

TERRASSES RIOPEL & CAMPBELL INC.

APPLICATION FOR A DWELLING

DATE OF OCCUPANCY: _____ 4 1/2 _____ 5 1/2 _____ 6 1/2 _____

FIRST NAME & NAME: _____ TEL: _____

CURRENT ADDRESS (with postal code): _____

SINCE: _____ NB OF ROOMS: _____

PREVIOUS ADDRESS: _____

CURRENT RENT: _____ \$ HEATED: _____

SOC. INS. NO. (optional): _____ DATE OF BIRTH _____

PRESENT EMPLOYER: _____ SINCE: _____

ADDRESS: _____

OCCUPATION: _____ TEL: _____

ANNUAL INCOME: _____ FULL OR PART TIME: _____

AUTOMOBILE (make): _____ CAR LOAN?: _____

NB OF DEPENDANTS: _____ AGE OF DEPENDANTS: _____

NAME OF SPOUSE OR OF CO-TENANT: _____

CURRENT ADDRESS (with postal code): _____

SINCE: _____ NB OF ROOMS: _____

PREVIOUS ADDRESS: _____

CURRENT RENT: _____ \$ HEATED: _____

SOC. INS. NO. (optional): _____ DATE OF BIRTH _____

PRESENT EMPLOYER: _____ SINCE: _____

ADDRESS: _____

OCCUPATION: _____ TEL: _____

ANNUAL INCOME: _____ FULL OR PART TIME: _____

AUTOMOBILE (make): _____ CAR LOAN?: _____

NB OF DEPENDANTS: _____ AGE OF DEPENDANTS: _____

REASON FOR DEPARTURE: _____

LANDLORD NAME: _____ **TEL.:** _____

REFERRED BY: Paper: _____ Tenant (name & address): _____

Sign on building : _____ Other: _____

REFERENCES

NAME, ADDRESS, TELEPHONE

1- _____

2- _____

I declare the answers to the questions above are correct and complete to the best of my knowledge. I hereby authorize the owner to verify my credit and other references.

(please put your initials). YES _____ NO _____

Date: _____ Signature: _____

Signature: _____

Office: 225, Lawrence Street, Longueuil (Greenfield Park burrough), J4V 2Z3

Telephone: (450) 671-5984

Fax: (450) 671-2722

REGULATIONS ANNEXED TO THE LEASE

- 01-The tenant **is not allowed to keep any animals** in his dwelling or on the grounds. No ‘acquired rights’ are recognized (**initial please _____**)
- 02-The tenant is not allowed to remove, change or add any lock to the rented premises without a written authorization from the landlord. The landlord must have a key to all dwellings to have access in case of emergency.
- 03-The premises are rented for residential purposes only and must not be used or occupied by the tenant for any other purpose. The tenant agrees to respect all municipal by-laws and especially those concerning excessive noise, cleanliness of the yards, nuisances, garden shed size & locations in the yard, watering days & hours, etc. The tenant hereby agrees to pay any fine charged by the Town and the cleaning fees should any one of its regulations not be respected. (**initial please _____**)
- 04-The tenant must take good care of the rented premises and effect at his own expense repairs usually incumbent on the tenant such as the unclogging of sinks, vanities, baths & pipes. Fees may be charged to the tenant if it is found that the clog was created by the occupants of his dwelling. (**initial please _____**)
The tenant must leave a 4 foot clearance around the furnace and the water heater; he must not block any heat vent and must periodically clean the air ducts and change the filters, etc. The tenant must notify the landlord of any malfunction of the furnace. The repair and maintenance of the fences belong to the tenant.
- 05-No modification or renovation, be it interior or exterior, is permitted to the rented premises without the prior written authorization of the landlord. The modifications must meet with the municipal regulations and the Building Code. Upon his departure of the dwelling, the tenant agrees to leave his unit clean and free of any personal belongings. The tenant hereby agrees to pay any cleaning cost if this rule is not respected and to reimburse to the owner for all cleaning fees and repairs to damages done such as stains on carpets, holes in the walls, the removal of wallpaper,... (**initial please _____**). The landlord reserves the right to keep or throw out any item left by the tenant without any further notice.
- 06-It is illegal to install on the rented premises, including the front and backyards, any panel, radio or television antenna, satellite dish of any shape or size, or other fixtures nor to erect or have erected any fence, pool, tent, camping equipment.
- 07-The tenant must not allow on the rented premises, any form of activity that might be considered as disturbing to the other tenants' peaceful enjoyment of their premises. Team sports are prohibited in the streets, lanes, parking spaces and on the terrasses of the project. Parents are financially responsible for all damages done by their children on the project.
- 08-The tenant is responsible for the cleanliness of the front and rear accesses of his dwelling including the snow removal of the balconies & walkways; he must not allow any accumulation of flammable material such as newspapers & pamphlets under the balconies. All garbage must be kept in a rigid container with the lid on so as not to attract rodents.
- 09-No mechanical repair or car-body work is allowed at any time or anywhere on the project (i.e. streets, yards, parking areas)
- 10-The speed limit in the streets and lanes of the project is 15km/h. Children’s safety depends on it.
- 11-The tenant is entitled to only ONE (1) reserved parking space to be allocated to him by the lessor. All vehicles must be in good working condition and never be put in storage. Only the vehicles with whom the plates have been registered with the office are authorized to park in the reserved spaces. All vehicles parked without authorization will be removed at the tenants’ and/or vehicle owner’s costs (**initial please _____**)
- 12-The tenant agrees to remove his vehicle(s) from the parking area whenever the snow contractor is on the project (generally between 10am and 3pm) the day after a snow fall). Should he fail to do so, within the next 24 hours, he is responsible for clearing his parking spot as well as his neighbours’ parking spots if they could not be properly cleared because of the presence of his parked vehicle(s).
- 13-It is forbidden to park alongside the fences or any other place not permitted by the landlord. Also forbidden is the parking of trucks, trailers, semi-trailers, boats & other such vehicles. The landlord reserves the right to have any and all forbidden vehicle(s) towed at their owners’ expense. The tenant acknowledges receipt of a letter made by the Urbanism Department of the Town of Longueuil, Greenfield Park burrough stating that parking in the laneways is forbidden at all times and that fines will be given to those who do not respect this by-law. . (**initial please: _____**)
- 14- If the tenant wishes to sublet or transfer his lease, he must first offer to the landlord to end it; the landlord will decide if and how he could agree to the demand.
- 15- Twenty dollar fees (20\$) are applicable for any cheque (rent or otherwise) returned by your bank.

Read and signed jointly and solely on this _____ day of _____ 20____

Tenant (s): _____
