



RENTAL APPLICATION

(A separate form is to be completed by each financially responsible applicant)

Per NYS Requirements, Keuka Shores Luxury Town Homes Does Not Charge an Application Fee
Therefore, to process your application the following must be provided by the applicant

- A Criminal Background & Credit Report w/ Credit Score (60 day old, max)
- Income Verification Record (ex. W-2, pay stubs, bank/financial statements)
- Employment Verification Letter
- Past Landlord Recommendation Letters (welcomed, but not required)

MOVE IN DATE DESIRED _____

TENANT CONTACT INFO

Name _____

List any name changes within last 2 years _____

Current Address _____ Current Mailing Address _____

Home Telephone # _____ Work Telephone # _____

E-Mail Address _____ Other _____

TENANT DETAILS

Date of Birth _____ Driver's License # _____ Social Security # _____

Employer _____ How Long There _____

Employer Address _____ Employer Phone # _____

Job Description _____ Immediate Supervisor's Name _____

Gross Salary _____ Weekly _____ Monthly _____ Yearly _____

If Student; School _____ Address _____

Present residence is owned rented

If presently owning a home:

- # of years at present home _____
- is selling the home required prior to initiating the rental Yes No
- would you like a no cost market valuation of your home Yes No
- would you like information on listing your home Yes No

If presently renting:

Rent at Present Address \$_____ Includes: () Gas () Electric () Heat () Water () Furniture

Reason for Leaving _____

Date Moved In _____ Date Moved Out _____

Have you ever not paid your rent ____ Yes ____ No Have you ever been evicted ____ Yes ____ No

Have you ever had any legal claims as a result of court action for non-payment of money owed?

____ Yes ____ No If Yes, Explain _____

Would your current landlord rent to you again ____ Yes ____ No

If No, please explain _____

List Vehicle(s) you and co-tenant(s) would have at Keuka Shores (**Note – Max Vehicles per Unit is 2**): Type

Vehicle	Color	Year	Model	License Plate #
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____

INCOME

List Monthly Income Sources	Amount	List Monthly Recurring Debt	Amount
Total Monthly Income		Total Monthly Debt	

OCCUPANTS NOT FINANCIALLY CONTRIBUTING TO RENTAL PAYMENT

Full Name	Birth Date

MISCELLANEOUS DETAILS

Pets – Name & Description _____

My pet is: ____ service pet ____ emotional support animal ____ therapy pet ____ not applicable

It is clearly understood that no pets are allowed on premises at any time unless otherwise agreed to by the landlord in writing. NO EXCEPTIONS.

Do you have: An electric heater _____ Water Bed _____ Air Conditioner _____

Do you play a musical instrument Yes ____ No ____ If so, What kind _____

Do you smoke? Yes ____ No ____ How many packs per day? ____

ADDITIONAL CONTACTS

Nearest Living Relative in area: Name _____

Address & Telephone # _____

Nearest Friend in Area: Name _____

Address & Telephone # _____

Parents: Name _____

Address & Telephone # _____

How did you learn about Keuka Shores? () Sign/Site () Print Ad () Website () Friend/Family

I declare the above application information to be true and that the owner/manager may immediately terminate any tenancy entered into in reliance upon misinformation given on this application.

By signing this application, I agree to rent this unit (if application is approved) and agree that if I am accepted by the landlord and I change my mind and do not move into the premises, the sum of one month's rent will be due as liquidated damages since other prospective tenants will have been turned away, and it will be necessary for the landlord to readvertise the property and re-evaluate other tenants.

The applicant recognizes and authorizes the owner or his agent to investigate information regarding my character, general reputation, personal character references, mode of living, and credit standing and a full disclosure of pertinent facts may be made to the owner. I authorize full disclosure.

Applicant

Date

Applicant

Date

Applications May Be Mailed to:
Keuka Shores Office
75 Keuka Shores Lane
Penn Yan, NY 14527

Disclosure
This form was provided to you by
Carol Genecco (315) 719 4332 keukashores@gmail.com who is:
- co-owner of Keuka Shores Town Homes
- property manager for Keuka Shores Town Homes
- NYS Licensed Real Estate Broker for Carol Genecco Real Estate
- NYS Licensed Real Estate Broker for Howard Hanna Lake Group