



Homestay Application for Los Medanos College Students
(\$450 Placement Fee Required – See Page 6 for Payment Information)

Please answer ALL questions completely, providing as much detail as possible

Family Name (Surname) First Name (Given name)

Applicant's Complete Address: Male: Female:

Student Email (Required):

Agent Email (If applicable):

Student Mobile Phone:

Student Birthday (Required): Month Day Year

What is your native language? Other languages?

What is your English speaking level? Very High High Medium Low Very Low

When will you begin classes at Los Medanos College (LMC)?

You are allowed to move in the homestay 1-4 days before the first day of orientation at school.

What is the date you plan to move in to the homestay?

STUDENTS ARE EXPECTED TO LIVE IN THEIR HOMESTAY FOR AT LEAST A MINIMUM OF 2 MONTHS
(You may also stay longer than 2 months if you like.) How long are you planning to live in a homestay?

- 2 months 3 - 6 months 6 - 12 months Longer than 1 year

Why do you want to live in a homestay? Please explain:

REQUIRED – List eight (8) hobbies, interests, and/or sports you enjoy:

- 1) 2) 3) 4) 5) 6) 7) 8)

REQUIRED – PLEASE ANSWER HONESTLY: DO YOU SMOKE? Yes No

Have you been diagnosed with any medical allergies? No Pets Food Specify:

Are there any foods that you do not eat? No Yes, please specify:

Please describe the members of your personal family. Select all boxes that apply to your family:

- Mother - Occupation: Father - Occupation: Sister(s) - Age(s): Brothers(s) - Age(s): Pet(s):

What is your educational goal in the U.S.? (PLEASE SPECIFY: Your major/subject and degrees desired)

Major: Degree type: Associates Bachelors Masters Other

Have you ever visited the U.S. before? No Yes, where:

How long do you plan to stay in the U.S.? Do you plan to buy a car? No Yes

Please describe any current medical/psychological conditions, including any physical limitations or other special considerations that your host should know about. Also list any prescription medications you are currently taking:

Arrival Information, if known: Airlines: _____ Flight Number: _____

Date of arrival: _____ Time: _____ Airport: _____

How will you get from the airport to your homestay? Friend/Relative Rideshare/Taxi Public Transit

Diablo Valley Homestay - Airport to Homestay Personal Driver Service Other: _____

Final Steps - Before submitting the application, make sure that you have done the following:

1. Answered every question on this application, including listing 8 hobbies/interests. (*Submitting an incomplete application will cause a delay in processing*)
 2. Read the Host and Location Disclaimer (Page 2)
 3. Read and signed the Housing Policy for Homestay Students (Pages 3 & 4)
 4. Read and signed the Homestay Liability Release, if younger than 18 years old (Page 5)
 5. Read and completed the Payment and Mailing Information form (Page 6)
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Signature Required

I verify that the information on this application is true and correct to the best of my knowledge, and I acknowledge that I have read and understood the terms and conditions for applying for a homestay placement, and for living in a homestay.

Student Signature

Date

Parent Signature

(If applicant is under 18 years of age)

Date

Host and Location Disclaimer (IMPORTANT: Please read all information below.)

Students who are placed in a homestay are responsible for directly paying their host **\$1200.00** per month. The cost of living in a homestay includes housing, two meals per day (breakfast and dinner) Monday - Friday (host provides three meals per day on weekends), and all utilities. **Students are responsible for buying their own lunch, Monday – Friday.** Students are not guaranteed placement with any specific type of host (race, marital status, families with children, etc.), as all the hosts in our program have been pre-screened and have met the qualifications for participating in the homestay program. Your placement will be based upon several different criteria including the hosts' availability at the time you arrive, the type of student they are looking to host, and the information you provided in your housing application. Students are expected to live in their homestay for at least a minimum of 2 months.

We make no guarantee to students that they will be placed within walking distance to school, as public transportation is readily available in all the surrounding cities, and most students use public transportation or bicycles to get to and from school. Our homestays are located in various cities surrounding the school area, and students are responsible for their own transportation. Your host will familiarize you with the local bus system. If you decide that you must live within walking distance to school, then we can provide you with information about apartments in the area; however, you are responsible for researching and securing your own apartment.

We do guarantee that you will be placed with a host who wants to help an international student and can provide you with good exposure to the American way of life. **All students placed in a homestay must agree to the terms of the Housing Policy. A copy of the Housing Policy must be signed and returned with the Homestay Application, along with a \$450 non-refundable placement fee. Your placement with a host will be secured when all three required items have been received.** You will be sent information about your host after your placement has been confirmed.

Indemnification: Student fully indemnifies Diablo Valley Homestay LLC and its agents and employees from any claim arising from Student's conduct. Student understands that hosts are not employees or agents of Diablo Valley Homestay LLC, and student assumes all risk associated with injury or loss arising from the living in the homestay, including behavior of hosts. Student releases Diablo Valley Homestay LLC of any liability for any claim of injury, death, property damage or other loss. Student will not institute a claim against Diablo Valley Homestay LLC and will release and hold Diablo Valley Homestay LLC forever harmless for any and all claims arising from living in the homestay, including the behavior of hosts.

Limitation of Liability: In no event shall Diablo Valley Homestay LLC have any liability to the student for any indirect, special, incidental or consequential damages, however caused, and under any theory of liability, whether or not Diablo Valley Homestay LLC had prior knowledge of the possibility of such damages. Further, Diablo Valley Homestay LLC shall not be named as a party, called as a witness, or served discovery requests in any dispute between student and host regarding the financial dealings between student and hosts.

Mediation/Arbitration: In the event any dispute arises with respect to the services provided by Diablo Valley Homestay LLC, and such dispute cannot be settled through direct discussions, then Diablo Valley Homestay LLC and Student agree to first endeavor to settle the dispute by mediation administered by the American Arbitration Association under its Commercial Mediation Rules, before resorting to any other means of dispute resolution. Following at least one such mediation session, any unresolved dispute shall be settled by binding arbitration administered by the American Arbitration Association in accordance with its Commercial Rules, and the judgment upon the award rendered by the arbitrator(s) may be entered in any court having jurisdiction thereof. Further, in the event of any such arbitration, the prevailing party shall be entitled to costs and attorney's fees.

Email: info@diablovalleyhomestay.com

Phone: 1-925-876-0080

www.diablovalleyhomestay.com

Housing Policy for Homestay Students

Students placed in a homestay, by Diablo Valley Homestay LLC (DVH), must comply with the following rules while living in the homestay.

Rent

1. Rent is \$1200 per month, and the first two months (\$2400) must be prepaid directly to the host on the first day you move into your homestay. It is your responsibility to offer the money to the host – do not wait for the host to ask you for the money. Please pay your host on the first day you move in to the homestay. Your future rent payments will be due on the **same** day each month. Example: If you move in on August 28, you must pay the host for your first two months in the homestay (\$2400) on that day. All future rent payments will be due on the 28th day of the following months (Example: October 28, November 28, December 28, etc.).
2. Please make sure to pay your rent on time every month. It is your responsibility to give your host the rent payment each month, without the host having to ask you for the payment. Students who are late with their payment or do not pay their rent may be charged a daily late fee and/or may be asked to move out from the homestay. *DVH will not place the student in another homestay if the student is asked to leave their initial homestay for late or non-payment of rent.*
3. The cost of living in a homestay includes housing, all utilities (except phone use, as students must have their own mobile phone), and two meals per day (breakfast and dinner) Monday – Friday. The host will also provide three meals (breakfast, lunch, and dinner) on weekends. Students must prepare their own breakfast every day, although the host will provide the breakfast food. Students must prepare their own lunch on Saturday and Sunday, although the host will provide the lunch food. **Students are responsible for buying their own lunch, Monday – Friday.**

Illegal Drug Use and Alcohol

1. Any drug use, including marijuana, is illegal under federal law and could result in deportation for any international student who is found with drugs. While California state law legally allows the use of marijuana for persons aged 21 or older, it does **NOT** apply to international students who are in the United States on a federal F-1 visa. International students in the United States on a federal F-1 visa must follow federal laws. This means that although marijuana use is legal in California, it is NOT legal federally and international students must understand that if they break a federal law, they are risking jeopardizing their visa status and potentially facing deportation. **Student may never use, or bring, any illegal drugs in their homestay.** Only prescription medication (prescribed by a doctor) or over-the-counter medication (purchased from a pharmacy or grocery store) is allowed in the homestay.
2. You must be over the age of 21 to purchase or drink alcohol in California. **Additionally, you are not allowed to consume or bring any alcohol in to your homestay, even if you are age 21 or older.**

Moving Out of a Homestay

1. When a student wishes to end the living arrangement with their host, written notice (email, text, or handwritten) must be given to the host. The notice must be received at least 30 days before the end of the set payment period. Example: If a student wishes to move into an apartment on December 1, they must tell the host on or before November 1 that they intend to move out in 30 days. **Important: Any time after the initial two-month period, the host or the student may choose to end the living arrangement by giving the other person 30 days advance notice to terminate the living arrangement.**
2. The student must remove all their personal belongings from the home on the day they move out. They must also put any trash from their bedroom and bathroom in to the outside garbage cans. **Any personal belongings that are left at the home after the student has moved out may be donated or disposed of by the host.**
3. If the student chooses to move out of their homestay early and does not provide the host with written notice 30 days prior to the end of the set payment period, the student may risk losing some or all of their \$300 security deposit, if the funds are needed to pay any rent left owing.
4. If the host is able to fill the vacancy with another homestay placement (or other acceptable placement as determined by the host), and therefore the vacancy is filled before the end of the 30 day notice period, the departing student must pay the host only for the vacancy dates until the new student moves in. (Per day amounts to be determined by DVH based on the number of days vacant within the 30 day notice period, divided by \$1200.)
5. **Your \$450.00 placement fee is only good for your original homestay placement.** If you would like another homestay placement, you will be required to pay an additional placement fee, unless you are leaving the original homestay due to any of the valid reasons stated below. Valid reasons for removing a student from the original homestay and placing them in a new homestay are:

- a. There is a real or implied threat of harm towards the student.
 - b. The host alters the terms of the original homestay agreement (Example: A host stops providing meals for their student or increases the rent without the approval of DVH.)
 - c. The host is unable to continue hosting the student due to personal reasons, not caused by the student.
6. **Disputes between the student and host should immediately be brought to the attention of DVH for resolution.** In the event that DVH must remove a student from a home due to disciplinary, psychological, or behavioral problems (including breaking house rules, breaking state or federal laws, theft or damage of property, continuing conflicts or verbal abuse toward the host or other household members, ongoing behavior that is disruptive to the household, physical abuse or the threat of physical abuse to any persons or property, etc.), the student will be taken to a nearby hotel and will be responsible for all charges incurred at the hotel until they find another living arrangement. DVH will not place the student in another homestay, and the student will not receive any refund of rent that has been paid for the remainder of the month. In this circumstance, the host is not required to give the student 30 days advance notice to terminate the living arrangement

Security Deposit

1. All students are required to give a monetary deposit, in the amount of \$300, at the time of move-in, in order to cover the cost of any unpaid bills or damages done to the property by the student while they are living in the home. This \$300 payment **is in addition** to the \$2400 two-month rent payment that is made on the first day the student moves into the homestay. This separate payment is commonly referred to as a security deposit.
2. Students may also be held responsible for any damage caused by visitors (friends and relatives) that they have invited into the home. Funds from the security deposit can be used for damage caused by other persons visiting the home at the request of the student. If any funds are used to repair damages while the student is still living in the home, then the student will need to replenish the security deposit amount to the original total of \$300. Example: If a host uses \$30 from the original security deposit to make a repair, then the current security deposit balance would be \$270, and therefore the student would need to add another \$30 to the security deposit in order for the original amount of \$300 to be restored.
3. After a student moves out, the host has three (3) weeks to either return your deposit or give you a written statement of why all or part of the money is being kept. If any funds are used for unpaid bills, cleaning or repairs, the host will provide the student with receipts showing the cost of services or repairs performed.
4. It is important to know that the security deposit may be used to pay any rent left owing after moving out, repairs of damages beyond normal use, and/or cleaning. Students are expected to leave their rooms in the condition as when they moved in, except for normal wear and tear. (Deposits cannot be used by the host to cover normal "wear and tear", or damage that already existed when the student moved in.)
5. Students are advised to do the following actions to protect their deposit
 - a. Upon moving in, inspect their bedroom for any existing damages (carpet stains, lighting, closets, etc.). Document any damages noticed upon moving in and let the host know immediately that they exist. This will show the host that the damages were pre-existing and not caused by the student.
 - b. While living in the home, tell the host about anything that needs repair from normal use, such as replacing a light bulb that has burned out.
 - c. Several days prior to moving out, the student should thoroughly clean their bedroom and show it to the host. This will allow the host to inspect the room and let the student know if there is anything further that needs to be done. An initial inspection of the student's living area by the host will give the student a chance to repair any damages before the final inspection, which will take place on the actual date the student moves out.
6. Students are advised to leave a phone number and forwarding address with the host when moving out. This will allow the host to contact the student to arrange the return of the security deposit. If the student does not leave a new phone number and address with the host, then the host will not be at fault if they are unable to find the student to return the deposit within the three (3) week period, as required by law. It will then become the student's responsibility to contact the host to arrange getting their security deposit back.

I have read the above Housing Policy for Homestay Students and I understand and agree to the terms of the policy.

Student Signature

Date

Parent Signature (If student is under 18) Date

Please Print Student's Name

Please Print Parent's Name



Homestay Liability Release for Students Under Age 18

The following liability release is for students under the age of eighteen (18) who request to be placed in a homestay by Diablo Valley Homestay LLC (DVH). The student and their parent(s) must sign this form prior to the student being placed in a homestay.

Parent/Legal Guardian

"I/We request to have our child, _____, placed in a homestay by DVH. I/We acknowledge that our child is under the age of eighteen (legal adult status in the United States), and that we - *not the host, nor DVH* – will be held responsible for our child’s actions while he/she lives in the United States. I/We agree to pay the full amount for all damages in the homestay for which our child is responsible, regardless of whether the damages were accidental. I/We agree to hold harmless and release all liabilities of DVH, and the host chosen to host our child, including all claims against DVH and the host for any injury, loss, damage, accident, delay or expense resulting from participation in the homestay program. I/We hereby acknowledge, accept, and agree to the above named terms and conditions."

Parent/Legal Guardian Signature

Parent/Legal Guardian Signature

Print Parent/Legal Guardian Name

Print Parent/Legal Guardian Name

Date

Date

Student

"I, _____ agree to live in the chosen homestay at my own risk and liability. I also agree to hold harmless and release all liabilities of DVH and the chosen host, including all claims against DVH and the host for any injury, loss, damage, accident, delay or expense resulting from participation in the homestay program. I hereby acknowledge, accept, and agree to the above named terms and conditions"

Student Signature

Date

Print Student Name

Payment and Mailing Information

A \$450.00 non-refundable homestay placement fee must be received along with the fully completed Homestay Application and signed Housing Policy. Applications are not processed until full payment has been received. Please make sure that every question on the Homestay Application has been completed, before sending. Submitting an incomplete application will cause a delay in processing. **(If the student is younger than 18 years old, the Homestay Liability Release form must also be returned.)**

If paying by credit card, you can email the completed application to: info@diablovalleyhomestay.com

If paying by check or money order, you must mail the completed application to:

**Diablo Valley Homestay
3527 Mt. Diablo Blvd, Suite 430
Lafayette, CA 94549
Attn: Fia Parker**

Methods of payment accepted

- Check or money order** (*Payable to: Fia Parker*) **Cash** (*Only for students already in the U.S.*)
- Western Union Wire Transfer** - www.westernunion.com (*Payable to: Fia Parker*) After completing the transaction, send an email to info@diablovalleyhomestay.com and include the following required information from the transaction:
1. 10 digit money transfer control number (MTCN)
 2. FIRST and LAST name of the person who made the transaction

- Credit Card** (*5% processing fee will be added to all credit card transactions*)

Check box for type of credit card used: MasterCard Visa

Print name (as shown on card): _____

Credit card number: _ _ _ _ _ - _ _ _ _ _ - _ _ _ _ _ - _ _ _ _ _

Expiration date: / 3 digit security code/CVV on back of card: _ _ _
Month Year

Late Fee: An additional \$50 late fee will be added to any applicant submitting a late application (within 7 days of arrival); or needing a “rush” homestay placement within 7 days of submitting his/her application.

I authorize Diablo Valley Homestay to charge the \$450 homestay placement fee and the 5% processing fee to my credit card. If housing is needed within 7 days of submitting the homestay application, I authorize Diablo Valley Homestay to charge an additional \$50 late fee. **I understand that all charges are non-refundable.**

Student Signature

Cardholder Signature (If other than student)

Please Print Student's Name

Please Print Cardholder's Name

Date

Date