



PRIOR TO VIEWING a property, you must complete the following and return with a copy of your valid license or State ID to [Info@FairgreenPropertyManagement.com](mailto:Info@FairgreenPropertyManagement.com).

NO EXCEPTIONS.

NAME:

ADDRESS:

PHONE:

EMAIL:

Please take a few minutes to answer these 10 questions and email with a copy of your license to the address below:

1. Is there a specific property you are interested in? YES NO  
If so, the address is
2. When are you planning to move in?
3. Do you have any animals?
4. Have you ever been evicted of a felon? YES NO
5. Have you ever filed bankruptcy? YES NO
6. Do you have any felony convictions? YES NO
7. Are you willing to let us contact your current landlord? YES NO
8. Are you willing to let us contact the landlord before this landlord? YES NO
9. Are you willing and able to pay the \$50 application fee if you decide to move forward?  
YES NO
10. How many people will be living with you?  
How many are over 18?

I am currently employed by:

I have worked there for      months      years

I confirm that I have read the *Tenant Application Approval Policy* (below) and meet the rental criteria.

\_\_\_\_\_  
Signature

\_\_\_\_\_  
date

**Please return this form with a picture of your ID and email to  
[Info@FairgreenPropertyManagement.com](mailto:Info@FairgreenPropertyManagement.com). In the Subject Line, please write  
"Viewing".**

9613-C Harford Rd #148  
Baltimore, MD 21234  
[FairgreenPropertyManagement.com](http://FairgreenPropertyManagement.com)  
[Info@FairgreenPropertyManagement.com](mailto:Info@FairgreenPropertyManagement.com)  
443.462.1238



## Application Approval Policy

### **Application approval is based on the following criteria:**

1. Age Each occupant over 18 years old must complete a separate application with associated credit and background check.
2. Fee Payment: a non-refundable, \$50 application fee for each applicant, over 18, is required.
3. Income: Applicant(s) monthly income must be at least two and a half times the monthly rent before utilities. If Applicant(s) does not meet this requirement, a \*co-signer will be required before approval can be granted.
4. Credit:
  - a. Minimum credit score 620 is required.
  - b. If the credit score is below 620, approval might still be obtained with either:
    - i. a \*co-signer with a credit score of 650 or higher.
    - ii. an increased Security Deposit and good rental references, as solely determined by the landlord/agent.
5. Personal History:
  - a. Approval is conditioned upon favorable rental references - negative summaries are grounds for denial.
  - b. Applicants with Evictions within the last eight years will not be considered.
  - c. Applicants with felonies or any charges of a sexual, theft, violence, or drug nature, may be considered. Approval may be granted based on review of severity of crime and time passed, as solely determined by the Landlord/Agent.
6. Pets (for those properties accepting pets)
  - a. Will be allowed with good rental reference.
  - b. 1 or 2 pet maximum (varies).
  - c. Maximum dog weight will need to be reviewed and accepted by Landlord. Certain exceptions may be considered when an increased rent and/or deposit are provided, cleaning fees, or possible increase in inspection frequency.

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7. Service Animals: Service animals will be accepted upon provision of reasonable evidence of medical need (e.g. Applicant must show a recent Doctor's note or certificate for their animal). Service animals will not be charged a Pet Fee or any additional deposits.

8. Prior to getting access to your new home: As stated in the lease, you will need to provide a renters insurance policy with Fairgreen Property Management as Additionally Insured AND an email from BGE with your start date for utilities.

Multiple applications may be received for the same rental unit. An approved application does not guarantee that a lease will be initiated as relative qualification vis-à-vis other applicants will determine landlord preference (e.g. timing, qualification and other factors). Following approval, the rental unit will only be held for applicant with a signed rental agreement with all initial rent, deposits and fees fully paid.

\*Co-Signers must meet the above rental criteria the same as any Applicant and must agree to all lease terms.

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