

MILL HOLLOW COMMUNITY

RESIDENT SCREENING POLICY

Dear Prospective Resident:

Thank you for your interest in becoming a resident in Mill Hollow Community. The attached information contains copies of our Rental Application and Rules and Regulations.

As the landlord of this Community, we strive to enforce strict resident acceptance policies. Please note we provide equal housing opportunity to everyone.

In order for you to become a resident of this Community, you must meet our criteria and provide the following information.

1. Completely fill out and sign a rental application.
2. All information on the application must be correct and verifiable. If you fail to fill out any part of the application or refuse to authorize us to run the necessary reports to qualify you as a resident, we will deny your approval for residency.
3. All applicants must qualify individually for residency.
4. Two pieces of identification, one with applicant's photo (i.e. Driver's License).
5. Acceptable credit, rental and criminal history.
6. An applicant must be gainfully employed or have a verifiable source of recurring income.
7. If pets are permitted, they must meet the Community's requirements in regards to number and size (see park rules and regulations for size and number). The definition of pets is dogs and/or cats. The Community **does not** allow dangerous/vicious dog breeds or exotic animals.
8. Number of occupants that will reside in the home shall not exceed two people per bedroom.
9. All manufactured homes that are not owner occupied must meet the requirements of Addendum A before Subletting will be permitted. Addendum A is available upon request to the management.
10. Applicable law permits the Community to deny tenancy on the basis of: pets; number of occupants; credit references; character references; criminal records; tenant history of eviction or property damage; rental history; unverifiable or insufficient income (excessive debt); or incorrect, incomplete or unverifiable application information.

A non-refundable fee of **\$37.00** will be assessed per individual to process your application. You will be notified as soon as possible if your application has been accepted.

If you have any questions on policies regarding qualifying as a resident in our Community, please address them with the resident manager.

Thank You.