

# RESIDENT MINIMUM QUALIFYING CRITERIA

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## Welcome to Prism Apartments

Dear Applicant:

The owners of Prism Apartments, 2838 Dryden Drive, Madison, WI believe in providing quality service and a safe, clean environment for our residents. Therefore, we have established consistent procedures for review of rental applications. We ask that each prospective tenant fill out a complete application for tenancy form. Each application is thoroughly reviewed, and accepted or rejected based on the criteria listed below. Please read this information and the application carefully.

### **Application policies and criteria:**

All prospective tenants will be informed which of the 27 apartment units are available, as well as tenant selection criteria and rental policies. Each prospective tenant will be provided an application for tenancy. Please read all information carefully. If you have any questions, feel free to ask. Note we are an equal opportunity housing provider and we will accept the first qualified applicant to meet the following criteria:

- 1) Each adult applicant (over the age of 18) to reside in Prism Apartments must fill out an application completely.
- 2) A complete application. If a line is not filled out (or the omission explained satisfactorily), the application will be rejected. Falsified applications will be rejected.
- 3) Identification. We require photo identification (a driver's license or other government issued photo identification card) at the time you apply for tenancy.
- 4) Verifiable housing history and references. Friends and family are not considered acceptable housing references. Housing references must show no evictions within the past 5 years.
- 5) Verifiable adequate income, positive credit history and an acceptable criminal background check. Applicant(s) must demonstrate net income of at least two (2) times the amount of rent.
- 6) Criminal convictions. Convictions for crimes considered by the owners to be antithetical to the well being of Prism Apartment tenants or the property itself are grounds for rejection.
- 7) Pet restrictions. Cats are not permitted. Other non-dog pets are permitted only with landlord's written consent. Dogs are permitted at fees depending on weight, but the breeds on the attached schedule are not permitted under any circumstances.

We appreciate your interest in becoming a resident at Prism Apartments. If you have any questions, please call (608) 243-1698.

## **Schedule of Non-Permitted Dog Breeds**

- American Pit Bulls
- Rottweilers
- Akitas
- Cane Corsos
- Presa Canarios
- Bull Mastiffs
- Staffordshire Terriers
- Dobermans
- German Shepherds
- Boxers
- Malamutes
- Huskies
- Dalmatians
- Chow Chows
- Fila Brasileiros
- Wolf Hybrids