival and do hope you enjoy your stay with us.
About us

We provide high quality student housing and endeavour to give you a comfortable and secure home whilst at Essex.

This pack provides information and useful contact details to help you settle in and make the most of your new surroundings.

Our staff are trained professionals who offer assistance and advice with accommodation related issues. We are always willing to provide support, especially to those who are living away from home for the first time.

Keep this guide in a safe place and refer to it when you need it.

An electronic version of this document is available at essex.ac.uk/student/accommodation/your-accommodation-welcome-pack

Quality standards

We are a member of Universities UK and comply with the Student Accommodation Code of Practice (SAC) for the management of student housing.

The SAC sets out the main elements of good management practice of student housing within the UK.

The code protects your rights to:
- A healthy, safe environment;
- Timely repairs and maintenance;
- A clean, pleasant living environment;
- A formal, contractual relationship with your landlord;
- Access to health and wellbeing services;
- A living environment free from anti-social behaviour.

Further information is available at essex.ac.uk/life/accommodation or you can read the full code on the SAC website, thesac.org.uk

Terms and Conditions of Residence

With your letter of allocation you will have received a copy of the Terms and Conditions of Residence and Code of Student Conduct. Both documents are available from essex.ac.uk/life/accommodation/how-to-apply

Management Structure of the University Detailed information of the management structure of the University is available at essex.ac.uk/about/governance/

How to find us

The accommodation team is based at reception in University Square.

Opening times

The reception desk is open 24 hours a day. Outside office hours security staff are available at reception to help with any queries.

Contact us

University Square reception
Queens Road
Southend-on-Sea
Essex SS1 1BF
T 01702 328400
E scaccom@essex.ac.uk
essex.ac.uk/life/accommodation
www.facebook.com/UniSquare?ref=hl
@accommodationsussex
Live Chat also available at essex.ac.uk/student/advice-and-support
Welcome

Useful contact details

Students Union
T 01702 328233
E su@essex.ac.uk
essexstudent.com/southend

Student Support
The Forum
TF.2.23
T 01702 328351
E ssso@essex.ac.uk

Endsleigh Insurance Claims
T 0800 923 4042
Download the MyEndsleigh app.

Emergency support
T 01702 328408 or 07920 821678

Ask4
support@ask4.com
T 0114 303 3232
Live chat at support.ask4.com
@ask4support

Computer Services Helpdesk
T 01702 328341
Student Services Hub (SSH-SC)
Second Floor, The Forum, Southend Campus
T 01702 328444
E askthehub-sc@essex.ac.uk
Introduction

Your safety is very important to us and we hope that you found the communication you have been receiving from the University so far regarding health and safety on campus helpful. The essential information provided through the online welcome portal (1st September 2021) on how to come onto our campuses as well as the frequent information and guidance on the Student COVID-19 Directory webpages, are put in place to help you understand your responsibilities and gain the knowledge you need to carry out your day to day activities on campus safely and confidently.

Life in University Accommodation

We appreciate you may have questions about how life in accommodation will look when you arrive for the new academic year. We have, therefore, created student information pages relating to life on campus and in accommodation regarding social distancing and safety measures required for when you move in. The information can be found at essex.ac.uk/covid-19/applicants-information under Accommodation and Living on Campus, at the bottom of the page. Please make sure you read this carefully, specifically the changes for accommodation and make sure you regularly check it for updates.

On arrival into your accommodation, we expect you will form a social bubble with students in your flat (who are staying in the rooms around you). This means that you’ll be able to spend time with your flatmates without the need for keeping socially distanced from each other.

We recommend that you avoid others from outside your accommodation visiting or staying overnight at your flat in order to minimise risk of transmission of Covid infection between different accommodations.

Stay Alert

We can all help to control Covid-19 by staying alert which means you must:

- Stay at home as much as possible
- Limit contact with other people
- Keep your distance from other people not in your household (2 metres apart where possible)
- Wear a face covering in public areas
- Wash your hands regularly
Self-isolation
You should self isolate if:

- you have any symptoms of COVID-19 (a high temperature, a new, continuous cough or a loss or change to your sense of smell or taste)
- you've tested positive for COVID-19 – this means you have the virus
- someone you live with has symptoms or tested positive
- you’ve been told you’ve been in contact with someone who tested positive find out what to do if you’re told to self-isolate by NHS Test and Trace or the NHS COVID-19 app
- If you are experiencing symptoms and feel unwell or even less severe symptoms of cold, hayfever, headache or sore throat, we advise you isolate and book a free NHS PCR test.
- You should inform the COVID INBOX Covid19@essex.ac.uk if you are symptomatic, had a positive rapid test or NHS PCR test or are a close contact of a positive case.

For further wellbeing support or if you have any questions, please contact our Student Information Team at essex.ac.uk/student/advice-and-support.

Instructions are likely to change and you should regularly check the student covid pages so you know what to do if our advice changes.

It is important for you to get tested regularly and we are providing lateral flow testing on campus. Information about this can be found online at essex.ac.uk/student/covid-19/covid19-student-testing

If you need to isolate, please also check out the information online on what to do, including how to order food, at essex.ac.uk/student/covid-19/self-isolation-support
YOUR ACCOMMODATION

Keycards and fobs
When you arrive, you will receive a keycard which gives you entry into your flat and your room. Some of our adapted rooms/flats also require a fob, which you will be provided with if required.

Lost keycards and fobs
Look after your keycard and fob. If you lose it you will have to pay a £15 fee for a replacement card and £5 for a replacement fob.

If you lose your keycard or fob, take your student registration card to reception to get a replacement.

When you receive your replacement card, you will be invoiced which must be paid within seven days. You can pay at the Income Office at The Forum, room TF.2.23.

If you find your original and return it to us, we will refund the fee.

If your keycard or fob is broken, please take the pieces to reception for a free replacement.

Locked out
Don’t worry. Contact reception and we will arrange for you to be let back in. Outside office hours a security guard is available to let you back in.

Internet access
You’ll have access to up to 1Gb/s broadband internet speeds at your accommodation in University Square. Your internet services are provided by ASK4 at no extra charge, who will replace Glide Student. You will be able to use a wired connection for your devices using the cable provided.

ASK4 also provide, at no extra cost, a superfast Wi-Fi service with a seamless coverage across your accommodation. Additionally, you will be able to link all your devices together to create your own private and secure network. As ASK4 provide a fully-managed internet service, you won’t have to worry about buying your own equipment. If you already have your own wireless router, we encourage you to make use of the ones provided instead, to ensure the best service and to avoid causing any problems and interference with your neighbours' connection.

When you arrive at your accommodation, simply connect to the ASK4 wireless network and create your account within a few steps.

Ask4
E support@ask4.com
T 0114 303 3232
Live chat at support.ask4.com
📍 @ask4support
ASK4 FAULT-FINDING FLOWCHART

Are you affected by...

... WiFi problems?
- Download ASK4 Diagnostics from the App Store or Google Play
- Run the ASK4 Diagnostics scan when the issue is present.
- Pass your unique key code to ASK4’s Support team via the contact methods above. They’ll do the rest.

... a problem with your wired connection?
- Please reboot your device in a first instance and test again.
- Failing the above, please test with a different Ethernet cable.
- Is the issue still present?
  - Yes: Contact ASK4’s Support team via the methods above for further guidance.
  - No: Great! Happy browsing!
YOUR ACCOMMODATION

Recycling and rubbish

We are committed to reducing the impact of our carbon emissions on the environment, and take every opportunity to reduce waste and use resources wisely.

General waste and mixed recycling facilities are available in the flat kitchens and these are emptied daily.

Please do not put recyclable items in the general rubbish.

Our caretakers will remove rubbish daily, Monday to Friday. There is no rubbish removal at weekends or during bank holidays.

If you live in a studio, you must take your rubbish to the euro bins on level L1 – under the podium, or to one of the rubbish cages.

Please ensure when disposing of fat (oil, lard, fat from meat), that you do not pour down either the sink or toilet. The reason for this is that the fat builds up within the pipes and can cause the pipes to burst once blocked. Please securely bag up the fat and dispose of in your rubbish.

Waste reduction

Not producing waste in the first place is a great way to reduce your environmental impact. Wasting food is expensive and bad for the environment.

Pest control

Pest infestations occasionally happen and should be reported to reception as soon as possible. The Contractor will respond as soon as possible.

Cleaning and maintenance

We provide a cleaning service during the week for the communal areas of all our single accommodation.

Our housekeepers clean surfaces and cooking facilities, such as cookers and microwaves, but they do not clean or wash up personal items including cutlery and cooking pans.

You are expected to keep your room and en suite bathroom clean and tidy, as well as the communal areas of your flat. This is especially important when living with other people.

Ice, snow and leaf clearing

Information regarding the removal of ice, snow and leaves during the winter season is available at essex.ac.uk/life/accommodation/living-on-campus

Room inspections

We inspect all bedrooms twice yearly. This helps us ensure that the accommodation is being kept in accordance with our terms and conditions, and that the health and safety of all students and staff is maintained.

You will be notified of room inspections via your Essex email address.

Reporting a repair

Report all repairs directly to the reception desk at University Square either face to face or:

T 01702 328400
E scaccom@essex.ac.uk

Non-urgent repairs can be reported online at essex.ac.uk/student/accommodation/repairs-and-faults
YOUR ACCOMMODATION

Post
Post is normally delivered to flat kitchens daily from Monday to Friday. There is no delivery at weekends, on public holidays or between Christmas and the New Year.
Large items and those requiring a signature should be collected from reception. We will contact you if you have been sent an item for collection.
Any post received for you after you have left will be returned to sender.

Utilities
Heating, hot water and electricity are included in your rental charge; but please consider the environment and try and minimise use. As well as keeping the University’s carbon footprint low it helps the University lower fuel bills, which keeps rents low.
Heating runs continuously throughout the winter season for your comfort. The temperature in most rooms can be controlled by the thermostat on the heater.

TIP:
Help save energy – remember to turn off lights in empty rooms. Don’t leave electrical equipment on standby, this uses a lot of electricity.
The University Sustainability team runs the #LittleChoicesBigChanges campaign, with competitions for saving energy and recycling. The greenest flats on campus will win prizes. Visit facebook.com/UoESustainability for more information.
For Health and Safety purposes, as well as allowing heat to flow evenly, do not cover the heaters in the kitchen.

Insurance
Your personal possessions that you keep in your room are covered by Endsleigh Insurance. This does not cover items such as your laptop and your phone when you use them outside your room. You should check that the cover provided meets your needs and you can purchase additional cover if you feel you need it.

How to make a claim:
Visit: endsleigh.co.uk/reviewcover
Email: property.claims@endsleigh.co.uk
Call: 0844 472 2507
To review your cover visit endsleigh.co.uk/reviewcover
Download the MyEndsleigh app

Service Level Agreements
Accommodation Essex has service level agreements in place for buildings maintenance with the University Estates Management Department. Further details are available at essex.ac.uk/student/accommodation/repairs-and-faults
LIVING ON CAMPUS

Residence Life

The aim of the Residence Life is to create a community environment where students can live and study. Residence Life is a network of student volunteers and members of staff that live in the residences and are available to offer support to residents and to signpost to a range of support services.

The Resident Assistants (RAs) are there to help you integrate into University life and will organise a range of social activities where you can get to know other students in your accommodation, and familiarise yourself with the local area. They are also there to offer support should you have trouble settling in or are home sick. These services may also be offered remotely.

The RAs will arrange to meet with you and your flatmates to help you agree on some of the day to day issues that can arise, such as cleaning of communal spaces and quiet times. The RAs are also able to give information and support if you experience anti-social behaviour.

A contact telephone number for the RA in your area can be found on your flat notice board or at essex.ac.uk/life/accommodation/living-on-campus/residence-life

Out of hours support will be provided by Security.

Guests

You cannot request permission for a guest to stay until two weeks after your autumn term contract has started because it is disruptive to the process of students settling in. After then, you are allowed to have one guest for an occasional stay of up to three nights duration. You do need to seek permission by contacting scaccom@essex.ac.uk. Please let the team know the name of the person staying, as well as their contact details and how long they are staying for. We may ask for the gender of your guest, if you are living in a single gender flat. If you want to request for your guest to stay longer than three nights, then speak with the team at the Hub (children under the age of 16 are not permitted to stay in the accommodation).

If you live in a designated single gender flat, you are not permitted to have guests of the opposite sex visit or stay overnight.

Please remember that you are responsible for the behaviour of any guests that stay in your room.

Please check Covid-19 information as guidance relating to guests in accommodation may change.

Laundrette

There is a laundrette in University Square and it is located in the common room.

The laundrette is operated by Circuit. To ensure a consistent level of service, it is very important that you report faults directly to Circuit on:

T 01422 820026 or visit circuit.co.uk/machine-faults-and-breakdowns/

Laundry cards can be purchased for £2.00 from card machine and you can top-up your card online. A coin operated machine is also available.

Please do not leave your belongings unattended when using the laundrette.
Circuit laundry app

We are working hard to improve services wherever possible and are pleased to announce the new Circuit Laundry App.

You can now use our smart-scan technology app for paying for your laundry via your smart phone. This makes doing your laundry less of a hassle. The laundry app lets you top-up your Circuit app account in seconds and then you are good to go. Just turn up at your either the South Courts or Hex laundry, load your laundry, scan a machine’s QR code and select the programme you want to start – job done! Once the washer or dryer gets going, the app will give you a countdown that tells you how long until your laundry is done.

Check out the useful guide online, which shows you how it all works circuit.co.uk/help-support/video-guide/

Car parking and bike storage

There is no provision for students living in University Square to park a car. There is a car park underneath the building which is run by Southend Borough Council and further details are available here southend.gov.uk/download/downloads/id/5029/mobon_user_guide.pdf

There is a bike shelter facility available on the podia in the central courtyard.

Please be aware that you park your bike at your own risk so always remember to lock it before you leave.

Food and drink

There are plenty of places to eat or drink within the town if you don’t want to cook for yourself. You can choose from a range of cafés, restaurants and bars serving food from a variety of international cuisines.

Sport

Students in Southend have the opportunity to join a Simply Gym, which is a local facility close to the accommodation. Check out their page for further information simplygym.net/our-gyms/southend/
SAFETY AND SECURITY

Fire

Please make sure you are familiar with our fire safety procedures which can be found online at essex.ac.uk/student/accommodation/safety-and-security. Fire safety information is available in your room and the kitchens of all flats.

If you discover a fire:

**Shout out**
Raise the alarm. Alert other people and activate the fire alarm by breaking the glass alarm panel near the exit to the building.

**Get out**
Follow the fire exit signs and leave the building. Go to the designated assembly points on the podium. Do not go back to collect personal belongings.

**Stay out**
Do not re-enter the building until a member of staff or the Fire Service inform you it is safe to do so.

Watch our Fire Safety video for tips on how to stay safe [https://vimeo.com/145121411](https://vimeo.com/145121411)

**Fire alarms**
Interlinked smoke and heat detectors are fitted throughout the accommodation.

Cooking or showering with the door open or using aerosols near the detectors may cause the alarms to be activated.

**Fire alarm testing**
Fire alarms are tested each week. In University Square fire alarms are tested on Fridays, from approximately 12.00pm.

**TIP:**
Keep yourself safe, don’t wear headphones in bed as you may not hear the fire alarm if it goes off.

To avoid a risk of fire, please do not cover the heaters in the kitchen.

**Fire doors**
For your safety, doors in the residences are fitted with self closing mechanisms. They are designed to prevent the spread of smoke and fire and must not be wedged open.

**Cooking**
All flat kitchens are fully equipped so you can prepare and cook meals.

You must not cook food in your bedrooms. This is a serious fire risk. Food should only be cooked in the kitchens.

**Fire Blankets**
Fire blankets are available for you to use in an emergency. Please make yourself familiar with how to use one.

**Candles**
The use of lighted candles, aromatic oil heaters or any other device which has a naked flame, is prohibited in University owned or administered residential accommodation, except with the prior written permission of the Registrar & Secretary.

A letter will be left asking for you to remove the item by Accommodation staff, if any are observed in your room during inspections.

**Halogen Lamps**
Please note that halogen heaters and lamps are not permitted in accommodation.

**Flammable materials**
You are not permitted to store any kind of flammable material in your accommodation.

Disciplinary action may be taken for breaches of any of the above conditions.
SAFETY AND SECURITY

Personal emergency evacuation plans (PEEPs)
If you think you might have difficulty exiting a building in an emergency, we can prepare a PEEP for you. This can also be done if you have temporary mobility difficulties such as broken limbs.

To request a PEEP contact:
The University Fire Safety Officer
T 01206 874847  
E fire@essex.ac.uk

First aid, accident, emergency or illness
Security staff are trained first aiders. In the event of a serious accident or illness, please call the security staff on the number below and give your location.
Do not contact the emergency services yourself. Security staff will contact them for you and ensure they can access University Square and direct them to the exact site of the emergency without delay.
If you require emergency assistance call:  
T 01702 328408 or 07484 929082

Smoking
Smoking is not permitted in any area of University provided accommodation. This means you must not smoke in your room or the communal areas or corridors of the accommodation, further information is available at essex.ac.uk/students/experience/code-conduct.aspx.
Smoking shelters have been provided near to residences for you to use.
Smoking within the accommodation will result in disciplinary action.

Electrical safety
If you are an overseas student, you must ensure that your electrical equipment is compatible with the UK mains power supply which is 220-240V, 50 Hz. If your equipment has a different rating it may not work properly and could be dangerous to use.
The plugs on your electrical equipment may require an international adapter so they fit a UK three pin mains socket. Adaptors must be fused and comply with UK and University safety standards.
Fused travel adaptors and other electrical appliances approved by the University are available to buy online from Essex Essentials essex.ac.uk/uecs/your_essentials
Guidance on electrical safety and pictures of the recommended travel adaptor are available at essex.ac.uk/student/accommodation/safety-and-security

Windows
To ensure the safety of everyone on campus, you must not throw any items out of the windows of the accommodation. This is an offence under the Student Code of Conduct and could result in disciplinary action; further details are available at essex.ac.uk/students/experience/code-conduct.aspx
SAFETY AND SECURITY

Stay safe

Our campus accommodation provides a safe and secure place to live, however, you should take precautions to ensure that you keep yourself and your belongings as safe as possible.

**TIP:**

Always close your windows when you leave your room – especially if you live on the ground floor. This will deter opportunist thieves and prevent windows from closing sharply during windy conditions.

Don’t hold building or flat doors open for other people if you do not know them.

Don’t prop flat doors open.

Don’t leave belongings unattended within your communal areas.
Health services
You are required to register with a local doctor for the duration of your studies at the University. Use the NHS postcode finder to locate your nearest doctors surgery at nhs.uk/Service-Search

Dental services
The University hosts an Academic Dental Clinic which provides free basic dental care (one course only). To register, go to the reception area on the first floor of The Gateway Building, (accessed via the rear of the building).

For more information on healthcare for students, visit the website: essex.ac.uk/student/healthcare

Consent and keeping yourself safe
Sexual consent is when someone willingly agrees to sexual activity with another person(s) and they are free and able to make their own decision. Sex without consent is rape or sexual assault so understanding what consent means really matters. Consent needs to be enthusiastic, freely given, and can be withdrawn at any point during a sexual encounter. If you are still unsure about consent and how it works then watch this short video clip youtube.com/watch?v=oQbei5JGiT8 or check out pauseplaystop.org.uk/

Report and Support
Your safety is paramount. You can use this online tool to report incidences of physical assault, sexual harassment, hate crimes, online harassment, stalking, bullying or discrimination. For more information reportandsupport.essex.ac.uk/

Student Services Hub
Our Student Services Hub offers confidential advice and information on many welfare issues to assist you through your time here at Essex. These include adjusting to University life, financial concerns and immigration issues or if you just need to talk. They provide support to disabled students including advice and assistance regarding any adaptions you may require in your room (further details are available at essex.ac.uk/student/advice-and-support). They also provide support to students with specific learning difficulties, mental health difficulties or long term medical conditions, as well as offering a confidential counselling service.

Harassment advisers
The Harassment Advisory Network (HAN) is part of our commitment to promoting equality and diversity. The HAN is made up of a team of appointed and trained Harassment Advisers who offer a confidential ‘signposting’ service for students, staff and visitors who may be experiencing some form of harassment or bullying.
T 01206 874334
E harass@essex.ac.uk
Welcome to Essex!

We want you to have a wonderful stay here at Essex and to enjoy living in your new home. We have provided all the necessary furnishings in your room to make your stay comfortable and to help with your studies.

To ensure all the furnishings remain in good condition we have a rolling programme of refurbishments and we check your room to ensure everything is in order prior to you moving in. We will also perform room inspections during the year to review the condition of the furniture in your room.

Reporting Repairs

- Check your room when you arrive and report anything that needs repairing
- Report any repairs that are needed during your stay

If repairs occur which are due to wear and tear we will repair or replace the item.

If you report a repair that is not due to wear and tear you may be charged for the repair or replacement of the item.

You may be charged for any repairs noted by staff at the end of your license period that you have not reported.

£20 will be charged to make good any financial loss suffered by the University.

Our contact details

Please call, email or visit reception if you have any repairs to report, contact details can be found at essex.ac.uk/student/accommodation/repairs-and-faults

Furniture Costs

Furniture in your room varies depending on the area you are living. Listed below are all the types of furniture that we provide and the cost of how much it would be to replace each item (including VAT).

Remember, you may not have all of these items in your room.

Furniture costs
- Bed – up to £290
- Desk – up to £183
- Shower curtain – up to £14
- Mattress – up to £102
- Desk Chair – up to £124
- Curtains/blinds – up to £115
- Bedside Cabinet – up to £86
- Shelving Unit – up to £122
- Mirror – up to £57
- Easy Chair – up to £135
- Carpet – up to £350
- Bin – up to £6
- Headboard – up to £143
- Noticeboard – up to £57
- Wardrobe – up to £450
- Bathroom Cupboard – up to £73
- Re–Paint walls – up to £200
- Dining Table – up to £160
- Dining Chair – up to £40
POSTAL ADDRESSES

To ensure that your post reaches you, please be sure to use the correct postal address:

Your name (as registered with the University of Essex)

Name of house followed by flat/room number (eg. House 5, 3/A)

University Square
Queens Road
Southend-on-Sea
Essex
SS1 1BF

MAKING A COMPLAINT

We aim to provide students with accommodation which is clean, well maintained and allocated as set out in our Allocation Policy.

If you have any concerns about the service you have received from us, you should raise them with a member of staff at your earliest opportunity. We will always try to resolve your complaint quickly and informally.

We aim to provide you with an excellent service at all times, so we need you to tell us if we have made a mistake. This procedure explains how you can do this, and how we will deal with your complaint.

Make a formal complaint

If you do not believe your complaint has been dealt with correctly, you can ask the relevant manager to look into your complaint formally. You can make a complaint in a number of ways:

- by email
- by letter
- face-to-face
- by telephone

Note: Quote your full name and PRID or PG number on all correspondence.

Check out where to report at complaint at essex.ac.uk/student/accommodation/accommodation-complaints

We will investigate your complaint and send you an email response within 10 working days. Sometimes we will need another department to provide us with information to investigate your complaint fully (Estates Management, for example). If this is the case, we will let you know if your complaint will take longer than 10 working days to respond to. Further details about how to make a complaint can be found at essex.ac.uk/student/accommodation/accommodation-complaints

Complaints about a member of staff

If your complaint is about a member of staff, you can ask to speak to their manager directly. If you make a complaint about a member of staff you must be prepared to make a formal statement and to attend any disciplinary hearing that might result.