

VAN CLEAVE PLACE

Standards For Rental Application

*Your application will be judged on the following standards, which you must meet to qualify to become a resident of Van Cleave Place Mfg. Home Community. **There will be no fee for processing this application through a credit reporting agency***

ID Requirements:

All adults (18 years of age, or older) that will be living in the space must complete an application and exhibit a current picture ID at the time of applying for the space.

Credit History:

National Credit ratings cannot be higher than a 3 on all trade lines. All collections against you must show to have been paid. (Over a 3 rating means more than 60 days past due.) No Credit History is OK.

Bankruptcy:

You cannot have filed bankruptcy in the past 9 months and the bankruptcy must have been discharged before the date of this application for a space. **Your Credit History from the date of bankruptcy has to be perfect.**

Eviction and Skip History:

No evictions or skip history in the last six (6) years, **No exceptions !!**

Criminal History:

No citation or conviction in the last seven years for such crimes as Possession of Drugs with the intent to Distribute, Rape, Assault with a Deadly Weapon, Child Molestation, Burglary, or Murder. **No citation or conviction** in the last year for such crimes including, but not limited to, Possession of Drugs or Domestic Violence or Driving while Intoxicated.

Income:

Single and Married:

Combined income must be at least three times the total amount of your mobile home payment plus space rental.

Roommates and significant others:

Each must have an income at least two times the total amount of your mobile home payment plus space rental.

Employment:

You must have on the job at least six months. If less than six months on the job, then the previous employment has to be checked, and must be at least six months of employment on that job.

Rental History:

Must provide all information on your current and previous landlords for at least three years. Good rating from all landlords are a must!

My/our signature below acknowledges that I/we have read the above standards for rental, and understand that I/we will be judged on the above standards, and must meet them to qualify to rent a manufactured home space in this community.

Signature of Applicant, Primary

Signature of Co-Applicant, Secondary