

Waste

Waste sorting

Today, most of the waste must be sorted so that the resources can be recycled. In Frederikskaj Owners' Association, there are waste chutes for residual waste in each stairwell.

Waste that falls outside the category of 'residual waste' must be delivered either to the waste yard, bulky waste room or the nearest recycling centre (Sydhavn Genbrugscenter [Bådehavnsgade 50 2450 Copenhagen](https://www.sydahavn.dk/da/om-og-tilbud/tilbud-og-aktiviteter/tilbud-og-aktiviteter/tilbud-og-aktiviteter/badehavnsgade-50-2450-copenhagen)).

The waste must be sorted into the following fractions:

Residual waste - Delivered in waste chute and waste yard

Residual waste is the waste that cannot be sorted in the other containers, e.g.: vacuum cleaner bags, cat litter, cigarette butts, diapers, hygiene waste, styrofoam, dirty paper or cardboard, plastic packaging with metal foil, e.g. certain types of crisp bags, coffee bags, chocolate wrappers, etc.

Food waste - delivered in the 3 bio-waste containers at the waste yard

Raw and prepared foods, nuts and shells, coffee grounds and filters, used paper towels, cut flowers, etc. Always tie a knot on your biobag. New biobags are available in the underground car park by the mailbox

Plastic, food and drink cartons - hand in in the waste yard

Plastic packaging from food, canisters from drinks, mild detergents and shampoo, bubble wrap, plastic wrapping from flowers, candy bags, etc. Empty milk cartons and carton packaging from e.g. juices and juices.

Glasses and bottles – To be delivered in the glass container in front of entrance 13A

In the glass container, wine and spirits bottles, glasses from food, drinking glasses and glass vases, etc. may be delivered. Jars from food should be empty, but preferably with lids.

You may NOT return porcelain, plates and ovenproof dishes, window glass, mirrors; medicine jars with leftover medicine must be handed in at the pharmacy.

Metal

Tin cans, empty cans without deposit, cookware and foil trays, tools, nails and screws, metal boxes, pots and pans, etc. Cans must be emptied of food.

Paper - To be delivered in the paper container in front of entrance 13A

Paper, newspapers, magazines, advertisements, envelopes/window envelopes, books, writing and drawing paper, etc. Clips and tape may be attached.

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Cardboard – Delivered in the cardboard containers in the waste yard

Cardboard packaging from e.g. toys, toothpaste, candy, smaller cardboard boxes from online shopping, cardboard, corrugated cardboard, etc. Cardboard must be clean and folded to optimize our container capacity. Other contents from the box - such as styrofoam and plastic must not be put in the same container.

Used pizza trays must always be placed in the container for residual waste, as the grease from pizza trays destroys the recyclability of the remaining cardboard in the container. It is important that the cardboard containers are not overfilled and that the lid can close completely so that the cardboard is not exposed to rainwater. A simple damp cardboard box or a pizza box destroys the entire contents of the container.

Electronics – delivered in bulky waste room

Mobile phones and chargers, cords, electric toothbrushes, electronic toys, irons, small kitchen appliances such as hand mixers, blenders, etc., postcards, shoes and ties with lights/music in them, etc. Electronic waste is anything with a battery or cord on it.

Hazardous waste – disposed of in the environmental cabinet in the bulky waste room

Examples of hazardous waste: Paint, chemicals, oil, filler, lighter fluid, lighter gas, cleaning agents, acid, hairspray, nail polish, deodorant, fluorescent lamps, LED bulbs, etc.

Remember that there must be free access to the environmental cabinet so that the waste collector can empty the cabinet unhindered. Hazardous waste must be delivered in its original packaging or similarly suitable packaging, e.g. a jam jar, and the packaging must be tight and placed upright. The packaging is labelled if the waste is not handed in its original packaging, so that the contents can be easily identified.

Construction waste etc. - hand in at a recycling centre

The following may not be handed in in the bulky waste room and must be handed in at a recycling centre (nearest is Sydhavn Recycling Centre): Construction waste, rubble of bricks, roof tiles, concrete and the like, insulation material, soil, stones and gravel, sanitary equipment, roof sheets, large batteries, rubber, car tyres, fireworks, pressure bottles, etc.

Bulky waste and wood – delivered to bulky waste room

Furniture, mattresses, small carpets, impregnated wood, wood suitable for recycling, white goods, PVC materials (plastic pipes, cable trays, blinds, beach balls, garden hoses and rainwear), bicycles for discarding (marked "Removed by R98"), iron, metal, window glass, etc. must be placed in the bulky waste room to the left of the entrance 11A and must not contain cardboard, construction waste or hazardous waste.

Mirrors and other larger glass must be wrapped in newspapers or the like, so that the garbage collectors do not get glass splinters over them when the garbage truck breaks it.

Recycling and exchange – disposed of in bulky waste room

Books, cookware, toys, knick-knacks and electrical appliances that work.

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Batteries – batteries are placed in the upright cylinder by the bottle container.

Large batteries are handed in at a recycling center.

The waste yard

In the fenced waste yard there are containers for cardboard, metal, plastic and residual waste.

Remember to keep the waste yard in neat and tidy and close the door behind you. The containers must not be overfilled, and the container lids must be kept closed to prevent the waste from blowing out of the waste yard.

The waste chute

The waste chute in the stairwells is only intended for residual waste. ***All waste must be packed in closed waste bags of a maximum of 15 L to prevent clogging of the shaft.*** Recyclable waste such as paper waste, cardboard waste, garden waste, packaging waste as well as glass, plastic, metal, food and drink cartons, electronic waste, bulky waste, hazardous waste, impregnated wood or PVC waste may not be handed in. Under no circumstances should pizza trays or other debris be thrown in the shaft, as this could clog it.

Medicine

Old and/or unused medicine must be handed in at the pharmacy.

Read more about waste sorting on our website or on <https://affald.kk.dk/>

Balconies

Behavior

Everyone should be able to enjoy their balconies and a calm and considerate behavior is recommended . On weekdays, there must be quiet from 22:00 and on weekends no later than 23:00.

Sticking/hanging

Objects must not be hung/sticked on the balcony. Neutral solar film is allowed. The color of woodwork/surfaces must not be changed.

Storage

For the sake of the property's aesthetic appearance and to ensure a uniform and presentable appearance, balconies and terraces may not be used for storage, including storage of building materials, kitchen appliances (refrigerators, washing machines and alike), boxes, winter tires, waste, cleaning supplies, etc. Instead, please use the residents' storage rooms.

Drying of clothes

It is allowed on the balcony, but only on racks that are not higher than the front edges of the balcony. Hanging drying lines higher than the front edge of the balcony is not permitted.

Grill

Due to fire safety reasons , charcoal grills may not be used on the balconies; only gas grills or electric grills are allowed. The grill must be stable and set on a material that is non-flammable.

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Read more good advice here: [Gode grillråd - Hovedstadens Beredskab \(hbr.dk\)](http://www.hbr.dk)

Sun umbrella

Sun umbrellas are allowed in white or earth-colored shades.

Sun/wind protection applies to the penthouse apartments

It is only permitted to install the following model "Zipper 95" from the manufacturer Blendex, and the curtain fabric must be in a single-coloured, dark earth-coloured shade.

Rails/cassettes must all be in the color RAL 8011 (copper brown), and the cassette at the top must be square. The anemometer must be black in colour, and this must be mounted in such a way that the curtain can be raised automatically when the wind becomes too strong.

If a different model or manufacturer is desired than the above, it requires written approval from the board.

Noise

Appliances & tools

The use of drills and other noisy tools may only take place with consideration for neighbors and be limited to the period 10 am – 8 pm (all days).

Washing machines and other technical appliances used in the house must be installed and used in such a way that they do not cause a nuisance to the property's residents by noise or in any other way.

Music & TV etc.

Noisy entertainment and music may only be performed in such a way that it does not cause a nuisance to the other residents (and never in the period from 22:00 to 08:00 on weekdays). When holding parties and other noisy events, the resident must notify the other residents by posting a notice in the stairwell at least 3 days before the event and thus ensure that the neighbors agree to the temporary noise.

Any complaint pointing out violations of the house rules must be respected, and the noisy behavior must be immediately stopped. In case of doubt, contact the Board via the email address found on the website. As a general rule, noisy parties and events should be held in the common house.

Play & Behavior

Children and adults must not disturb the other residents through noisy play and behavior.

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Traffic

Bicycles, mopeds and the like

Bicycles must be placed in the bicycle room (to the right of entrance 11A), in the bicycle racks or "bicycle pockets" on the ground or in the bicycle racks in the underground car park. The common outdoor areas and fire routes must be kept free of bicycles, which as far as possible, must be parked in the bicycle racks and "bicycle pockets" and therefore not on the fire road along the hedge or directly in front of the building and the stairwells.

Mopeds and motorcycles may not be parked in the bicycle racks on terrain but must be parked in the underground car park.

Motor vehicles

The two driveways from A. C. Meyers Vænge and the paved areas in front of entrances 11A-11F and 13D-13F serve as fire roads and must be kept free of parked motor vehicles at all times. Thus, motor vehicles, including trucks, cars, motorcycles and mopeds, may not be parked in the property's outdoor areas.

However, loading and unloading for a maximum of 5 minutes is permitted for ordinary vehicles. If you place a note in the windshield stating that you will be back immediately, you have 10 minutes before you risk being charged a parking fee.

As the paved outdoor areas are not dimensioned for large vehicles, vehicles that require a large driver's license are NOT allowed on the property, not even in connection with moving.

A maximum of 10 km/h may be driven in the driveway and on the fire road, as this is mainly an outdoor area reserved for vulnerable road users.

Washing and repairs of motor vehicles may not take place on the property's areas, nor in the underground car park. A power outlet has been established in the parking basement for a vacuum cleaner.

Prams, strollers and bicycle trailers

Prams, strollers and bicycle trailers with stroller function may be parked under the stairs on the ground floor. However, the stairwell's walkways must be kept free and parked prams, strollers and bicycle trailers must therefore not protrude over the front edge of the stairs. Loose accessories for prams as well as other equipment and private belongings may not be stored in the stairwell or in front of your own entrance door.

Prams, strollers and bicycle trailers with stroller function may also be parked along the wall of the elevator room in the basement. However, for fire safety reasons, a distance of at least 1 meter must be kept free from the electrical cabinet. Likewise, access to the door, elevator and corridors must be kept free.

Common Areas

Elevator

If you need the lift to be open for a longer time, please use tape/post-it to block the sensor, so you avoid physically blocking the doors. If you block the doors with your foot, there is a risk of the doors jumping out of the running rail in which it hangs. Such damage requires the board to call in technicians and repairs are only carried out during the weekday, for cost reasons.

Common areas and fire safety

According to the Fire Protection Order, the property's stairwells and other common areas may not be used for storage of private belongings, including bicycles, shoes, shoe racks, furniture, garbage bags, etc.

The area in front of all entrance doors to the apartments must therefore be completely tidy and free of belongings and may therefore only be furnished with a doormat. This applies to all properties where there is only one possible escape route (stairs) from the apartments. This also includes the basement, where things are not allowed to be stored outside the locked basement rooms (except for prams and strollers in the elevator room).

Private belongings left in common areas and on the property's escape routes will be removed by the caretaker.

Criminal prevention

In order to limit burglary and theft as much as possible, it is the resident's duty to ensure that the property's doors are always closed and locked. Never let in unknown people, not even from the door phone. Distributors of newspapers and advertisements have been given keys.

Play & Behavior

Children and adults must not play in the stairwells or generally be a nuisance to the other residents through noisy behavior.

The shared sandbox toys, balance bikes and scooters must be placed in the play area by the sandbox after use. It is recommended that the common areas are kept neat and tidy, and that the residents clean up after themselves.

All littering, cigarette butts, bottles and the like in the common areas is prohibited.

On the grass area above the parking basement (the half of the lawn facing the angle house), spears, sticks or the like must not be put in the ground, as there is a risk of damaging the irrigation system and the waterproof membranes installed just below the surface.

Smoking

Smoking in the indoor common areas is not allowed. Cigarette butts must not be dumped on the property's areas and must be deposited as residual waste.

Domestic animals

Animal keeping

It is permitted to keep domestic animals in the property, provided that they are not a nuisance to the other residents, including noise and threatening behavior.

Dog walking

Dogs are not allowed on the green area (the lawn) along the canal. This is the property's only green recreational area where residents can play and sunbath, which is not compatible with dog walking. Dogs must be kept on a leash if the owner does not have complete control over them. The animals' droppings in common areas must be removed immediately by the owner.

Muscle dogs

Dogs of the type "muscle dogs" are not allowed. The term covers a broader scope than the definitions of the law. If you are in doubt about the allowed dog breeds, contact the Board.

Deprivation of the right to keep animals

The board may at any time, without further justification, deprive a resident of the right to have a pet, if the board deems that the pet in question is a danger or a nuisance to its surroundings in the owners' association at Frederikskaj. If a resident is deprived of the right to have pets, he or she must dispose of the pet in question no later than one month after the order from the board.

Damages

Damage to the property

The property and its associated facilities are under the protection of the residents. If the property or its furnishings are damaged, the perpetrator - for the sake of the other residents - will be held liable with a claim for compensation. If stairs or other facilities in the property are contaminated, the necessary cleaning must be carried out by the resident who is responsible for the contamination.

If this is not the case, cleaning will be carried out at an expense and subsequently collected from the resident.

If defects or damage are found on the property, please contact the board as soon as possible for registration and repair.

Damage to taps & cisterns

Leaking taps or cisterns are covered by the resident's maintenance obligation. To avoid additional consumption of water, the resident must immediately after a possible defect has been found request authorized plumber to have the defect rectified.

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Various

Antennas

As the property has a shared antenna system, it is prohibited to set up external antennas/dishes. Residents are prohibited from tampering with communal antenna systems. If errors are found, contact YouSee and the board by email.

Common House

The Common house has its own house rules, which are posted there and on the owners association website.

Feeding

Feeding wild animals, including waterfowl, pigeons and gulls is prohibited due to the danger to rats. In addition, the birds do not need extra food. Bread is unhealthy for the birds, and the extra nutrients destroy the ecosystem in the canal and cause increased algae growth.

Fireworks

Fireworks may not be lit anywhere on the property/buildings. On the other hand, it is permitted at the waterfront.

Sale/sublease of an apartment

When selling an apartment, the seller is obliged to immediately notify the administrator or the board. The seller is obliged to inform the buyer of these house rules. The same conditions apply for letting or subletting.

Ventilation duct / fire escape route

These must not be left open without the use of a safety catch. They weigh 25-30 kg and are torn off the hinges if it is windy. The hasp must ensure that the limb is locked completely firmly in a certain position. You may want to install a longer one, so that the limb also has a fixed position, where more ventilation is possible.



Use of canoes and kayaks

The kayak club's facilities are only for the owner association's members/residents.

If you rent out your apartment to outsiders for a shorter or longer period, e.g. through the agency AirBnB, these renters are not allowed to use the kayak club's canoe or kayaks during their stay. Violation will result in a possible demand fee, which is determined by the board.

Violation of house rules

If a resident violates the house rules, the person who discovers the violation should complain directly and immediately to the violator. If the violation does not stop immediately, a written request to the board can be made. The written communication must contain information about the nature of the infringement, the consequences for the complainant and the time. The board decides whether the

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complaint about the violation is justified, and if so, reprimands this to the resident in anonymous form. If the complaint results in the resident's membership of the owners' association being terminated, the resident who has complained about the violation must be prepared to give evidence if the case is brought to court.

Show consideration

In addition, residents are recommended to show consideration, respect and helpfulness.

Best regards, the Board of the Owners Association, March 2024