

**Residential Lease Application**  
**Broadwall Management Corporation**  
**3601 Hempstead Turnpike, Levittown, NY 11756**  
**Tel. 516.735.4800 Fax: 516.735.2478**

**Building:**  
**Monthly Rent:**  
**Lease Dates:**

**Apt.**  
**Security Deposit: \$**

**NOTICE UNDER NYCAC §20-808**

The application information provided by you may be used to obtain a tenant screening report; the name and address of the consumer reporting agency or agencies which will be used to obtain such report is/are:

*TRANS UNION, 13596 COLLECTION CENTER DRIVE, CHICAGO, ILL 60693 (866)810-2636*  
*FORSOM CORP., 3601 HEMPSTEAD TURNPIKE, LEVITTOWN, NY 11756*

Pursuant to federal and state law:

- (1) if we take adverse action against you on the basis of information contained in a tenant screening report, we must notify you that such action was taken and supply you the name and address of the consumer reporting agency that provided the tenant screening report on the basis of which such action was taken;
- (2) If any adverse action is taken against you based on information contained in a tenant screening report, you have the right to inspect and receive a free copy of that report by contacting the consumer reporting agency;
- (3) Every tenant or prospective tenant is entitled to one free tenant screening report from each national consumer reporting agency annually, in addition to a credit report that should be obtained from [www.annualcreditreport.com](http://www.annualcreditreport.com);
- (4) Every tenant or prospective tenant may dispute inaccurate or incorrect information contained in a tenant screening report directly with the consumer reporting agency.

**Applicant Information**

Name:

Date of birth:

SSN:

Phone:

Current address:

City:

State:

ZIP Code:

Own    Rent    (Please circle)

Monthly payment or rent:

How long?

Present Landlord and Address:

Contact #:

Previous address:

City:

State:

ZIP Code:

Owned    Rented    (Please circle)

Monthly payment or rent:

How long?

**Employment Information**

Current employer:

Employer address:

How long?

Phone:

E-mail:

Fax:

City:

State:

ZIP Code:

Position:

Hourly    Salary    (Please circle)

Annual income:

Previous Employer:

**Co-applicant Information/Guarantor**

Name:

Date of birth:

SSN:

Phone:

Current address:

City:

State:

ZIP Code:

Own    Rent    (Please circle)

Monthly payment or rent:

How long?

Landlord:

Previous address:

City:

State:

ZIP Code:

Owned    Rented    (Please circle)

Monthly payment or rent:

How long?

**Co-applicant Employment Information**

Current employer:

Employer address:

How long?

Phone:

E-mail:

Fax:

Position:

Hourly    Salary    (Please circle)

Annual income:

Previous Employer:

**References**

Name:

Address:

Phone:

Next of Kin:

Emergency Contact:

**List all others who will occupy apartment with you:**

Name:

Relationship:

Social Security Number:

Birth date:

**\*\*\*DESCRIBE PETS, IF ANY (NO PETS PERMITTED UNLESS WRITTEN CONSENT OF LANDLORD OBTAINED, EXTRA SECURITY MAY APPLY)**

Type:	Breed:	Weight :
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**CERTIFICATION:** I understand that a **credit investigation, criminal background check, sex offender registration list check & home visit** will be conducted to verify the information I supply and that any misrepresentation made by me may be cause for the rejection of the application. Approval of this application is subject to review and verification and all supporting documentation. I have the right to make a written request for the disclosure of the results of this investigation. I may receive a copy of my consumer credit file only by contacting the reporting credit bureaus directly. I agree to Forsom Corp., landlord, Broadwall Management and their employees, officers, managers, managing members, heirs, assigns and agents(said persons and entities shall be collectively referred to as "Landlord") harmless for any claims that may arise as a result of any investigation herein and or any connection with any lease contemplated herein. No representations or agreements by leasing agents, brokers or others are binding on the Landlord unless included in writing in the Lease. The Landlord will in no event be bound nor will possession of the apartment be given unless until a lease executed by the Landlord has been delivered to the applicant.

**ANY FEES COLLECTED FOR THIS INVESTIGATION ARE NON-REFUNDABLE.**

**AUTHORIZATION TO RELEASE INFORMATION:**

I give Forsom Corp. and the Landlord full authorization for an investigative report whereby third parties may be contacted to report on my character, general reputation, personal characteristics, mode of living, salary-income, consumer credit and banking practices. I authorize banks, financial institutions, landlords, business associates, credit bureaus, attorneys, accountants and other persons or institutions with which I am acquainted to furnish and all information regarding me. I further give Forsom Corp. and the Landlord full authorization for any update reports which may be ordered as and when needed. I further authorize and consent to the use of any information contained in this application, any consumer report to collect any debt owed, regardless of whether or not I am in possession of the premises being applied for including but not limited to using said information to locate me at any new business and/or residential address and/or locate assets. I am willing that a photocopy or fax of this authorization be accepted with the same authority as the original.

**Broadwall Agent:**

<b>Signature of applicant:</b>	<b>Date:</b>
<b>Signature of co-applicant/guarantor:</b>	<b>Date:</b>

**REQUIREMENTS NECESSARY TO LEASE AN APARTMENT IN LONG ISLAND AND QUEENS**

1. Complete Broadwall Management's application in full
2. Applicant needs to earn a salary of **33 x** the monthly rent
3. Guarantor needs to earn a salary of **66 x** the monthly rent
4. Provide a signed letter of employment on company letterhead stating job title, length of employment and annual salary or new employment offer letter
5. Provide two recent paystubs
6. Bank statement showing current balance
7. Landlord reference letter and contact number
8. If applicant is self-employed, provide a letter from CPA and last year's first and signature page of tax return
9. Photocopy of drivers license
10. Money Order in the amount of **\$225.00 per applicant** for application processing fee. Fee is NON-REFUNDABLE. This fee is for credit investigation, criminal background check, sex offender registration check list and a home visit.
11. Guarantor application processing fee is **\$125.00** (a home visit on guarantors will not be done).

**IF YOU HAVE ANY QUESTIONS PLEASE CALL THE LEASING DEPARTMENT  
MONDAY – FRIDAY 9AM-5PM  
(516) 735-4800 X204**