

Rental Application

This is NOT a Lease or Rental Agreement

Each Adult Applicant Must Complete a Separate Application

Falsification of information is grounds for denial.

We subscribe to all Federal, State & Local Fair Housing Laws

Please print legibly.

Proof of identification/photo ID is required with application

Aberdeen Apt Application

Today's Date: _____

UNIT INFORMATION (to be Completed by Landlord)

437 W. Gorham Street, Madison, WI 53703

Preferred apartment style: # _____

Monthly Rent \$ _____ Security Deposit Amount \$ _____



Lease Term AUGUST 19, 2025 through AUGUST 13, 2026

Utility Charges*	Electric	Heat/Boiler	Sewer/Water	Gas	Air Conditioning/Chiller Tower	Hot Water	Trash Removal from the building
Included in Rent		X	X	X	X	X	X
Metered Separately	X						

PERSONAL INFORMATION All applications must be received for the group to be considered for an apartment.

Full Name _____ Phone (_____) _____

Date of Birth ____/____/____ Email Address _____

Have you ever been served an eviction notice? Yes No

Have you, or any other person named on this application, ever been convicted of a crime related to disturbance of neighbors, destruction of property, drug related felonious criminal activity, or violence to persons or property? Yes No

Explanation: _____

GUARANTOR INFORMATION This Lease Requires a guarantor (co-signer) for each resident.

Guarantor Name _____ Relationship _____

Guarantor Address _____

City _____ State _____ Zip _____ Email Address _____

Employer _____ Title _____ Phone (_____) _____

Emergency Contact Name _____ Phone (_____) _____

RENTAL HISTORY

Current Address _____

Lease Dates _____ Rent Amount \$ _____ Owner _____ Phone (_____) _____

Previous Address _____

Lease Dates _____ Rent Amount \$ _____ Owner _____ Phone (_____) _____

Yes	No
<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>

Do you owe past due rent or other monetary obligations to your current or previous landlord?
 Have you ever refused to pay rent?
 Have you ever been evicted or asked to leave?

Roommates for Aberdeen Apartment

Contact Person for Group _____ Phone (_____) _____

NOTICE: You may obtain information about sex offender registry and persons registered with the registry by contacting the Wisconsin Department of Corrections on the Internet at <https://appsdoc.wi.gov/public> or by phone at 608-240-5830.

Landlord Disclosures and Requirements

Applicant Acknowledges Having Been Advised:

1. A receipt of earnest money will be given when it is collected.
2. Copies of the proposed lease and rules/regulations of the Landlord have been made available to applicant for inspection.
3. I/we have been given the name and address of the person authorized to receive and receipt for notices and demand, and at which service of process can be made in person.
4. I/we have been advised of my /our right to inspect the dwelling unit and notify the landlord of any damage or defect that exist before the beginning of my/our tenancy.
5. I/we have been advised of utility charges not included in the rent: Electricity which is separately metered.
6. I/we have been advised that the Landlord has no actual knowledge of the following uncorrected building code or housing code violations that present a significant threat to the prospective tenant's hearth or safety.
7. Security deposits may be withheld only for tenant damages, waste or neglect of the premise, or the non-payment of rent, utility services for which the Landlord becomes liable and other reasons specifically and separately negotiated and agreed to by the tenant in writing in a Nonstandard Rental Provision.

City of Madison Ordinances:

8. That a copy of notice of eligibility for rent abetment, if any, which affects the rental unit or common areas has been provided to the tenant.
9. That the occupancy limit imposed upon the dwelling by 27.06 of the City of Madison General Ordinance is _____. However, occupancy is restricted to those persons named in the application and the rental agreement.
10. Parking Permits for Off street parking through the City of Madison are not available to purchase for those with signed leases at the Aberdeen as per section 28.07(1).

Signature Clause

The purpose of this application is to determine whether I qualify as a tenant. If my application is approved, the Landlord and I shall sign a written lease. I have no rental agreement with the Landlord before the time of the lease signing.

Earnest money is due within 24 hours of the Landlord accepting my application. The earnest money deposit will be applied to my security deposit or my first month's rent if the Landlord enters into a lease or rental agreement with me. If this application is approved, and I fail o enter into a lease or rental agreement, the earnest money and subsequent payments may be retained to compensate the Landlord's cost and damages, subject to the Landlord's duty to mitigate. If the application is rejected or withdrawn or if no action is taken by the end of the 4th calendar day following receipt of the earnest money, the earnest money and subsequent payments will be refunded by the end of the net business day.

I hereby authorize the Landlord and Manager to investigate my credit and financial responsibility income, rental and eviction history, conviction record, and the statements made in this application, and to obtain a consumer credit report on me from a consumer reporting agency that compiles and maintains files on consumers on a nationwide basis. My performance under any lease or rental agreement that I may enter into with the Landlord ay be reported to such agency.

I acknowledge that the Manager and the agents and employees thereof represent the interests of the Landlord, but they also have a duty to treat all parties fairly and in accordance with fair housing law, and to disclose material adverse facts about the property.

I warrant and represent that I am at least 18 years of age, and that all information and answers to the above questions are true and complete to the best of my knowledge. I understand that providing false information or making false statements may be grounds for denial of my application. I also understand that such action may result in criminal penalties. I understand that my occupancy is contingent upon true and verifiable information, and on meeting management's resident selection criteria.

Signature _____ Date _____

Not valid without signature

contact us with questions:
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 608-251-2069