

APPLICATION REQUIREMENTS

Applicant must be at least 18 years old or legally emancipated, or married to a person who is at least 18 years old or legally emancipated. All persons 18 years and older, or emancipated minors, are required to fill out a separate application and pay a separate application processing fee.

CREDIT: Applicant must have acceptable credit history. No credit accounts in collections.

OCCUPANCY: Occupancy Standards: Limited to 2 persons per bedroom plus 1.

INCOME: Legal and verifiable household income must equal at least 3 times the monthly rental rate.

RENTAL HISTORY: Applicant must have positive rental history for the previous 3 years.

GUARANTOR: Property does not accept a guarantor.

PETS: Dogs and cats are accepted after passing an interview. A pet addendum is required to have a pet. There is a 35 pound weight limit for dogs. All dogs must participate in the Poo Prints Program.

APPLICATION FEE: Each application must include a fee to cover the costs of obtaining information not to exceed \$50.00 per person. Application fee shall not be greater than the actual out-of-pocket costs of gathering information. Such costs include cost of using a tenant screening service or consumer credit reporting service.

APPLICATION VERIFICATION: Manager will verify all information on your rental application and will access and verify your credit standing through one or more national credit reporting agencies. Your application will be denied for any of the following reasons.

- Credit report contains unfavorable information.
- Number of occupants exceeds occupancy standard.
- Household income is less than 3 times the monthly rent.
- Unfavorable rental references.
- Prior eviction or foreclosure.
- Incomplete or unsigned rental application or unverifiable information.
- False Information given on the application.
- Inability to verify information given on the rental application.
- Threatening or abusive behavior or language during the rental process.

I have read the foregoing and understand the terms of the application process.

Applicant

Date

Rental Premises Location _____ Apt. # _____

Sign and date this page and return it along with your Application to Rent.