

Pinewood Acres

Applicant Requirements

1. Applicant must complete all pertinent sections of the application form.
2. Applicant must be the primary title- holder on home if owned outright or listed as the primary loan recipient if financing the home. If financed, home must be financed through bank or lending institute. **Owner financing is not allowed.**
3. Primary title- holder / loan recipient must reside in the home. **No subleasing in any form is allowed on Pinewood Acres property. If false information is provided on application, lease will be terminated immediately upon discovery.** Lease co-signers are not required to live in local area but home-owner is responsible to keep the management updated on contact information concerning co-signers. If lease co-signer is unreachable, a new application must be filled out by owner and submitted for approval. **All applicable fees apply.** Renewal is **not** automatic, as applicant must meet **all qualification requirements.**
4. Applicant must sign application form. **Additionally, any potential adult who will be residing in the home with lease signer must sign the form for purposes of criminal background check.** Credit check will only apply to actual lease signers. *All adults who desire residency in the home are subject to a criminal background check and must register with the office before application approval.*
5. Applicant must possess a satisfactory credit history. As outlined on application, credit history along with landlord/tenant history and criminal background check will be obtained by Pinewood Acres.
6. Applicant must be able to demonstrate constant earnings and a reasonable probability of continued employment. (Job security)
7. Applicant must have satisfactory references from previous landlord, apartment complex, mobile home community, or mortgage company.
8. Income requirements (except extraordinary circumstances): Applicants weekly income must be at least equal to the monthly rent of the lot desired. Co-tenant must meet this requirement individually.
 - A. Unearned income such as interest, dividends and pensions may be considered as long as the income is verified.
 - B. Child support is not considered income. Cash income cannot be verified or considered.

Pinewood Acres does business in accordance with all federal, state and local regulations, which pertain to the laws regulating the rental of space in a mobile home community.

Revised July 1, 2010

Pinewood Acres LLC

*1 Pinewood Acres Ave
Dover, DE 19901*

SITE RENTAL APPLICATION

Please be sure that all information provided below is complete and accurate. State laws provide that Community Manager may evict a Resident for making false or misleading statements on any application for residency. Two years minimum rental history required.

APPLICANT:

Name: _____ Birth Date: _____
First, Middle Initial, Last (Suffix)

Social Sec. Num. _____ No. Dependent Children _____

Present Address: _____
Street Address Apt # City State Zip

Phone#: _____ How long at present address? _____
Owner / Renter / Relative (circle one)

Landlord Information (A minimum of 2 years rental history required unless owner.)
and phone number: _____ Current Rent: _____

If at present address less than 5 years, please provide previous address:

Street Address Apt# City State Zip

Name of nearest relative
not living with you: _____ Phone #: _____

EMPLOYMENT:

Current Employer: _____ Position: _____
*Phone # of employer: _____ (required) * Time Employed _____

Gross Salary
(Less overtime) _____ per Hour Week Month Year (circle one)

Overtime : Hourly rate _____ Avg. # hours O/T per month _____

If at present job less than 5 years, please provide previous employer:

Name: _____ City/State: _____ Phone #: _____

PETS

Do you currently have or plan on having a pet? Yes No If yes, describe below.
Weight limit is 50lbs and no fighting breeds. Management reserves the right to deny
any pet at its discretion.

CO-APPLICANT:

Name: _____ Birth Date: _____
First, Middle Initial, Last (Suffix)

Soc. Sec. #: _____ No. of Dependent Children: _____

Present Address: _____
Street Address Apt# City State Zip

Phone #: _____ How long at present address?: _____
renter / owner / relative

Landlord Name
and Phone No.: _____

If present address less than 5 years, please provide previous address:

Street address Apt # City State Zip

Name of nearest relative
not living with you: _____ Phone#: _____

Relationship: _____

EMPLOYMENT:

Current Employer: _____ Position: _____

* Phone # of employer: _____ (required) *Time employed: _____

PINEWOOD ACRES LLC 1 PINEWOOD ACRES AVE DOVER DE 19901 (302) 678-1004

Gross Salary
(Less overtime): _____ per Hour Week Month Year (circle one)

Overtime: Hourly rate: _____ Avg. # hours O/T per month: _____

If at present job less than 5 years, please provide previous employer:

Name: _____ City, State: _____ Phone # _____

MANUFACTURED HOME INFORMATION

Retailer: _____ Salesperson: _____

Make & Model: _____ Year: _____

Floor Size (without hitch): width: _____ length: _____

#Bedrooms ___ #Bathroom ___ Color ___ Serial # _____

**please note that all homes not purchased new will be subject to approval from park*

Others To Be Residing In Home:

Name	DOB	Relationship	SS # if over 18
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____

By signing below you acknowledge that everything you have stated on this application is correct to the best of your knowledge and that there will be no one living in the home other than those named herein. You also acknowledge that you are aware there is a **NON-REFUNDABLE** application fee of \$50.00 payable by cash or money order (no personal checks) to be paid upon submission of this application.

Furthermore, by signing below, you give permission to Pinewood Acres LLC to check your credit and employment history and to perform a criminal background check.

Applicant Signature

Date

Co-Applicant Signature

Date