

IMPORTANT INFORMATION – PLEASE READ

WHEN LODGING AN APPLICATION:

PLEASE TICK

- Our office charges rent on a **calendar monthly basis**.
- Tenants are required to pay one calendar month's rent (approximately 4.3 weeks worth) in advance prior to moving in and monthly in advance thereafter.
- If your application is approved, you will be required to pay four (4) weeks rent as bond plus the first calendar months rent prior to moving in.
This money is to be paid either by **Bank transfer, cash, bank cheque or money order**.
- Our office does not accept Bond Transfers or Bond Loans.
- Please note that there will be only one main lease holder on lease documentation.
Additional applicants are listed on the lease as approved occupants under the special terms and conditions.
- I have read and understand the above terms and conditions.

Signed

Date

PRIVACY ACT ACKNOWLEDGMENT FOR TENANTS

Personal information is collected from tenants or potential tenants in the course of a tenancy application and any subsequent tenancy as is necessary for Theresa Fitzgerald Property Management to verify the potential tenant's identity, to process and evaluate the application and to manage the tenancy.

Personal information collected in the application and during the course of the tenancy, including through property inspection reports, may be disclosed to other parties including to the Landlord, employment and personal referees, as well as to tradespeople, owner's corporations, government and statutory authorities, financial institutions and other agents and operators of tenancy reference databases and to third parties as required by law.

Information already held on tenancy reference databases may also be disclosed to Theresa Fitzgerald Property Management. If the tenant fails to comply with their obligations under the tenancy agreement, that fact may also be disclosed to the landlord, other agents and operators of tenancy reference databases. If this information is not provided, Theresa Fitzgerald Property Management may not be able to process the application and manage the tenancy.

I/we the said applicants/s declare that I/we give my/our permission to Theresa Fitzgerald Property Management to collect my/our information and pass such information on to TICA Default Tenancy Control Pty Ltd. I/we further give my/our permission for my/our information to be provided to any other tenancy database for the assessment of my/our application for tenancy. I/we further give consent to Theresa Fitzgerald Property Management to contact any of my/our referees provided by me/us in my/our application for tenancy.

I/we agree and understand that once an application for tenancy has been lodged with Theresa Fitzgerald Property Management and an inquiry made with a tenancy database my/our information file in that tenancy database may record the making of an inquiry.

I/we agree that in the event of a default occurring under a tenancy agreement, I/we give my/our permission to Theresa Fitzgerald Property Management register any or my/our details of such breach with a tenancy database. I/we further agree and understand that the removal of such information from a tenancy database is subject to the conditions of the database company.

I/we understand that TICA Default Tenancy Control Pty Ltd is a database company that allows its members access to information accumulated from members about tenants who have breached their tenancy agreements.

I/we agree and understand that should I/we fail to provide Theresa Fitzgerald Property Management with the information and acknowledgements required by Theresa Fitzgerald Property Management it may elect not to proceed with my/our tenancy application.

I/we agree and understand that a listing with TICA Default Tenancy Control Pty Ltd could have an adverse effect on my/our ability to obtain future rental accommodation.

I/we acknowledge and understand that TICA Default Tenancy Control Pty Ltd can be contacted on 190 222 0346. I/we agree that calls to TICA Default Tenancy Control Pty Ltd are charged at \$5.45 per minute inclusive of GST.

First Applicant's Name _____

Signature Date _____

Second Applicant's Name _____

Signature Date _____

Third Applicant's Name _____

Signature Date _____

Application for Residential Tenancy

(One application to be completed per person)



Accredited Agency

Part 1 Rental Property Details

Item 1: Agent Details

Agency name:

EXECUTIVE LEASING PTY LTD

Address:

P O BOX 609, 626 BRUNSWICK STREET
NEW FARM QLD 4005

Phone:

(07) 3254 3666

Mobile:

Fax:

(07) 3254 3677

Email:

Item 2: Property Details

Property address

Rent \$

a week

a fortnight

a month

Bond \$

Tenancy term

Insert "fixed term agreement" or "periodic agreement".

Starting on

/ /

Ending on

/ /

Part 2 Applicant Details

Item 3: Contact Details

Full name

Date of Birth

Have you been known by any other name(s)? Yes No

If Yes, what other name(s) have you been known by?

Work phone

Mobile

Home phone

Email:

Driver's licence/Passport number

State

Number of vehicles

Registration number(s)

Item 4: Dependants

Do you have any dependants? Yes No

Dependant full name(s)

Relationship to Applicant

Dependant Date of Birth

Item 5: Smoking

Are you or any of the dependants living with you a smoker? Yes No

Item 6: Pets

Do you intend to keep pets at the property? Yes No

Number of pets

Type of pet/s

Are your pets registered with a council? Yes No

If Yes, please state which council:

Item 7: Applicants Address History

Current residential address

Period of occupancy

Type of occupancy:

Rent Owner Other >

Current Agent/Lessor (if renting)

Agent/Lessor phone

Current rent

\$ a week a fortnight a month

Reason for leaving:

Previous residential address

Period of occupancy

Type of occupancy:

Rent Owner Other >

Previous Agent/Lessor

Agent/Lessor phone

Current rent

\$ a week a fortnight a month

Reason for leaving:

Item 8: Employment Details

Are you employed? Yes No (if no, please provide details of previous employer, if any)

Employment status: Full Time Part Time Casual Contract Self employed

Occupation

Net income (per week)

\$

Date commenced employment (approx)

Date terminated employment (if any)

Employer/Business Name

Address

Phone

If self employed, Accountant's Name

Phone

Item 9: Centrelink Payments

Are you receiving any regular Centrelink payments? Yes No

Description of payment(s)

Total income (per week)

\$

Date payments commenced

Item 10: Student Details

Are you studying full time? Yes No

Name of education institution you are currently attending

Student Identification Number

Are you an overseas student? Yes No

If yes, Visa expiry date:

Item 11: Personal References

Please do not list relatives, another applicant or partners and provide business hours contact numbers.

Referee 1

Relationship

Address

Phone/Mobile

Referee 2

Relationship

Address

Phone/Mobile

Item 12: Personal Representative

i.e. preferred person(s) to be contacted in the event of an emergency.

Representative 1

Relationship

Address

Phone

Representative 2

Relationship

Address

Phone

Part 3 Supporting Documents

Item 13: Identification

You are required to meet a 100 point identification criterion upon submission of your application. The agent/lessor may photocopy any item and retain as part of your application.

Please tick the identifying documents you have provided with your application.

IMPORTANT: At least one form of Photo Identification MUST be provided.

70 Points

Passport

Full birth certificate

Citizenship certificate

40 Points

Australian driver's licence

Student Photo ID

Department of Veterans Affairs card

Centrelink Card

Proof of age card

State/Federal Government Photo ID

25 Points

Medicare card

Council rates notice

Motor vehicle registration

Telephone bill

Electricity bill

Gas bill

Tenancy History Ledger

Bank statement

Credit card statement

Last FOUR rent receipts

Rent bond receipt

Previous tenancy agreement

Item 14: Proof of Income

You are also required to supply the agent/lessor with proof of your income upon submission of your application.

Employed: Last TWO pay slips.

Self employed: Bank Statements, Group Certificate, Tax Return or Accountant's letter.

Not employed: Centrelink Statement.

Part 4 Declaration

Please declare the following by selecting either TRUE or FALSE

I, the Applicant,

1. have never been evicted by an agent/lessor True False
2. have no known reasons that would affect my ability to pay rent True False
3. was refunded the rental bond for my last address in full (if applicable) True False
If false, please advise what deductions were made from your bond?
4. have no outstanding debt to another agent/lessor? True False
If false, why are you in debt to your past agent/lessor?

Part 5 Acknowledgement

Please acknowledge the following by selecting either Yes or No

I, the Applicant,

1. acknowledge that my personal contents insurance is not covered under any lessor insurance policy/s and understand that it is my responsibility to insure my own personal belongings. Yes No
2. understand that you as the agent/lessor have collected this information for the purpose of determining whether I am a suitable tenant for the property - in particular to check my identification, my ability to care for the property, my character and my creditworthiness. Yes No
 - 2.1 for such purposes, I authorise you to contact the persons named in this application, and to undertake such enquiries and searches (including tenancy databases searches) as you consider reasonably necessary. Yes No
 - 2.2 in doing so, I understand that information provided by me may be disclosed to, and further information obtained from, referees named in this application and other relevant third parties. Yes No
3. acknowledge and accept that if this application is denied, the agent is not legally obliged to provide reasons as to why. Yes No
4. consent and understand that should my tenancy be accepted and upon commencement of the tenancy agreement, there may be cause for the agent/lessor to pass my details onto others which may include (but is not limited to) insurance companies, body corporates, contractors, other real estate agents, salespeople and tenancy default databases. Yes No
5. acknowledge that I have received and reviewed the General Tenancy Agreement (Form 18a), the standard terms and any special terms before completing this application. Yes No
6. acknowledge that I have received or have available the Information Statement (Form 17a), body corporate by-laws (if applicable) before completing this application. Yes No
7. acknowledge that I have signed the agency's Privacy Notice and Consent. Yes No
8. acknowledge that the lessor and applicant (tenant) are bound by this agreement immediately upon communication of either the lessor or agent's acceptance of the application. Yes No
9. consent to the use of email and facsimile in accordance with the provisions set out in Chapter 2 of the *Electronic Transactions (Queensland) Act 2001 (Qld)* and the *Electronic Transactions Act 1999 (Cth)*; Yes No
10. declare that the above information is true & correct and that I have supplied it of my own free will. Yes No

Name of Applicant

Signature

Date