

EMPLOYMENT:

YOU:

Employer Name: _____ Phone No: _____

Employer Address: _____
City State Zip

Position: _____ Length of time employed: _____

OTHER HOUSEHOLD MEMBER:

Employer Name: _____ Phone No: _____

Employer Address: _____
City State Zip

Position: _____ Length of time employed: _____

BANK REFERENCE:

Bank Name: _____

Address: _____
City State Zip

LANDLORD REFERENCES:

Name	Address	From	Dates	To
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____

PERSONAL REFERENCES:

Name	Address	Telephone
_____	_____	_____
_____	_____	_____
_____	_____	_____

IN THE EVENT OF AN EMERGENCY, WHO DO WE NOTIFY?

Name: _____

Relationship: _____

Address: _____
City State Zip

Telephone: _____

Are you Homeless? Yes _____ No _____

UNIT SELECTION:

Are you interested in a 2-Bedroom? _____ 3-Bedroom? _____

Are you interested in renting a detached garage? Yes _____ No _____

Do you require a handicapped accessible unit? Yes _____ No _____

Have you or any other household member ever been charged with a crime in any local, state or federal jurisdiction?
Yes _____ No _____

If so, please explain the charge(s), date(s) of such charge(s), and resulting outcome of such charge(s).

APPLICATION WILL BE PROCESSED BASED ON THE DATE AND TIME RECEIVED:

If you are interested in reserving a unit, we require a deposit equal to one month's rent. Your deposit will be applied as your security deposit under the Lease and is returned at the time you vacate the apartment, less any charges for damages to the apartment. **IN THE EVENT YOU DECIDE NOT TO LEASE THE UNIT, THE DEPOSIT IS NON-REFUNDABLE.** The first month's rent is due at the time you sign your lease.

All applicants will be interviewed and screened by Housing Authority staff before acceptance. The following screening criterion will be applied uniformly to all applicants and will form the basis of final acceptance of this Application:

- 1 Prior landlord references.
- 2 Personal references.
- 3 Financial institution references.
- 4 Employer references.
- 5 Criminal history of all household members 18 or older.

The Huron Housing Authority does not discriminate against any person because of race, color, religion, sex, handicap, familial status or national origin. The Huron Housing & Redevelopment Authority is an equal housing opportunity provider and employer.

AUTHORIZATION TO FURNISH/RELEASE INFORMATION

TO WHOM IT MAY CONCERN:

I hereby authorize any person, agency, or institution to release information requested by the Huron Housing & Redevelopment Authority, concerning me or my family. This authorization includes allowing any duly authorized representative of the Huron Housing & Redevelopment Authority to inspect and reproduce records pertaining to me or my family.

I herewith release any person, agency, or institution from any and all liability to me or my family for supplying such information.

Printed Name of Head of Household

Signature of Head of Household

State(s) of Residency in Past 5 Years

Date

Printed Name of Other Household Member over 18

Signature of Other Household Member over 18

State(s) of Residency in Past 5 Years

Date

Printed Name of Other Household Member over 18

Signature of Other Household Member over 18

State(s) of Residency in Past 5 Years

Date

CRIME FREE LEASE ADDENDUM

In consideration of the execution or renewal of a lease of the dwelling unit identified in the least, Owner and Resident agree as follows:

1. Resident, any members of the resident’s household or a guest or other person under the resident’s control shall not engage in criminal activity, including drug-related criminal activity, on or near the said premises. “Drug-related criminal activity” means the illegal manufacture, sale, distribution, use, or possession with intent to manufacture, sell, distribute, or use of a controlled substance (as defined in Section 102 of the Controlled Substance Act [21 U.S.C. 802]).

2. Resident, any member of the resident’s household or a guest or other person under the resident’s control shall not engage in any act intended to facilitate criminal activity, including drug-related criminal activity, on or near the said premises.

3. Resident or members of the household will not permit the dwelling unit to be used for, or to facilitate criminal activity, including drug-related criminal activity, regardless of whether the individual engaging in such activity is a member of the household, or a guest.

4. Resident, any member of the resident’s household or a guest, or another person under the resident’s control shall not engage in the unlawful manufacturing, selling, using, storing, keeping, or giving of a controlled substance or marijuana as defined in SDCL 22-42, at any locations, whether on or near the dwelling unit premises or otherwise.

5. Resident, any member of the resident’s household, or a guest or another person under the resident’s control shall not engage in any illegal activity, including prostitution as defined in SDCL 22-23-1, criminal street gang activity as defined in SDCL 22-10A-1, threatening, intimidating or stalking as prohibited in SDCL 22-19A, assault as prohibited in SDCL 22-18 or the unlawful discharge of firearms, as determined in SDCL 22-14-7, on or near the dwelling unit premises, or any breach of the lease agreement that otherwise jeopardizes the health, safety and welfare of the landlord, his agent or other tenant or involving imminent or actual serious property damage, as defined in SDCL 22-34.

6. VIOLATION OF THE ABOVE PROVISIONS SHALL BE A MATERIAL AND IRREPARABLE VIOLATION OF THE LEASE AND GOOD CAUSE FOR IMMEDIATE TERMINATION OF TENANCY. A single violation of any of the provisions of this added addendum shall be deemed a serious violation and a material and irreparable non-compliance. It is understood that a single violation shall be good cause for immediate termination of the lease under SDCL 43-32. Unless otherwise provided by law, proof of violation shall not require criminal conviction, but shall be by substantial evidence of the type reasonably relied upon by property managers in the usual and regular course of business.

7. In case of conflict between the provisions of this addendum and any other provisions of the lease, the provisions of the addendum shall govern.

8. This LEASE ADDENDUM is incorporated into the lease executed or renewed this day between Owner and Resident.

_____ Date: _____
Resident Signature

_____ Date: _____
Resident Signature

_____ Date: _____
Property Manager’s Signature

Property

HURON CRIME FREE MULTI-HOUSING PROGRAM

“Keeping Illegal Activity Out of Rental Property”



Notice of Law Enforcement K-9 Use on Property

Purpose of using the Law Enforcement K-9 on the property is to give Landlords, Managers, Tenants and Law Enforcement another tool to provide a safer and drug free property.

Landlords and Managers have agreed and provided Law Enforcement with written authorization to have random K-9 sniffs of the property. The K-9 sniff does not include the tenants living area. The K-9 sniff will include hallways, exterior of buildings, sheds, parking lots (including exterior of the cars), outside garbage containers and recreational areas owned by the Landlord.

United States Supreme Court has ruled in three specific cases (*) in favor of Law Enforcement using K-9 sniffs.

By signing this document, indicates you have been notified of possible K-9 sniffs.

Tenant Signature

Date

Tenant Signature

Date

Landlord/Manager Signature

Date

*United States vs. Venema, United States vs. Place & United States vs. Roby