

# RENTAL APPLICATION

**ORANGE COUNTY**

**The Aspens South Coast**

1601 W. MacArthur Blvd.

**714-557-0333**

**Aspen Village**

3600 Aspen Village Way

**714-751-1332**

**Santa Fe Village**

3700 Santa Fe Village Drive

**714-751-7777**

**The Aspens Fairhaven**

1201 Fairhaven Avenue

**714-639-9100**

**RIVERSIDE**

**The Aspens Riverside**

7955 Magnolia Avenue

**951-688-6101**

**MARINA DEL REY**

**Villa del Mar**

13999 Marquesas Way

**310-823-4644**

**APPLICATION TO RENT** (page 1 of 3)

Individual applications required from each occupant 18 years of age or older. (All sections must be completed)



Application date: _____	Security deposit \$ _____	Monthly rent \$ _____
Prepared by: _____	Other deposit \$ _____	Refrigerator \$ _____
Apartment type: _____	Other deposit \$ _____	Other _____ \$ _____
Apartment number: _____	<b>Total Deposit:</b> \$ _____	Other _____ \$ _____
Rental start date: _____		<b>Total Monthly Rent:</b> \$ _____
Other comments: _____		

**PERSONAL INFORMATION**

Last name: \_\_\_\_\_ First name: \_\_\_\_\_ M.I.: \_\_\_\_\_ Date of birth: \_\_\_ / \_\_\_ / \_\_\_\_\_

Social security no: \_\_\_\_\_ Cell phone: \_\_\_\_\_ E-mail: \_\_\_\_\_

Driver's lic. no. / State: \_\_\_\_\_ Expiration date: \_\_\_\_\_ Verified by: \_\_\_\_\_

or Passport, State ID: \_\_\_\_\_ Expiration date: \_\_\_\_\_ Verified by: \_\_\_\_\_

Local emergency contact (not living with you): Name: \_\_\_\_\_ Relationship: \_\_\_\_\_

Address: \_\_\_\_\_ Phone: \_\_\_\_\_ Cell: \_\_\_\_\_

List below all others who will be occupying the apartment with you:

Name: \_\_\_\_\_ DOB: \_\_\_\_\_ Name: \_\_\_\_\_ DOB: \_\_\_\_\_

Name: \_\_\_\_\_ DOB: \_\_\_\_\_ Name: \_\_\_\_\_ DOB: \_\_\_\_\_

Will you be bringing any animals with you? \_\_\_\_\_ If so, how MANY and what KIND? \_\_\_\_\_

**FINANCIAL INFORMATION**

Current employer (if employed): \_\_\_\_\_ Office phone: \_\_\_\_\_

Work address: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

Monthly salary: \$ \_\_\_\_\_ Length of employment: \_\_\_\_\_ Position: \_\_\_\_\_

List other income below (including but not limited to child support, spousal support, SSI/disability or other govt. income, retirement or trust fund):

Monthly amount: \$ \_\_\_\_\_ Source: \_\_\_\_\_ Monthly amount: \$ \_\_\_\_\_ Source: \_\_\_\_\_

**RESIDENCE HISTORY - last 5 years**

Present address: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_  
Home phone: \_\_\_\_\_ Length of residence: \_\_\_\_\_ Own or rent: \_\_\_\_\_  
Monthly rent/mortgage: \$ \_\_\_\_\_ Landlord name: \_\_\_\_\_ Landlord phone: \_\_\_\_\_  
Reason for moving: \_\_\_\_\_

*If above residence was for less than 5 years, please complete up to 5 years below:*

Previous address: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_  
Rent: \$ \_\_\_\_\_ Length of residence: \_\_\_\_\_ Previous landlord: \_\_\_\_\_ Landlord phone: \_\_\_\_\_  
Previous address: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_  
Rent: \$ \_\_\_\_\_ Length of residence: \_\_\_\_\_ Previous landlord: \_\_\_\_\_ Landlord phone: \_\_\_\_\_  
Previous address: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_  
Rent: \$ \_\_\_\_\_ Length of residence: \_\_\_\_\_ Previous landlord: \_\_\_\_\_ Landlord phone: \_\_\_\_\_

**VEHICLE INFORMATION**

Number of cars you will keep at this address: \_\_\_\_\_  
Make of car: \_\_\_\_\_ License no: \_\_\_\_\_ State: \_\_\_\_\_ Year: \_\_\_\_\_ Color: \_\_\_\_\_  
Make of car: \_\_\_\_\_ License no: \_\_\_\_\_ State: \_\_\_\_\_ Year: \_\_\_\_\_ Color: \_\_\_\_\_  
Other vehicles (boats, trailers, motorcycles ) *NOTE: parking or storage of boats, trailers or other RV's on the property is not allowed.*  
Description: \_\_\_\_\_ License no: \_\_\_\_\_ State: \_\_\_\_\_ Year: \_\_\_\_\_ Color: \_\_\_\_\_  
Description: \_\_\_\_\_ License no: \_\_\_\_\_ State: \_\_\_\_\_ Year: \_\_\_\_\_ Color: \_\_\_\_\_

**BANKING REFERENCES**

CHECKING - Bank name: \_\_\_\_\_ Account No: \_\_\_\_\_ Average Balance: \$ \_\_\_\_\_  
Bank address: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_  
CHECKING - Bank name: \_\_\_\_\_ Account No: \_\_\_\_\_ Average Balance: \$ \_\_\_\_\_  
Bank address: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

**MISCELLANEOUS**

Have you ever filed bankruptcy?  Yes  No If yes, year bankruptcy was filed: \_\_\_\_\_ Other notes \_\_\_\_\_  
Have you ever been evicted or asked to move for cause?  Yes  No If yes, explain: \_\_\_\_\_  
How did you hear of these apartments? \_\_\_\_\_  
What impressed you most? \_\_\_\_\_  
How many times have you visited the apartments? \_\_\_\_\_

**HOLDING DEPOSIT AGREEMENT**

On the date indicated below, Owner/Agent received \$ \_\_\_\_\_ as a holding deposit from the undersigned, hereinafter called "Applicant" as consideration for the Owner/Agent's agreement to take off of the rental market the premises indicated at the top of this Application To Rent. Applicant understands that once this agreement is signed by Applicant, and the holding deposit is received by Owner/Agent, the premises will be taken off the rental market and reserved for Applicant, and other potential applicants will be turned away. Note that a binding rental agreement will be subject to Owner/Agent's acceptance of Applicant's application, written verification of Applicant's income and housing history, and subject to Owner/Agent and Applicant entering into a separate rental agreement/lease. However, this Holding Deposit Agreement will be binding upon execution by Owner/Agent and Applicant. If Owner/Agent is unable to get verification of Applicant's income, housing history and other required verifications within two (2) business days from application date, the rental will be considered denied.

**Denial of Application by Owner/Agent - Deposit Refund** - If Applicant is not approved, Owner/Agent will refund to Applicant the entire deposit amount within ten (10) business days from the date Applicant was notified that the application was not approved (subject to the check clearing the bank if deposited). If Applicant has been approved with a change in terms, Applicant has 48 hours from notification to reject the new terms and receive a full refund of the deposit paid. After said 48 hours, if Applicant has not cancelled the rental, the new terms will be deemed accepted by Applicant.

**Acceptance of Application** - If Owner/Agent approves Applicant, Applicant must sign a rental agreement/lease (in a form acceptable to Owner/Agent) for the premises no later than the move in date, or Owner/Agent will deduct "lost rental damages" (as defined below) incurred by Owner/Agent as a result of holding the subject premises off the rental market. If Applicant signs a rental agreement/lease, Owner/Agent and Applicant will apply the holding deposit to the security deposit. If there is an inconsistency in the terms of this Holding Deposit Agreement and the Rental Agreement/Lease signed by the parties, the Rental Agreement/Lease will control.

**Applicant's Failure to Enter into Rental Agreement/Lease** - If Applicant, after being approved, chooses not to enter into the Rental Agreement/Lease, Owner/Agent may deduct from the holding deposit "lost rental damages" to cover the lost opportunity to rent the premises. **Owner/Agent and Applicant agree that "lost rental damages" will be 1/30th of the monthly rent specified at the top of this Application To Rent for each day the premises was taken off market beginning the date of this agreement and ending on the "Rent Start Date" specified at the top of this Application To Rent.**

Within ten (10) business days after the subject premises is put back on market, Owner/Agent will return to Applicant, at the Applicant's "Present Address" indicated on this Application To Rent, any holding deposit balance remaining. If Applicant pays the holding deposit by check, Owner/Agent's return of any holding deposit balance remaining will be subject to prior verification that the Applicant's check(s) have cleared the bank.

If a check given for the holding deposit, or any subsequent check given prior to the move-in, is returned by the bank for any reason, the check must be replaced with certified funds within 24 hours or the rental will be cancelled. If the check is replaced within 24 hours the deposit on the rental will automatically increase to one month's rent, if not already higher.

Applicant represents that all of the statements on this Application To Rent are true and correct. I hereby authorize owner and its authorized agents, employees and representatives to obtain verification of the above information including but not limited to residence history, and employment status and to obtain a copy of my credit report from an authorized credit reporting agency. Applicant consents to allow Owner/Agent to disclose tenancy information to previous or subsequent Owners/Agents. I agree that the landlord may decline this application and terminate at any time any agreement entered into in reliance on any misstatement made above.

This application is made with the understanding that it is subject to acceptance by the owner and execution and delivery of a rental agreement covering said premises. Please allow a minimum of four (4) business days to process your application.

Applicant agrees that Management shall not be liable for any delay in the date said apartment unit is ready for occupancy.

**Applicant:** \_\_\_\_\_ **Date:** \_\_\_\_\_ / \_\_\_\_\_ / \_\_\_\_\_

**Manager:** \_\_\_\_\_ **Date:** \_\_\_\_\_ / \_\_\_\_\_ / \_\_\_\_\_

**Note: This application must be completed in its entirety. No apartment will be held without a complete application and a deposit.**

**OFFICE USE ONLY**

Credit and references checked by: \_\_\_\_\_ Date: \_\_\_\_\_ / \_\_\_\_\_ / \_\_\_\_\_

Income verification:  Check stub  Bank statement  Other \_\_\_\_\_

Comments: \_\_\_\_\_

Present landlord: \_\_\_\_\_ Was landlord verification received? \_\_\_\_\_

Previous landlord: \_\_\_\_\_ Was landlord verification received? \_\_\_\_\_