

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:		
16117 Harvest St Granada Hills CA91344		
REUSABLE SCREENING REPORTS?	IS YOUR CLIENT GOING TO ACCEPT A TENANT WITHOUT A CREDIT REPORT?	MINIMUM CREDIT SCORE:
No	No	720
INCOME VERIFICATION REQUIREMENTS (EX: 2 MO. BANK STATEMENTS):		
Last two months paycheck stubs and bank statements		
MINIMUM RENTAL HISTORY:		
2 years		
PRIOR LANDLORD REFERENCES:		
Yes		
MAXIMUM NUMBER OF OCCUPANTS ALLOWED:	CO-SIGNER OR GUARANTOR ACCEPTED?	
2	Yes	
IDENTIFICATION AND DOCUMENT REQUIREMENTS:		
ID and SSN		
CRIMINAL HISTORY CONSIDERED?	PETS ALLOWED?	
No	No	
PET RESTRICTIONS (SIZE, NUMBER, BREED):		
No pets		
SMOKING, PARKING, NOISE, HOA RESTRICTIONS:		
No smoking		

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.

