

BABCOCK ASSOCIATES LTD
2515 SONOMA STREET, TORRANCE, CA 90503
(310) 212-6660 INFO@BABCOCKMGMT.COM
www.babcockmgmt.com

APPLICATION CRITERIA

Thank you for considering **Babcock Associates Ltd** for your new residence. We encourage applicants to complete and submit their application online at **www.babcockmgmt.com**. To process your application, the following items must be met.

PLEASE READ BEFORE SUBMITTING AN APPLICATION

1. One application for each adult, 18 years or older, must be filled out **completely**. Any fraudulent information will result in denial. All adult applicants must sign and date their rental application.
2. Every person 18 years old and older must complete a separate application.

THE FOLLOWING MUST BE SUBMITTED WITH EACH APPLICATION

1. One clear photocopy of a valid Driver's License or Government issued photo ID (example: passport). Please block out the picture.
2. Proof of income. This can include copies of your two most recent paycheck stubs and/or last year's income tax return or W2 *with* the two most recent monthly bank statements to reflect current income. Submit two years of job history. Submit statements from LES, AFDC, SSI, etc. if applicable. Employment history must be verifiable.
3. Applicants on their current job less than 1 year, application may be accepted conditionally.
4. We **DO NOT** rent to persons with prior Eviction. Do not apply; do not waste your money.
5. Section 8 accepted. Please provide a copy of your voucher with your application. The voucher must be for the full amount of rent.
6. No co-signers accepted.
7. A **non-refundable** screening fee of \$35.00 is required for each application - payable online or with money order or cashier's check. **No cash or personal checks accepted.**

Babcock Associates is an Equal Opportunity Housing company. Applicants are not denied because of age, race, color, ancestry, national origin, religion, disability status, sex, marital status, familial status, sexual orientation or gender identity.

RENTAL STANDARDS

A successful applicant should have:

- POSITIVE CREDIT HISTORY
- POSITIVE TENANCY HISTORY
- SUFFICIENT INCOME TO MEET ALL OBLIGATIONS
- NOT POSE A RISK TO PERSONS OR PROPERTY
 - ALL MUST BE VERIFIABLE

