

## Eugene Mobile Village & RV Park / Twin Totem MHP

4750 / 4660 Franklin Boulevard Eugene, Oregon 97403

(541) 747-2257 [eugenervpark@gmail.com](mailto:eugenervpark@gmail.com)

<b><u>Requirements:</u></b>	<b><u>Upon Approval:</u></b>
<ul style="list-style-type: none"> <li>• <b><u>Background Check</u></b></li> <li>• <b><u>Eviction and Credit check</u></b></li> <li>• Application Fee <b><u>\$50 PER APPLICANT</u></b></li> <li>• <b><u>TWO</u></b> forms of government issued ID</li> <li>• Current verifiable monthly income of <b><u>\$2,100</u></b> or more.</li> <li>• <b>5</b> years of rental/landlord history</li> <li>• <b>5</b> years of employment history</li> <li>• Home purchaser must be approved by management prior to purchase.</li> <li>• Home/homesite must be up to park's standards prior to move in.</li> <li>• All balances for home/homesite must be paid in full prior to sale.</li> <li>• Title <b>MUST</b> be in homeowners name and a <b>COPY</b> has to be submitted to the office.</li> </ul>	<ul style="list-style-type: none"> <li>• Security Deposit <b><u>STARTS</u></b> at \$850</li> <li>• Monthly space rent <b><u>STARTS</u></b> at \$800 + electric</li> <li>• Occupancy limitations do apply (2 per bedroom)</li> <li>• Includes: water, sewage, and trash,</li> <li>• Electric charges are added to the base rent monthly and vary based on tenant's usage.</li> <li>• Pets are allowed with <b><u>MANAGEMENT APPROVAL</u></b>, limit of two pets. (cats are indoor only)</li> <li>• Dogs must have current license and shot records/rabies vaccines</li> <li>• Please bring your dog in during business hours for management approval</li> <li>• A <b>COPY</b> of homeowners insurance has to be submitted to the management within 30 days of tenancy</li> </ul>

**\*\* On site management is one of the amenities provided by the community, it includes but is not limited to: grounds keeping, maintenance of common areas, water, sewer, and trash maintenance. However, each resident is responsible for keeping their designated space clean and free of clutter/garbage.**

**\*Any Persons re-applying must be in good standing with O.I.T properties and their legal entities, no sex offenders, or violent criminals. All required paperwork must be turned in to management for the application to be processed. No decisions will be made until the whole packet is received and processed. Please provide copies of the required documents, no originals will be accepted. No copies will be made for applicants by the office staff.**

**Eugene Mobile Village / Twin Totem MHP**

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<b><u>Requirements:</u></b>	<b><u>Upon Approval:</u></b>
<ul style="list-style-type: none"> <li>• <b><u>Background / Credit Check</u></b></li> <li>• <b><u>Pictures of RV:</u></b> The view from the front and from the back, view of both sides, power cord plug face with prongs, septic hose, and septic hose funnel</li> <li>• Application Fee <b><u>\$50 PER APPLICANT</u></b></li> <li>• <b><u>TWO</u></b> forms of government issued ID</li> <li>• Current verifiable monthly income of <b><u>\$1500.00</u></b> or more, and <b><u>5 years</u></b> of recent income history</li> <li>• <b><u>5 years</u></b> of recent rental history/landlord references</li> <li>• All RV's <b><u>MUST BE</u></b> self-contained to be considered for a residential space (bathroom and shower facility is available to temporary guests only)</li> <li>• Must be <b><u>OWNER OCCUPIED</u></b> with supporting documents (title/registration or bill of sale &amp; insurance)</li> <li>• All vehicles must have current title and registration with proof of insurance</li> <li>• <b><u>NO BUSES/NO POP-UP TRAILERS</u></b></li> </ul>	<ul style="list-style-type: none"> <li>• Security Deposit <b><u>STARTS</u></b> at \$750</li> <li>• Monthly space rent <b><u>STARTS</u></b> at \$550+ electric</li> <li>• Occupancy limitations do apply</li> <li>• Includes: water, sewage, and trash</li> <li>• Electric charges are added to the base rent monthly, and vary based on tenant's monthly usage</li> <li>• Pets are allowed with <b><u>MANAGEMENT APPROVAL</u></b>, limit of two pets (cats are indoor only)</li> <li>• Dogs must have current license and shot records/rabies vaccines.</li> <li>• Please bring your dog to be approved by management during office hours</li> <li>• On site management is one of the amenities provided by the community, it includes but is not limited to: grounds keeping, maintenance of common areas, water, sewer, and trash maintenance. However, each resident is responsible for keeping their designated space clean and free of clutter/garbage.</li> </ul>

**Riverbank Mobile Home Park**

4501 Franklin Boulevard Eugene, Oregon 97403  
 (541) 747-2257 [eugenervpark@gmail.com](mailto:eugenervpark@gmail.com)

<b><u>Requirements:</u></b>	<b><u>Upon Approval:</u></b>
<ul style="list-style-type: none"> <li>• <b><u>Background / Credit Check</u></b></li> <li>• <b><u>Pictures of RV:</u></b> Front, Back, both sides, Power cord plug face with prongs, septic hose, and septic hose funnel</li> <li>• Application Fee <b><u>\$50 PER APPLICANT</u></b></li> <li>• <b><u>TWO</u></b> forms of government issued ID</li> <li>• Current verifiable monthly income of <b><u>\$1500.00</u></b> or more, and <b><u>5 years</u></b> of recent income history</li> <li>• <b><u>5 years</u></b> of recent rental history/landlord references</li> <li>• All RV's <b><u>MUST BE</u></b> self-contained to be considered for a residential space (bathroom and shower facility is available to temporary guests only)</li> <li>• Must be <b><u>OWNER OCCUPIED</u></b> with supporting documents (title/registration or bill of sale &amp; insurance)</li> <li>• All vehicles must have current title and registration with proof of insurance.</li> <li>• <b><u>NO BUSES/NO POP-UP TRAILERS</u></b></li> </ul>	<ul style="list-style-type: none"> <li>• Security Deposit <b><u>STARTS</u></b> at \$750</li> <li>• Monthly space rent <b><u>STARTS</u></b> at \$600+ electric</li> <li>• Occupancy limitations do apply</li> <li>• Includes: water, sewage, and trash</li> <li>• Electric must be set up through Springfield Utility Board</li> <li>• Pets are allowed with <b><u>MANAGEMENT APPROVAL</u></b>, limit of two pets (cats are indoor only)</li> <li>• Dogs must have current license and shot records/rabies vaccines.</li> <li>• Please bring your dog to be approved by management during office hours.</li> <li>• On site management is one of the amenities provided by the community, it includes but is not limited to: grounds keeping, maintenance of common areas, water, sewer, and trash maintenance. However, each resident is</li> </ul>

	responsible for keeping their designated space clean and free of clutter/garbage.
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\*Any Persons re-applying must be in good standing with O.I.T properties and their legal entities. No prior evictions, legal notices or outstanding monies owed for any properties. Negative reports may result in denial of application. Past or pending criminal charges may result in denial of application. Felonies in the past 3 yrs. will be denied. Violent crimes including arson and sex offenses will be denied. \*\*All required paperwork must be turned in to management for the application to be processed. No decisions will be made until the whole packet is received and processed. Incomplete packets will be denied.

**\*\*All paperwork must be submitted to the office in order to obtain a residential space. Residential spaces are subject to complete files/paperwork, as well as availability.**

**\*\*Provide the office with copies of required paperwork. NO ORIGINALS will be accepted. All vehicles listed above must be in applicant's/co-applicant's name.**

**\*\*To schedule an appointment call (541) 747-2257 or reach us via email @ [eugenervpark@gmail.com](mailto:eugenervpark@gmail.com)**

**COPIES OF THE FOLLOWING:**

- Current contact information
- 2** valid forms of government issued ID
- 5** years of landlord references
- 5** years of verifiable proof of income of **\$2,100** or more
- Title of Home/RV in your name OR a bill of sale
- Homeowners insurance/RV Livers insurance or Renters Insurance with Eugene Mobile Village/Twin Totem as a party of interest
- Vehicle/Car Registration
- Vehicle/Car Proof of Insurance

**FOR ANIMAL OWNERS:**

- Vaccine Records (all animals on site)
- Proof of rabies vaccine (Dogs required, Cats optional)
- Animal license (Dogs)
- Proof/Documentation of support/service

Space #	Dates
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**FOR OFFICE USE ONLY:**

- |  |                                 |
|--|---------------------------------|
| <input type="checkbox"/> BACKGROUND          | <input type="checkbox"/> CREDIT |
| <input type="checkbox"/> LANDLORD REFERENCES | <input type="checkbox"/> SM     |

NOTES:

**\*\*All paperwork must be submitted to the office to obtain a residential space. Residential spaces are subject to complete files/paperwork, as well as availability.**

**\*\*Provide the office with copies of required paperwork. NO ORIGINALS will be accepted. All vehicles listed by applicant must be in applicant's/co-applicant's name.**

Office Hours: By appointment ONLY. To schedule an appointment call (541) 747-2257 or reach us via email @ [eugenervpark@gmail.com](mailto:eugenervpark@gmail.com)

**APPROVED** Pictures

Rental Application

**COPIES OF THE FOLLOWING:**

Current contact information

**2** valid forms of government issued ID

**5** years of landlord references

**5** years of verifiable proof of income of **\$1,500** or more

Title of Home/RV in your name OR a bill of sale

Homeowners insurance/RV Livers Insurance or Renters Insurance

Vehicle/Car Registration

Vehicle/Car Proof of Insurance

**FOR ANIMAL OWNERS:**

Vaccine Records (all animals on site)

Proof of rabies vaccine (Dogs required, Cats optional)

Animal license (Dogs)

Proof/Documentation of support/service

**FOR OFFICE USE ONLY:**

BACKGROUND  CREDIT

LANDLORD REFERENCES  SM

**\*\*Email pictures to the office @ [eugenervpark@gmail.com](mailto:eugenervpark@gmail.com) for approval**