

LANDLORD'S SCREENING REQUIREMENTS

This form helps landlords and agents document their tenant screening criteria in compliance with California Civil Code §1950.6 (as amended by AB 2493). It should be disclosed to all applicants prior to collecting an application or screening fee.

ADDRESS:

18919 Hart Street, Reseda, CA 91335

REUSABLE SCREENING REPORTS?

No

IS YOUR CLIENT GOING TO ACCEPT A TENANT WITHOUT A CREDIT REPORT?

No

MINIMUM CREDIT SCORE:

Negotiable

INCOME VERIFICATION REQUIREMENTS (EX: 2 MO. BANK STATEMENTS):

2.5 Monthly income, No evictions, 3 months bank statements, 2 months Paycheck stubs

MINIMUM RENTAL HISTORY:

N/A

PRIOR LANDLORD REFERENCES:

N/A

MAXIMUM NUMBER OF OCCUPANTS ALLOWED:

6

CO-SIGNER OR GUARANTOR ACCEPTED?

Negotiable

IDENTIFICATION AND DOCUMENT REQUIREMENTS:

ID, SS or ITIN

CRIMINAL HISTORY CONSIDERED?

Negotiable

PETS ALLOWED?

Yes

PET RESTRICTIONS (SIZE, NUMBER, BREED):

2 Pets- Breed Restrictions May Apply

SMOKING, PARKING, NOISE, HOA RESTRICTIONS:

No Smoking of any kind. Parking in Driveway (Private)

Landlords and agents must ensure these criteria are applied consistently and comply with all Fair Housing laws, including prohibitions on discrimination based on race, color, religion, sex, gender identity, sexual orientation, familial status, disability, national origin, source of income, and other protected characteristics.