

**RENTAL APPLICATION**  
**United Dominion**  
Presidio @Rancho Del Oro

Your Daytime Phone Number: (\_\_\_\_) \_\_\_\_\_

Email Address: \_\_\_\_\_

**Applicant:** Mr. Mrs. Ms. Sex: M F Date of Birth\_\_\_/\_\_\_/\_\_\_

First Name \_\_\_\_\_ Last \_\_\_\_\_

SS# \_\_\_\_ - \_\_\_\_ - \_\_\_\_ Drivers License # \_\_\_\_\_ State \_\_\_\_\_

**List any other names of those who will occupy the apartment: (required)**

#1 First Name \_\_\_\_\_ Last \_\_\_\_\_

Date of Birth \_\_\_\_\_ Sex M F SS# \_\_\_\_\_ Relation \_\_\_\_\_

#2 First Name \_\_\_\_\_ Last \_\_\_\_\_

Date of Birth \_\_\_\_\_ Sex M F SS# \_\_\_\_\_ Relation \_\_\_\_\_

#3 First Name \_\_\_\_\_ Last \_\_\_\_\_

Date of Birth \_\_\_\_\_ Sex M F SS# \_\_\_\_\_ Relation \_\_\_\_\_

**Current Residential Address:**

Street \_\_\_\_\_ Apt. # \_\_\_\_\_ City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

Rent / Own Monthly Payment \$ \_\_\_\_\_ M/I Date \_\_\_\_\_ M/O Date \_\_\_\_\_

Please list landlord information if you've circled Rent:

Name of Company/Community/Landlord \_\_\_\_\_ Phone# \_\_\_\_\_

**Previous Address:**

Street \_\_\_\_\_ Apt. # \_\_\_\_\_ City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

Rent / Own Monthly Payment \$ \_\_\_\_\_ M/I Date \_\_\_\_\_ M/O Date \_\_\_\_\_

Please list landlord information if you've circled Rent:

Name of Company/Community/Landlord \_\_\_\_\_ Phone# \_\_\_\_\_

**Employment Information ( 2 years history required ):**

**Current** Employer \_\_\_\_\_ Your Title \_\_\_\_\_

Supervisor's Name \_\_\_\_\_ Phone # (\_\_\_\_) \_\_\_\_\_

Start Date \_\_\_\_\_ End Date \_\_\_\_\_ Salary \$ \_\_\_\_\_/month

**Previous** Employer \_\_\_\_\_ Your Title \_\_\_\_\_

Supervisor's Name \_\_\_\_\_ Phone # (\_\_\_\_) \_\_\_\_\_

Start Date \_\_\_\_\_ End Date \_\_\_\_\_ Salary \$ \_\_\_\_\_/month

Supplemental Income \_\_\_\_\_ \$ \_\_\_\_\_

**Emergency Contact Information:**

Name \_\_\_\_\_ Relationship \_\_\_\_\_

Address \_\_\_\_\_ Phone (\_\_\_\_) \_\_\_\_\_

**Pets: (2 maximum per apartment with \$500.00 deposit per pet )**

Type \_\_\_\_\_ Color \_\_\_\_\_ Name \_\_\_\_\_ Declawed ? \_\_\_\_\_

Type \_\_\_\_\_ Color \_\_\_\_\_ Name \_\_\_\_\_ Declawed ? \_\_\_\_\_

**Vehicle: Make** \_\_\_\_\_ **Model:** \_\_\_\_\_ **Year** \_\_\_\_\_ **Plate #** \_\_\_\_\_ **Color** \_\_\_\_\_

**Make** \_\_\_\_\_ **Model:** \_\_\_\_\_ **Year** \_\_\_\_\_ **Plate #** \_\_\_\_\_ **Color** \_\_\_\_\_

**Your Rental History** You Represent that your answer is "no" to any item that is not check

Have you given legal notice where you live now?

Has you or any occupant listed on this Application ever :

Been Evicted or asked to move?

Broken rental agreement?

Been sued?

Been sued for Property Damages?

Been arrested for Misdemeanor, felony or sex related crime that was resolved by conviction, probation, deferred adjudication, court- ordered community supervision, or pretrial diversion?

Been arrested for misdemeanor, felony or sex-related crime that has not been resolved by any method?

**A security deposit of \$100.00 and an application fee of \$35.00 must accompany this application. You have 72 hours to cancel the hold on the above apartment, and to receive a full refund of your security deposit. Cancellation must be in writing. After 72 hours, the deposit will be retained if you cancel your hold. The application fee is non-refundable.**

**This is to certify that I/We are above the age of 18, and that the information on this application is true and correct to the best of my/our knowledge. If any information is found to be untrue or misrepresented, the landlord will have no obligation to rent the premises.**

Holding Apartment # \_\_\_\_\_

Monthly Rent \$ \_\_\_\_\_

\_\_\_\_\_ Date/Time \_\_\_\_\_

**Signature of Applicant**

*Presidio @ Rancho Del Oro*

# APPLICATION REMINDER



PLEASE PROVIDE THE ITEMS BELOW:

- COMPLETED APPLICATION: (For each applicant over 18)
- \$35.00 APPLICATION FEE: (per applicant; non refundable)
- \$100.00 HOLDING DEPOSIT: (Refundable within 72hrs of initial hold)
- PROOF OF INCOME: (1 of the following is required)
  - 3 most recent paycheck stubs
  - Letter of Hire/Offer Letter (If initial employment is less than 30 days)
  - 3 most current bank statements
  - Tax return for most recent tax year
  - I-20 Visa
  - Affidavit of Support (must be notarized)

UNITED DOMINION RESIDENTIAL COMMUNITIES STATEMENT OF RENTAL POLICY  
Presidio @ Rancho Del Oro

**Income:** Verifiable gross monthly income shall be a minimum of **2.7 times** the monthly rent. Verifiable Income includes as confirmed by an employer, trust officer, through a minimum of (2) year's prior tax returns, or other satisfactory documentation for self employed persons. Monthly obligations must not exceed 60% of such income. Roommate's must qualify for 50% of the rent in any floorplan. If it is a single person, they must qualify at **2.7 times** the monthly rent with their gross income

**Credit Check** The following check of credit history will be made on all applicants and co-signers:

1. Credit Bureau – satisfactory credit bureau rating for a minimum of (1) year will be required and 70% of all credit lines must show as paid on time as agreed.
2. Employment and Income verification – applicant(s) must have verifiable Income based on current and past employment for a minimum of 2 years or other verifiable sources. To verify income for self-employed, retired or non-working applicant(s), copies of federal income tax returns for the immediate (2) two prior years or other documentation satisfactory to management will be required.
3. Prior residence(s) – prompt payment record and/or satisfactory references for a minimum of one (1) year are required. No evictions or broken leases will be accepted with the exception that a broken lease is allowed if restitution has been made to the satisfaction of the management of such property.

**Co-Signer:** A co-signer or extra security deposit may be required when an applicant(s) cannot meet the Credit requirements stated above. Applicant and co-signer both must have satisfactory prior residence history. A co-signer must qualify at 4 times the monthly rent and also meet same requirements outlined above.

**Application** **A minimum of \$35.00 non-refundable application processing fee will be required.** Management can deny applicant or occupant if they have been arrested for a felony offense involving actual or potential physical harm to a person(s), or involving possession, manufacture, or delivery of a controlled substance, marijuana, drug paraphernalia or weapons.

**Age:** Lessor must be classified as an adult per State Law, unless Federal Law regarding familial status (as defined below) applies.

**Maximum Occupancy:** Two per bedroom plus one per unit.

**Security Deposits:** One-bedroom \$300/ Two-bedroom \$400/ Three- bedroom \$500

**Payment:** Rent is due and payable on the 1<sup>st</sup> day of each month. All applicable fees outlined in the Lease Agreement will apply if not paid as agreed. **Returned Checks:** a service fee, initial late charge and any daily charges may apply. Personal checks are not accepted for late rent. Fee schedules are outlined in the Lease Agreement. **Roommates:** Each is fully responsible for the entire rental payment, and all must execute the lease.

**Equal Housing:** Non-discrimination on the basis of race, color, religion, sex, national origin, familial status or handicap is the comprehensive policy of this company.

**Water furniture:** Water furniture is accepted with insurance and Management's written approval.

**Recreational Vehicles:** No recreational vehicles are allowed to park on the premises.

**Pets:** Acceptable pets include domestic cats, dogs (with breed and weight exceptions), fish (50 gallon tank size limited with Management's prior written approval), and birds. When a pet is permitted on the property, a recent photograph of the pet and an additional deposit is required. This policy does not apply to disabled persons who require the use of an animal aid, which will be reviewed on an individual basis. **Minimum Deposits: \$500.00 two max.**

### Community

**Policies:** All residents and occupants agree to abide by the community policies for health, safety and living enjoyment at this community.

**I HAVE READ, UNDERSTAND AND ACCEPT THE ABOVE QUALIFYING STANDARDS AND RENTAL POLICIES OF THIS COMMUNITY.**

\_\_\_\_\_  
Prospective Resident Signature

**Presidio@ Rancho Del Oro**  
Community Name

\_\_\_\_\_  
Prospective Resident Signature

\_\_\_\_\_  
Owner's representative Signature

\_\_\_\_\_  
Dated Signed