

Broderick & Associates, Inc.
APPLICATION REQUIREMENTS
(727) 544-1403

- Drivers License or Picture ID
- Social Security Card
- Verification of Income (i.e. pay stub, 1099, Social Security Letter, etc.)
 - Minimum of 2 years employment history.
 - Copy of last pay stub.
 - Monthly income must be at least 3 times rent amount.
- Money Order or Cashiers Check for Rental Application Fee made payable to “Broderick & Associates, Inc.”. The application fee is \$45 per each single adult over 18 years of age or \$50 per married couple.

IMPORTANT: Security Deposit must be submitted with application and application fee in order to remove property from market, pending credit application approval. Upon approval, deposit can only be refunded if cancellation is made within twenty four (24) hours of approval.

******* All initial move-in costs must be paid by CASHIERS CHECK or MONEY ORDER. *******

OTHER REQUIREMENTS

Credit History..... Satisfactory

Rental History Satisfactory

Criminal History.....Satisfactory

OCCUPANCY STANDARDS

- 1 Bedroom – 2 Persons Maximum
- 2 Bedrooms – 4 Persons Maximum
- 3 Bedrooms – 6 Persons Maximum
- 4 Bedrooms – 8 Persons Maximum

Rent is due the first day of each month in the form of personal check, cashiers check or money order.
NO CASH IS ACCEPTED

LOCAL UTILITY PHONE NUMBERS

Progress Energy (electric)..... (727) 443-2641

City of Pinellas Park Utility Department (water & trash pick up)..... (727) 541-0700

City of St. Petersburg Utility Department (water & trash pick up) (727) 893-7341

Bighthouse Networks (cable)..... (727) 329-5020

Verizon Residential (phone service) (800) 483-4000

Pinellas County Water Department..... (727) 464-4000

Rental Application for Broderick & Associates, Inc. 727-544-1403

Unmarried Co-Applicants Fill Out A Separate Application. Do not leave any blank spaces. Please use black ink.

Name _____ SS# _____ DOB ____/____/____
 Last First MI
 Spouse _____ SS# _____ DOB ____/____/____
 Last First MI
 Drivers License # _____ ST. _____ Spouse Drivers License # _____ ST. _____

Co-Signer (if applicable) _____ / ____/____
 Name Address SS# DOB

Other Occupants _____
 Name Relationship SS# DOB Name Relationship SS# DOB

Pets _____
 Number Type Breed Weight Age

Home Phone _____ Cell Phone _____ Work Phone _____ Why Moving? _____

Present Address _____
 Street Apt. City St. ZIP

Present Landlord/Mortgage Holder _____
 Phone Number _____

Length of Residence _____ To _____ Monthly Rent/Mortgage _____ Mtge. # _____

Previous Address _____
 Street Apt. City St. ZIP

Length of Residence _____ To _____ Monthly Rent/Mortgage _____ Mtge. # _____

Employer _____
 Name Address Phone Number

Position _____ Dates Employed ____/____/____ To ____/____/____ Income _____ Per _____ Mgr. _____
 Mo. Yr. Mo. Yr.

Previous Employer _____
 Name Address Phone Number

Position _____ Dates Employed ____/____/____ To ____/____/____ Income _____ Per _____ Mgr. _____
 Mo. Yr. Mo. Yr.

Spouse's Employer _____
 Name Address Phone Number

Position _____ Dates Employed ____/____/____ To ____/____/____ Income _____ Per _____ Mgr. _____
 Mo. Yr. Mo. Yr.

In Case of Emergency _____
 Name Relationship Address Phone Number

Notify _____
 Name Relationship Address Phone Number

Have you ever had an eviction filed or left owing money to an owner or landlord? Applicant: Yes No Spouse: Yes No

Have you applied for residency in the past 2 years, but did not move in? Applicant: Yes No Spouse: Yes No

Have you ever had adjudication withheld or been convicted of a felony? Applicant: Yes No Spouse: Yes No

If you have answered yes to any of the above questions, please explain the circumstances regarding the situation on the back of this sheet.

AUTHORIZATION OF RELEASE OF INFORMATION: Applicant(s) represents that all of the above information and statements on the application for rental are true and complete, and hereby authorize an investigative consumer report including, but not limited to, residential history, (rental or mortgage), employment history, criminal history records, court records, and credit records. This application must be signed before management can process it. Applicant acknowledges that false or omitted information herein may constitute grounds for rejection of this application, termination of right of occupancy, and/or forfeiture of fees or deposits and may constitute a criminal offense under the laws of this State.

NON-REFUNDABLE APPLICATION FEE – Applicant(s) agree to pay a non-refundable application processing fee.

RESERVATION FEE AGREEMENT – Applicant has paid an "application reservation fee" in consideration of taking the dwelling unit off the market while considering the approval of this application. If applicant(s) is approved and the contemplated lease is entered into, then on the day of move in, the application reservation fee will be credited towards payment of the security deposit. If the applicant(s) is approved but fails to promptly enter into the contemplated lease or fails to move in on the agreed upon date, the application reservation fee will be retained by owner as liquidated damages. The application reservation fee will only be refunded if the applicants cancel this application with written notice within twenty four (24) hours, or if application is not approved; refunds will be sent via mail within 30 days of cancellation. This application is preliminary only and does not obligate owner or owner's agent to execute a lease or deliver possession of the proposed premises. No oral agreements have been made.

Applicants Signature _____ Date _____ Spouse's Signature _____ Date _____

FOR INTERNAL USE ONLY	
Rental Address	_____
Monthly Rent	_____
Deposit	_____
Lease Date	_____
Move in Date	_____

BRODERICK & ASSOCIATES, INC.

**5514 Park Blvd.
Pinellas Park, FL 33781
Telephone (727) 544-1403
Fax (727) 541-6187**

CONSENT, AUTHORIZATION, RELEASE AND HOLD HARMLESS

LAST NAME: _____ FIRST NAME: _____

SS#: _____ DOB: _____

PRESENT ADDRESS: _____ APT. #: _____

CITY: _____ STATE: _____ ZIP: _____

PREVIOUS ADDRESS: _____

CITY: _____ STATE: _____ ZIP: _____

I do hereby consent to and authorize the landlord and/or any representative of landlord, to obtain, verify and exchange information on any reports concerning me as are maintained by, but not limited to, Credit Reporting Agencies. I understand that any information obtained, may be considered by the landlord in their sole discretion as a factor in decisions they make with respect to the property for which I am applying.

Furthermore, I hereby release and hold harmless, agents, owners, and affiliates of, but not limited to their officers, directors, employees, and Credit Reporting Agencies, it's officers and employees that shall provide information to the landlord, upon request, from and against any and all claims, demands, suits or expenses arising from or related to the content, validity or handling of said reports.

SIGNATURE: _____ DATE: _____

SPOUSE SIGNATURE: _____ DATE: _____