

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:

7572 1/2 Delia Avenue , Sun Valley, CA 91352

REUSABLE SCREENING REPORTS?

Yes

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

Negotiable

MINIMUM CREDIT SCORE:

Negotiable

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

2 months

MINIMUM RENTAL HISTORY:

2 years

PRIOR LANDLORD REFERENCES:

Negotiable

MAXIMUM NUMBER OF OCCUPANTS ALLOWED:

3

CO-SIGNER OR GUARANTOR ACCEPTED?

Yes

IDENTIFICATION AND DOCUMENT REQUIREMENTS:

Negotiable

CRIMINAL HISTORY CONSIDERED?

Negotiable

PETS ALLOWED?

Small

PET RESTRICTIONS (SIZE, NUMBER, BREED):

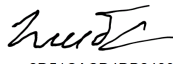
Small

SMOKING, PARKING, NOISE, HOA RESTRICTIONS:

Outside smoking only

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.

DocuSigned by:


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6/9/2026

 **JOHN HART**
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