

RENTAL APPLICATION FOR RESIDENTIAL TENANCY (Ontario)

(Each prospective tenant must apply separately)

Landlord's Agent:

GENEDCO PROPERTY MANAGEMENT LTD Address: P.O. BOX 727, 319 DIVISION STREET COBOURG ON K9A 4R5

Phone 905-372-4420 1-866-339-8781 Fax 905-372-4616

Applicant's Name _____

Current Address
STREET ADDRESS CITY POSTAL CODE

Phone _____ Email _____

Applicant's Information:

Date Application Submitted to Landlord: _____

I am applying to rent the premises known as:

(Street No. & Name) _____ (Unit #) _____

(City) _____ (Province) _____

(Postal Code) _____

Number of adults to occupy unit _____ Number of children under the age of 18 to occupy unit _____

Total occupants _____

Number of pets _____ type _____

I understand and agree that:

The base monthly rent is _____, payable on the first day of each month. Date of desired occupancy _____.

One parking space is included, and that I must pay _____ per month for any additional parking space.

If hydro is included in the rent, and I wish to operate an air conditioner, there shall be an increase in my rent between May and September inclusive, each year (currently at a rate of \$40.00 per month, per air conditioner, subject to reasonable changes in rate dependent upon costs of hydro).

This Application is not binding on the Landlord until it is fully executed by the Landlord on the final page of this document.

I must also pay the first and last month's rent, in cash or certified funds, **prior** to entering into the Residential Tenancy Agreement.

In addition to paying rent, I will also be responsible for the consumption cost of the following utilities (circle).

| | | |
|-----------------------|-----|----|
| Heat | yes | no |
| Electricity | yes | no |
| Oil | yes | no |
| Water | yes | no |
| other (specify) _____ | yes | no |

I will arrange to have the appropriate utility companies place the account(s) in my name, **prior** to taking possession of the premises. I must also provide the Landlord with written confirmation from applicable utility suppliers that utilities are in my name.

I am required to obtain and keep in full force fire and property damage insurance (Tenant Insurance) prior to taking possession of the unit, and I may be required to produce proof of such insurance if the Landlord requests it.

If required by the Landlord, I must provide the Landlord with a letter from my banking institution indicating that my accounts are in good standing.

If required by the Landlord, I must provide a Guarantor to guarantee payment of rent and any costs for damage that I may cause.

APPLICANT'S RENTAL/EMPLOYMENT/CREDIT BACKGROUND

Length of residence at current address _____

Current landlord's name _____

Current landlord's telephone number _____

Reason for leaving _____

Previous address _____

Length of residence at previous address _____

Reason for leaving _____

Sources of Income _____

Gross monthly income _____

Current employer's name _____

Current employer's address _____

Current employer's phone _____

Occupation _____

Length of employment _____

Previous employer's name _____

Previous employer's address _____

Previous employer's phone _____

Occupation _____

Length of employment _____

Social Insurance Number _____

Date of birth (day/month/year) _____

Name of bank _____ Account Number _____

Branch address _____

Driver's license number _____

Make of motor vehicle _____

License plate number _____

PERSONAL (NON-FAMILY) REFERENCES

Name of personal reference (non-family) _____

Address of personal reference _____

Phone number of personal reference _____

Occupation of personal reference _____

Relationship to you _____

Name of second personal reference (non-family) _____

Address of second personal reference _____

Phone number of second personal reference _____

Occupation of second personal reference _____

Relationship to you _____

OTHER PROVISIONS OF THIS APPLICATION (IF ANY):

I agree that if my application is accepted but the tenant who currently occupies the subject premises fails or refuses to vacate the premises prior to the intended commencement of my tenancy, then I shall only be entitled to the return of any money paid to the landlord, without interest or deduction, and my right to the proposed tenancy shall come to an end, without any further claim against the landlord.

I agree that if my application is accepted, and the terms and conditions of the Residential Tenancy Agreement are within the parameters of the *Residential Tenancies Act*, I will sign the Residential Tenancy Agreement with the Landlord, and I will comply with all terms and conditions contained in the Residential Tenancy Agreement.

I consent to permitting the landlord to check and confirm my credit history, credit references, rental history, employment history and income amount, and to exchange any information to verify the above as permitted under the Ontario Human Rights Code.

I agree that if my application is approved, but the first month's rent is not received in full **prior** to the signing of the Residential Tenancy Agreement, or I do not sign the Residential Tenancy Agreement, then the Landlord shall not be obligated to rent the premises to the Applicant, and the Landlord may, at its option, keep all or a portion of the monies paid, to offset any losses it may have or will incur as a result of the Applicant's failure to fulfill the commitments as agreed.

Applicant's Signature

Date

Applicant has been accepted this _____ day of _____, 2_____.

Signature of Landlord or Authorized Agent