G2 MULTIFAMILY
PROPERTY MANAGEMENT

Thank You for Your Interest in G2 Multifamily Properties!

We appreciate your interest in making one of our communities your home. Please review the application requirements and qualification criteria below before submitting your application.

Application Requirements

- A **separate, completed application with a signature is required for each intended occupant age 18 or older.**
- Only **signed applications** will be accepted.
- A **$50 non-refundable application fee is required for each application**. No exceptions.
- For in-person applications, payment must be made by **Cashier's Check or Money Order.**
- For online applications, the application fee may be paid by **Credit or Debit Card.** To apply online, select the desired apartment under **Vacancies** and choose **Apply Now.**

Identification Required

Each applicant must provide two valid forms of identification, such as:

- State-Issued Identification or Driver's License
- Social Security Card
- Military Identification
- Passport

Screening & Qualification Criteria

Income Requirement

- Applicants must demonstrate **gross monthly income of at least three (3) times the monthly rent.**
- Applicants must provide reasonable and legally verifiable documentation of income. **At least 30 days of verifiable income documentation is required.** Acceptable documentation may include:
    - o Employment records
    - o Income tax records or bank statements covering **three or more months**
    - o Social Security Income

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Credit Requirements

- Credit qualifications are as follows:
    - o **600 or higher:** Approval
    - o **550–599:** Manual Review Required
    - o **549 or lower:** Automatic Denial
- Applicants with **three (3) or more collection accounts** will receive an automatic denial.
- Payment history and utility payment history are considered during the screening process. **Medical collections and student loans are not considered.**
- Please note that meeting an individual qualification does not guarantee approval. All applications are reviewed according to the community's established screening criteria and applicable requirements.
- A minimum security deposit of $300.00, up to one month's rent, is required.

Rental History, Evictions, & Bankruptcy

- Certain rental history or eviction records may result in disqualification when less than **7 years old.**
- Closed or dismissed records that are more than **5 years old** may be subject to **Manual Review.**
- Discharged bankruptcies within the past **5 years** are subject to **Manual Review.**

Criminal History

- **Felony:** Disqualified if less than 7 years old; records older than 7 years may be subject to **Manual Review.**
- **Misdemeanors:** Subject to **Manual Review.**
- **Registry:** Automatic denial.

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EQUAL HOUSING OPPORTUNITY