



Tenant Selection Criteria

All occupants over the age of 18 must complete a separate application and must pay a non-refundable \$50 application fee through www.MySmartMove.com.

The following items will be required for each applicant:

- Copy of Social Security card
 - All Non-US citizen applicants must provide a U.S. Permanent Resident Visa valid through the term of the lease
- Identification- Driver License, state issued I.D. or U.S. passport
- Verification of income-Four months of the most recent pay stubs (If self employed or receiving social security benefits, military benefits, or child support-three most recent months of personal bank statements)
- Current and previous employer contact information
- Current and previous landlord contact information
- Dependent information

Approval will be based on the following factors:

- Income- Combined, gross monthly income of 4x the monthly rent
- Credit- Minimum 620 credit score with no broken leases, collections, active bankruptcies, recent foreclosures, excessive collections, or fraudulent activity
- Positive rental history
- Criminal history- no theft, larceny, sex or violent crimes