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:

17518 Los Alimos St. Granada Hills CA 91344

REUSABLE SCREENING REPORTS?	IS YOUR CLIENT GOING TO ACCEPT A TENANT WITHOUT A CREDIT REPORT?	MINIMUM CREDIT SCORE:
	No	Depends

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

3 Month Bank statements

MINIMUM RENTAL HISTORY:

Depends

PRIOR LANDLORD REFERENCES:

MAXIMUM NUMBER OF OCCUPANTS ALLOWED:	CO-SIGNER OR GUARANTOR ACCEPTED?
	Depends

IDENTIFICATION AND DOCUMENT REQUIREMENTS:

CRIMINAL HISTORY CONSIDERED?	PETS ALLOWED?
Yes	NO unless Service animal

PET RESTRICTIONS (SIZE, NUMBER, BREED):

SMOKING, PARKING, NOISE, HOA RESTRICTIONS:

No Smoking, temporary on site parking in front yard, Subject to agreeing to terms addressing ADU Construction

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.

JOHNHART
REAL ESTATE REDEFINED®

JohnHart Real Estate DRE 01873088