

**CO-APPLICANTS MUST FILL OUT SEPARATE APPLICATIONS!**  
**PLEASE PRINT CLEARLY &**  
**PROVIDE ALL INFORMATION**

(Acct. # \_\_\_\_\_)

## RENTAL APPLICATION

DATE: \_\_\_\_\_ ADDRESS APPLYING FOR: \_\_\_\_\_

Rent Amount for Property \_\_\_\_\_ Deposit Amount for Property \_\_\_\_\_

**DO YOU HAVE MONEY FOR 1<sup>ST</sup> MONTH RENT AND FULL DEPOSIT?** \_\_\_\_\_

When would you like to move in? \_\_\_\_\_ How long of lease do you want? \_\_\_\_\_

### PLEASE TELL US ABOUT YOURSELF

FULL NAME \_\_\_\_\_

(FIRST)

(MIDDLE)

(LAST)

Date of Birth \_\_\_\_\_ Driver's Lic No. & State \_\_\_\_\_

Social Security No. \_\_\_\_\_

**Phone Home** \_\_\_\_\_ **Work** \_\_\_\_\_

**CELL** \_\_\_\_\_ **E-MAIL ADDRESS** \_\_\_\_\_

LIST NAME, AGE & RELATIONSHIP of all persons to be residing at the premises (including children, relatives, & other co-residents):

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

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

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

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

**RELATIVE IN CASE OF PERSONAL EMERGENCY, NOTIFY** \_\_\_\_\_ Relationship \_\_\_\_\_

Address \_\_\_\_\_

Home Phone \_\_\_\_\_ Work Phone \_\_\_\_\_ Cell Phone \_\_\_\_\_

### PLEASE GIVE YOUR RESIDENCE HISTORY (Beginning With Most Current)

**CURRENT ADDRESS** \_\_\_\_\_ City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

Month & Year Moved In \_\_\_\_\_ Reason for Leaving \_\_\_\_\_

Owner/Manager (reference contact) \_\_\_\_\_ Phone ( ) \_\_\_\_\_ Monthly Payment \$ \_\_\_\_\_

**PREVIOUS ADDRESS** \_\_\_\_\_ City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

Month & Year Moved In \_\_\_\_\_ Moved Out \_\_\_\_\_ Reason for Leaving \_\_\_\_\_

Owner/Manager (reference contact) \_\_\_\_\_ Phone ( ) \_\_\_\_\_ Monthly Payment \$ \_\_\_\_\_

**Other States Lived In** \_\_\_\_\_

**PLEASE GIVE YOUR EMPLOYMENT /OTHER INCOME INFORMATION**

**CURRENT EMPLOYER** (or most recent) \_\_\_\_\_ Phone ( ) \_\_\_\_\_  
Address \_\_\_\_\_ Date(s) Employed/From \_\_\_\_\_ to \_\_\_\_\_  
Position \_\_\_\_\_ Supervisor \_\_\_\_\_ Phone No. \_\_\_\_\_

Gross Monthly Salary \$ \_\_\_\_\_ What does your company do? \_\_\_\_\_

**PREVIOUS EMPLOYER** \_\_\_\_\_ Phone ( ) \_\_\_\_\_  
Address \_\_\_\_\_ Date(s) Employed/From \_\_\_\_\_ to \_\_\_\_\_  
Position \_\_\_\_\_ Supervisor \_\_\_\_\_ Gross Monthly Salary \$ \_\_\_\_\_

**OTHER SOURCES OF INCOME** - Please list income, source (SSI, Worker's Compensation, Pension, Disability, Child Support, or any other) and person who we could contact for confirmation.

Amount \$ \_\_\_\_\_ per \_\_\_\_\_ Source \_\_\_\_\_ Phone ( ) \_\_\_\_\_

Amount \$ \_\_\_\_\_ per \_\_\_\_\_ Source \_\_\_\_\_ Phone ( ) \_\_\_\_\_

**Section 8 Subsidized** - please list County & Agency, Technician's Name, Voucher Amount and Bedrooms allowed.

Section 8 Agency/County \_\_\_\_\_ Section 8 Technician \_\_\_\_\_ Phone \_\_\_\_\_

Voucher \$ Amount (without utilities  / with utilities  included). \$ \_\_\_\_\_ Voucher Bedroom Size \_\_\_\_\_

**Bank Name** \_\_\_\_\_ **Phone No.** \_\_\_\_\_

**PETS:** Type \_\_\_\_\_ How many \_\_\_\_\_

What is the weight? \_\_\_\_\_ What is the breed? \_\_\_\_\_

Is your dog(s) trained \_\_\_\_\_ What is the pet's name? \_\_\_\_\_

**VEHICLES:** 1. Make/Model \_\_\_\_\_, Year \_\_\_\_\_, Color \_\_\_\_\_ Lic. No. \_\_\_\_\_ State \_\_\_\_\_

2. Make/Model \_\_\_\_\_, Year \_\_\_\_\_, Color \_\_\_\_\_ Lic. No. \_\_\_\_\_ State \_\_\_\_\_

3. Make/Model \_\_\_\_\_, Year \_\_\_\_\_, Color \_\_\_\_\_ Lic. No. \_\_\_\_\_ State \_\_\_\_\_

**HAVE YOU:**

Been sued for non-payment of rent?  No  Yes Why? \_\_\_\_\_ Amount \$ \_\_\_\_\_

Been evicted or asked to move out?  No  Yes Why? \_\_\_\_\_

Broken a Rental Agreement or Lease?  No  Yes Why? \_\_\_\_\_

Been sued for damage to rental property?  No  Yes Why? \_\_\_\_\_

Declared Bankruptcy?  No  Yes Year \_\_\_\_\_ Discharge Date \_\_\_\_\_

**Do you have a criminal record within five (5) years of the date of this Application?**  No  Yes If yes for what? \_\_\_\_\_

**Notwithstanding the previous question, have you ever been convicted of a criminal offense involving methamphetamine, any felony offence requiring you to register as a sex offender, or any offense that is classified as a homicide?**  No  Yes If yes for what? \_\_\_\_\_

**Are you a smoker?**  No  Yes If yes, Do you smoke inside \_\_\_\_\_ or only outside \_\_\_\_\_

How were you referred to us?  Newspaper  Internet Referral \_\_\_\_\_ Other \_\_\_\_\_

Applicant represents that all of the statements are true and complete, and hereby authorizes verification of the

application information, reference, and **CREDIT RECORDS AND CRIMINAL REPORTS**. Applicant acknowledges that false information herein may constitute grounds for rejection of this application, termination of right of occupancy, and/or forfeiture of deposit(s). Applicant agrees to the terms of the "Deposit Agreement". Landlord shall not consider any rental history or credit history beyond seven (7) years immediately preceding the date of this Application.

**\* In accordance with Rule E-35 of the Colorado Real Estate Commission it is herein disclosed that Laureate, LTD. is the Agent representing the Owner/Lessor of the property.**

**APPLICATION FEE AGREEMENT**

Applicant's tendered fee, stated below, is in consideration of Owner, or Owner's Agent, reviewing and processing the attached **Rental Application**. Keys will be furnished only after contemplated lease and other rental documents have been properly executed by all parties and only after applicable **Rent(s)** and **Security Deposit(s)** have been paid. **ALL CHECKS MUST CLEAR THE BANK PRIOR TO OCCUPANCY DATE**. Owner will provide Applicant with an itemization of the Owner's actual expenses incurred in connection with the processing of this application within twenty (20) days of the date of this application. Furthermore, Owner will refund any unused portion of the fee within twenty (20) days of the date of this application. This application is preliminary only and does not obligate the Owner, or Owner's Agent, to execute a lease or deliver possession of the proposed premises.

Monies Received \$ \_\_\_\_\_ Check \_\_\_\_\_ M/O \_\_\_\_\_ Cash \_\_\_\_\_  
Date \_\_\_\_\_

APPLICANT'S signature \_\_\_\_\_ Date \_\_\_\_\_

APPLICANT'S signature \_\_\_\_\_ Date \_\_\_\_\_

\_\_\_\_\_  
Owner/Agent's Signature

EXHIBIT A

PRESUMPTIVE DENIAL CRITERIA

Applicant acknowledges that, in addition to the information provided in the Application, the following criteria will be considered by the Owner when approving or denying the application. The Applicant may be denied if any of the following are true:

- If the Applicant has ever been convicted of a criminal offense involving methamphetamine, any offence requiring the Applicant to register as a sex offender, or any offense that is classified as a homicide.
- If the Applicant's monthly net income is less than three (3) times the monthly rent.
- If the Applicant's credit history displays active collections or delinquent payments.
- If the Applicant has been evicted within the past 5 years.
- If the Applicant provided false information anywhere on the application.

The final decision of approval or denial of the Application ultimately will be made by the Owner and NOT by Owner's Agent

Applicant understands that he/she is entitled to a free copy of the Application from the Owner if the Applicant is denied residency based upon the information contained in the Application, along with written notice of the reasons for the denial.