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# PHOENIX QC PROPERTY MANAGEMENT, LLC

## Apartment Rental Application

This is a rental application only and does not constitute acceptance of the applicant as a tenant, nor a rental agreement or tenancy relationship between the parties. A separate rental application is to be completed by each adult. Inaccurate or falsified information will be grounds for denial of the application or eviction from the premises.

**Applicant Name** \_\_\_\_\_ Tel: \_\_\_\_\_

Address: \_\_\_\_\_ City \_\_\_\_\_ St \_\_\_\_ Zip \_\_\_\_\_

Landlord \_\_\_\_\_ Tel: \_\_\_\_\_

HOW LONG at this address: Years \_\_\_\_\_ Months \_\_\_\_\_ Monthly Rent \_\_\_\_\_ Reason for Moving? \_\_\_\_\_

DOB \_\_\_\_\_ SS# \_\_\_\_\_ Driver's License # \_\_\_\_\_ Move-In Date \_\_\_\_\_

**PREVIOUS ADDRESS:**

**#1** \_\_\_\_\_

Street \_\_\_\_\_ City \_\_\_\_\_ State \_\_\_\_\_ Zip Code \_\_\_\_\_

HOW LONG at this address: Years \_\_\_\_\_ Months \_\_\_\_\_ Monthly Rent \_\_\_\_\_ Reason for Moving? \_\_\_\_\_

Landlord \_\_\_\_\_ Tel: \_\_\_\_\_

**#2** \_\_\_\_\_

Street \_\_\_\_\_ City \_\_\_\_\_ State \_\_\_\_\_ Zip Code \_\_\_\_\_

HOW LONG at this address: Years \_\_\_\_\_ Months \_\_\_\_\_ Monthly Rent \_\_\_\_\_ Reason for Moving? \_\_\_\_\_

Landlord \_\_\_\_\_ Tel: \_\_\_\_\_

**PRESENT:**

Employer \_\_\_\_\_

Address \_\_\_\_\_ City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

Position \_\_\_\_\_ Telephone # \_\_\_\_\_

How Long? Months \_\_\_\_\_ Years \_\_\_\_\_ Net Monthly Pay \$ \_\_\_\_\_

**PREVIOUS:**

Employer \_\_\_\_\_

Address \_\_\_\_\_ City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

Position \_\_\_\_\_ Telephone # \_\_\_\_\_

How Long? Months \_\_\_\_\_ Years \_\_\_\_\_ Net Monthly Pay \$ \_\_\_\_\_

**PREVIOUS:**

Employer \_\_\_\_\_

Address \_\_\_\_\_ City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

Position \_\_\_\_\_ Telephone # \_\_\_\_\_

How Long? Months \_\_\_\_\_ Years \_\_\_\_\_ Net Monthly Pay \$ \_\_\_\_\_

Other Income (describe) \_\_\_\_\_

If I am accepted, the following people will be living with me:

Name	DOB	Relationship	Occupation
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____

PERSONAL REFERENCE: (Local, if possible)

Name \_\_\_\_\_ Telephone \_\_\_\_\_

Address \_\_\_\_\_ City \_\_\_\_\_ St \_\_\_\_\_ Zip \_\_\_\_\_

Name \_\_\_\_\_ Telephone \_\_\_\_\_

Address \_\_\_\_\_ City \_\_\_\_\_ St \_\_\_\_\_ Zip \_\_\_\_\_

PERSON TO BE NOTIFIED IN CASE OF EMERGENCY:

Name \_\_\_\_\_ Telephone \_\_\_\_\_

Address \_\_\_\_\_ City \_\_\_\_\_ St \_\_\_\_\_ Zip \_\_\_\_\_

AUTO TO OCCUPY PARKING SPACE

Year \_\_\_\_\_ Make \_\_\_\_\_ License # \_\_\_\_\_ State \_\_\_\_\_

1) Have you given legal notice to vacate where you now live? [ ] Yes [ ] No

2) Do you intend to have house pets at this residence? [ ] Yes [ ] No

If yes, what kind & how many of each \_\_\_\_\_

3) Have you ever been arrested? [ ] Yes [ ] No

4) Filed for bankruptcy? [ ] Yes [ ] No

5) Are you in the military? [ ] Yes [ ] No

6) Have you ever been asked to vacate a property or evicted? [ ] Yes [ ] No

7) Willfully or intentionally refused to pay rent when Due? [ ] Yes [ ] No

8) Do you have any unpaid bills or collections on your credit? [ ] Yes [ ] No

9) Do you have a bug or pest problem in your current apartment? [ ] Yes [ ] No

10) Have you ever changed your name? [ ] Yes [ ] No

11) Do you (or any of the potential occupants in the apartment) have charges pending against you (or them) for any criminal offense? [ ] Yes [ ] No

12) Have you (or any of the potential occupants in the apartment) been convicted of any criminal offense; or entered a plea of "guilty" or "no contest" to any criminal offense; or had any criminal matter disposed of in a manner other than by acquittal or a finding of "not guilty"? [ ] Yes [ ] No

I, **AUTHORITY FOR RELEASE OF INFORMATION**, This release will constitute my consent and authority to examine statements and information regarding my background. I authorize you to contact my/our present and previous landlords, law enforcement agencies, credit agencies, and other references listed above. The authorization given in connection with a financial, criminal and previous rental history investigation being conducted relative to my application for is credit dealing with rental property. I acknowledge that my application fee will not be refunded if the Landlord does not accept this application. I declare the foregoing to be true under penalty of perjury. I agree that the Landlord may terminate any agreement entered into in reliance on any misstatement made above. (any deposit to hold this apartment will not be refundable).

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Signature of Applicant

Date

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

(Print Clearly)

## **APPLICATION SCREENING DISCLOSURE**

### **Application Process:**

We offer application forms to everyone who inquires about the rental

We review applications in the order they are received by us

We may require up to 5 business days to verify information on the application; however, most applications are processed in 2-3 days.

If we are unable to verify information on the application, the application may be denied.

### **SCREENING GUIDELINES**

#### **Complete Application:**

Each applicant must submit a separate application

Incomplete applications will not be reviewed

#### **Identification:**

Applicants must submit valid identification, must include photograph

Drivers license or a Government ID

#### **Prior Rental History**

Rental history of 2 years (if applicable) must be verifiable from unbiased/unrelated sources.

Applicant must provide us with information necessary to contact past landlords. We reserve the right to deny any application if, after making good faith effort, we are unable to verify prior rental history.

#### **Sufficient Income/Resources:**

Net household income shall be at least 3 times the rent (excluding utilities)

Income/resources must be verifiable through pay stubs, employer contact, current tax records, and/or bank statements.

#### **Credit/Criminal/Public Records Check:**

Negative reports may result in denial of application

Any individual who is a current illegal substance abuser, or has been convicted of the illegal manufacture or distribution of a controlled substance, or of a felony may be denied of tenancy.

#### **Screening Process:**

We determine, based on the application, whether the applicant meets our screening guidelines.

We verify income and resources.

We check with current and previous landlords

We obtain a credit report, criminal records report, and public records report.

#### **You can fax or email your application to us at:**

Fax: 860 365 1307

Email: [info@pqcp-ct.com](mailto:info@pqcp-ct.com)