



ELEVATE

PERFORMANCE REALTY & MANAGEMENT

Rental Application

We require that you fill out your lease application in full. Missing information may result in a delay in securing your rental property, as your application will be returned to you.

Please write clearly.

Property Address: _____

Start Date of Tenancy: _____ End Date of Tenancy: _____

TENANT 1 - Full Legal Names are mandatory

Last Name: _____ First Name: _____ Middle Name: _____

Date of Birth (Y/M/D): _____ / _____ / _____

Driver's License #: _____ Province/State: _____ Valid: Yes ___ No ___

Current Address (permanent residence): _____

City: _____ Province/State: _____ Postal Code/Zip: _____

Home Phone: _____ Work Phone: _____ Cell: _____

Email: _____

How Long: Years ___ Months ___ Rent ___ Own ___ Rental Amount: \$ _____

Reason for Leaving: _____

Landlord's Name: _____ Landlord's Phone: _____

Landlord's Email: _____

Current Employer: _____

Job Title: _____ How Long: Years ___ Months ___ Salary: _____

Employer/Mgr Name: _____ Employer/Mgr Phone: _____

Employer/Mgr Email: _____

Previous Employer: _____

Job Title: _____ How Long: Years _____ Months _____ Salary: _____

Employer/Manager Name: _____ Employer/Manager Phone: _____

Employer/Mgr Email: _____

Vehicle Information: Year _____ Make _____ Model _____

Color _____ License Plate Number: _____ Province/State: _____

Emergency Contact: _____ Phone: _____

TENANT 2 - Full Legal Names are mandatory

Last Name: _____ First Name: _____ Middle Name: _____

Date of Birth (Y/M/D): _____ / _____ / _____

Driver's License #: _____ Province/State: _____ Valid: Yes ___ No ___

Current Address (permanent residence): _____

City: _____ Province/State: _____ Postal Code/Zip: _____

Home Phone: _____ Work Phone: _____ Cell: _____

Email: _____

How Long: Years _____ Months _____ Rent ___ Own ___ Rental Amount: \$ _____

Reason for Leaving: _____

Landlord's Name: _____ Landlord's Phone: _____

Landlord's Email: _____

Current Employer: _____

Job Title: _____ How Long: Years _____ Months _____ Salary: _____

Employer/Mgr Name: _____ Employer/Mgr Phone: _____

Employer/Mgr Email: _____

Previous Employer: _____

Job Title: _____ How Long: Years _____ Months _____ Salary: _____

Employer/Manager Name: _____ Employer/Manager Phone: _____

Employer/Mgr Email: _____

Vehicle Information: Year _____ Make _____ Model _____

Color _____ License Plate Number: _____ Province/State: _____

Emergency Contact: _____ Phone: _____

OTHER OCCUPANTS

(Full legal names of all other persons to occupy this rental property)

_____ DOB _____

First Middle Last M / D / Y

_____ DOB _____

First Middle Last M / D / Y

_____ DOB _____

First Middle Last M / D / Y

No. of adults to occupy rental property: _____ No. of children under 18 to occupy rental property: _____

Personal References (List 2 personal references *not including family members*)

1. Name: _____ Phone: _____

Email: _____

2. Name: _____ Phone: _____

Email: _____

Tenant Declarations:

Pets: yes no If yes, number of pets: _____

Breed: _____ Height: _____ Weight: _____ Age: _____

Breed: _____ Height: _____ Weight: _____ Age: _____

I / We are non-smokers I/We are smokers

I / We have been evicted as a tenant/s (Optional) Yes No

I / We have been convicted of a criminal offence (Optional) Yes No

I / We currently insure our personal belongings Yes No

Please note: The Landlord, or the Landlord's Agent, is not responsible for a Tenant's personal belongings.

Consent

For the purpose of determining whether this Application for Tenancy is acceptable, the Applicant(s) consent(s) to the Landlord, or the Landlord's authorized agent, obtaining credit, personal and employment information on the Applicant(s) from one or more consumer reporting agencies and from other sources of such information. The Applicant authorizes the reporting agencies and any other person to disclose relevant information about the Applicant(s) to the Landlord or the Landlord's authorized agent.

Please note: Any Tenant who vacates a rental property with unpaid rental fees owing, and/or damage to the rental property are reported to Tenant Verification Services Inc. (TVS). TVS records this information in its database and it becomes known as a bad debt. Landlords wish to reduce their risk of income loss and therefore will deny an application for tenancy based on a bad debt that has been reported by another landlord.

I/We declare that the above information is accurate and complete. Misrepresentation will result in a denied application or termination of your rental agreement if discovered at another date.

_____	_____
Applicant's Signature	M / D / Y
_____	_____
Co-Applicant's Signature	M / D / Y

ALL INFORMATION IS CONFIDENTIAL

Please fax your completed application to: 604.892.5997 or scan and email to Elevate Performance Realty & Management.

PLEASE NOTE:

Self-Employed

If you are self-employed, in addition to your Lease Application, we may request a copy of your Notice of Assessment from the CCRA and/or 6 months of bank statements outlining your account(s) balance(s).

International

As we cannot process a credit check for our overseas clients, in order to be approved as a Tenant, the following must be provided in addition to this Lease Application:

Copy of Passport, Work Permit/Visa, Letter of Employment, 6 months of Bank Statements and/or Balances.



Renting Residential Property: What Tenants Need to Know

BC Financial Services Authority is the legislated regulatory agency that works to ensure real estate professionals have the skills and knowledge to provide you with a high standard of service. All real estate professionals must follow rules that help protect consumers, like you. We're here to help you understand your rights as a real estate consumer.

Keep this information page for your reference.

Real estate professionals have a regulatory requirement to present you with this consumer information before providing services to you.

This information from BC Financial Services Authority explains the role of a real estate professional when you are considering renting a property.

The real estate professional who gave you this form represents the owner of this residential rental property.

While this real estate professional can provide some limited services to you as a prospective tenant of this rental property, they owe a duty of loyalty to the owner, and are working for the owner's best interests.

This form sets out what this real estate professional can and cannot do for you as a prospective tenant in relation to this rental property.

THEY CANNOT:

- ✗ give you advice on terms and conditions to include in a tenancy agreement
- ✗ negotiate on your behalf
- ✗ share any of the owner's confidential information with you

THEY CAN:

- ✓ share statistics and general information about the rental property market
- ✓ provide you with standard forms and contracts such as a rental application and/or tenancy agreement
- ✓ show the property
- ✓ assist you to fill out a tenancy agreement
- ✓ communicate your messages and present your offers to their client

Because this real estate professional is working in the owner's best interests, they have a duty to share important information with the owner if disclosed by you including, for example: your motivations, your financial qualifications, and your preferred terms and conditions.

Find information about the rights and responsibilities of tenants and landlords from:

- BC Residential Tenancy Branch: gov.bc.ca/landlordtenant
- Tenant Resource & Advisory Centre: tenants.bc.ca

As a prospective tenant you should consider seeking independent professional advice about renting property.

Renting Residential Property: What Tenants Need to Know

DISCLOSURE FOR RESIDENTIAL TENANCIES

This is a required disclosure form in compliance with sections 54 and 55 of the Real Estate Services Rules. The real estate professional must present the Renting Residential Property: What Tenants Need to Know information page to you along with this disclosure form.

REAL ESTATE PROFESSIONAL DISCLOSURE DETAILS

I disclose that I represent the owner of this rental property. I cannot represent you or act on your behalf.

Tiffany Sprenkels

Name

Team name and members. The duties of a real estate professional as outlined in this form apply to all team members.

Elevate Performance Realty & Management

Brokerage

 *Tiffany Sprenkels*

Signature

03/29/22

Date

Rental property address

Notes:

CONSUMER ACKNOWLEDGMENT:

This is NOT a contract

I acknowledge that I have received the **Renting Residential Property: What Tenants Need to Know** consumer information page and this disclosure form.

I understand that the real estate professional named above is not representing me as a client or acting on my behalf in this transaction.

Name (optional)

Name (optional)

Initials (optional)

Date

Initials (optional)

Date

A copy of this disclosure is not required to be provided to BC Financial Services Authority unless it is specifically requested.