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INSTRUCTIONS

Please complete all sections.
 PLEASE PRINT ALL INFORMATION
 Mark n / a in any blanks

RENTAL APPLICATION

Company/Building address:		Unit #	Rental Rate \$	Date Req'd
Parking req'd Y/N	Parking fee \$	Comments:		

Applicant SIN # _____

Last name: _____ First name: _____ Date of Birth: _____

Address: _____ City/Province: _____ Postal Code: _____

Driver Master Number: _____ Email: _____

Telephone: Home: _____ Cell: _____ Work: _____

Employment: are you employed: full time _____ part time _____ other _____

Occupation: _____ Employer: _____ How long: _____

Contact name/ employer: _____ Phone: _____

Total Net Monthly Income: \$ _____ (from all sources ie: child support, maintenance, part time jobs)

Co-Applicant SIN # _____

Last name: _____ First name: _____ Date of Birth: _____

Address: _____ City/Province: _____ Postal Code: _____

Driver Master Number: _____ Email: _____

Telephone: Home: _____ Cell: _____ Work: _____

Employment: are you employed: full time _____ part time _____ other _____

Occupation: _____ Employer: _____ How long: _____

Contact name/ employer: _____ Phone: _____

Total Net Monthly Income: \$ _____ (from all sources ie: child support, maintenance, part time jobs)

May we call your present/previous employer? (please circle answer) Yes No Why not?

Additional Occupants: will others be occupying the premises other than the applicant and co-applicant? Yes No

Children: Name: _____ Age: _____ Name: _____ Age: _____

Name: _____ Name: _____

Vehicle information: Applicant vehicle make & model: _____ License plate number & Province: _____

Co-Applicant vehicle make & model: _____ License plate number & Province: _____

Present Landlord:

Name: _____ Location: _____ Phone: _____

Current rent: \$ _____ How long at present address? _____ years _____ months

Reason for moving: _____

if less than 2 years at present address, please provide the following information:

Name of previous landlord: Location: _____ Phone: _____

Reason for moving: _____

May we call your present/previous landlord (please circle answer) Yes No Why not?

Have you ever been evicted? (please circle answer) Yes No If yes, why? _____

Bank References:		Personal References:	
Name of Bank	1	_____	Phone: _____
Address	2	_____	Phone: _____
Phone #	3	_____	Phone: _____

Emergency Contact/Next of Kin:

Name: _____ Relationship: _____ Phone: _____

Address: _____ City/Province: _____ Postal Code: _____



- I understand that 11 post-dated cheques are REQUIRED upon signing of the Lease
- I understand that no pets or visiting pets are permitted on the premises without the prior written request of the Rental Office (not the superintendent)
- Proof of Tenant Liability Insurance must be produced before the keys are issued

I hereby offer to lease from Urchin Property Management Inc. (UPMI) the suite referred to above at the terms stated and if accepted, undertake to execute a lease in the standard form used by the landlord for the building. I certify that the information provided in this application is true and correct and authorize UPMI and/or the landlord to obtain a credit report. It is understood that only those who are named above will occupy the suites.

Providing your Social Insurance Number (SIN) is optional. Please note, however, that most credit reporting agencies use the Social Insurance Number as a unique identifier to ensure proper identification when conducting credit reviews and preparing credit reports. If you do not wish to provide your Social Insurance Number, UPMI's ability to obtain a timely and accurate credit report may be affected, hence influencing our ability to complete the processing of your application.

I understand that prior to my rental application being accepted, I must have personally viewed the unit I am applying for.

I understand that once accepted and a holding deposit has been paid; should I not sign the lease or accept occupancy on the above stated possession date, you/UPMI are hereby authorized to rent the premises to someone else and the holding deposit paid shall be retained by UPMI as liquidated damages. Upon executing the lease, the holding deposit will be retained as a security deposit which will be refunded at the termination of the lease provided that all covenants of the lease agreement have been adhered to and that the apartment/unit is left in a proper state of cleanliness and repair.

I, _____, confirm that I have read, understood and signed "**Schedule A Residential Tenancy Rental Application Consent**" and hereby expressly authorize UPMI to obtain factual or investigative information about me (including a credit report) from outside parties to prepare a consumer report pertaining to me for the purposes of considering my application for tenancy with said Landlord and his representative UPMI, as well as, verification of all references given. I also provide my consent to the Landlord or his Agent(s) to disclose information in my rental application and information arising from any tenancy between us to any third party for the purposes of providing a consumer/credit report or contributing information to a database of tenant information made available to landlords or their agents. I also certify that I have read and accept all terms and conditions mentioned in this application.

Applicants Signature: _____ Date _____

Co-Applicants Signature: _____ Date _____

Please select all that apply:

Referred by: Kijiji _____ Drive By _____ Sign _____ Referral _____ Internet _____

Office Use:	Date viewed:	Date applied:	Date rec'd:	Accepted/Declined:	Move-In date:

*** PLEASE NOTE : ALL MONTHLY RENTS TO BE CONFIRMED BY MANAGEMENT OFFICE
INCOMPLETE APPLICATIONS WILL NOT BE PROCESSED**

SCHEDULE "A"

Residential Tenancy Rental Application Consent

The word "Information" means credit information, personal information, information about the services you use that are provided by the Landlord as listed in this rental application and information relating to your tenancy at the Premises applied for in this rental application including information regarding the duration of your tenancy, monthly rent, emergency contacts and any matters relating to your lease/tenancy agreement, including misrepresentations relating to, defaults under and/or breaches of your lease/tenancy agreement.

"Credit Information" means information about you, including your name, age, date of birth, occupation, place of residence, previous places of residence, occupancy length, marital status, co-occupant's/spouse's/same-sex partner's name and age, number of dependants, particulars of education or professional qualifications, field of employment, places of employment, previous places of employment, employment durations, estimated income, paying habits, outstanding debt obligations, cost of living obligations, involvement in bankruptcy proceedings or landlord and tenant disputes, assets, and banking information (including account and credit card information).

"Personal Information" means information about you other than credit information that is relevant to your suitability as a tenant, including your social insurance number (optional), driver's license number, vehicle license plate number, vehicle make and year, and information from references which you provide about your character, reputation, physical or personal characteristics or mode of living or about any other matter concerning you that is relevant to your suitability as a tenant.

Collection, Use and Disclosure of Information:

In consideration for the Landlord accepting you as a tenant and entering into a lease/tenancy agreement with you, you expressly consent to and authorize the following:

1. The Landlord may obtain Information about you through a tenant check and/or credit or consumer report conducted by Rent Check Credit Bureau and as permitted or required by law. You expressly authorize Rent Check Credit Bureau to provide Information regarding you to The Landlord.

2 The Landlord may use Information about you to determine your suitability as a tenant and as permitted or required by law.

3. The Housing Provider may disclose Information about you as permitted or required by law and to Rent Check Credit Bureau in order to be included within a database of rent roll information, and/or within a tenancy file on you, for the purposes of:

- tenant reporting and credit reporting in accordance with the Consumer Reporting Act;
- establishing a credit history and a rental history;
- comparing with aggregate statistical data for purposes of tenancy and credit scoring; and
- supporting the credit approval process

4. You expressly authorize Rent Check Credit Bureau to retain Information regarding you indefinitely for the purposes outlined in section 3 above, subject to any applicable legal restrictions.

5. You expressly authorize Rent Check Credit Bureau to disclose Information regarding you to its members and subscribers as required or permitted by law and for the purposes outlined in section 3 above.

6. You agree that you will not withdraw your authorization and consent to the collection, use and disclosure of Information about you by Rent Check Credit Bureau as outlined in sections 1 to 5 above.

7. You agree that all statements on this Residential Rental Application are true and you expressly authorize all references given to release information about you to the Landlord for verification subject to sections 1 to 5.

Please provide your consent by checking the following box and signing in the appropriate space below:

Yes, I have read and agree to the collection, use and disclosure of information as outlined above. I have read, understood and voluntarily agree to the terms and conditions outlined above.

X

Applicant's signature

Print Applicant's name

Date (dd/mm/yy)

Yes, I have read and agree to the collection, use and disclosure of information as outlined above. I have read, understood and voluntarily agree to the terms and conditions outlined above.

X

Co-Applicant's signature

Print Co-Applicant's name

Date (dd/mm/yy)