Peak AMG
3325 S. University Dr. Suite 105
Davie, FL 33328

Application for Residency

Instruction Sheet

1. This application must be completed in detail by the proposed buyer(s) / renter(s) and emailed to Manager@peakamg.com
2. A copy of the sales or rental contract must accompany this application, along with a copy of the applicants driver's license. Each resident over the age of 18 must fill out their own application.
3. Please Zelle Accounting@peakamg.com $150.00 per applicant for anyone over the age of 18.
4. Homeowner must supply the buyer(s)/renter(s) with a copy of the governing documents as well as the Rules and Regulations for the Community.
5. A screening interview may be required for approval. A "Certificate of Approval for Residency" will be issued upon approval.
6. This completed application must be submitted to the Association office no later than (15) days prior to the date of occupancy.
7. Once approved all buyers must provide a copy of the deed to manager@peakamg.com

Community Name_____ Date Submitted_____

I understand the requirements and obligations, as set forth above, and agree to comply with the same, and further agree to abide by the Rules and Regulations of _____(community name).

Signature_____
Date_____

Signature_____
Date_____

Address		Unit#	Closing Date/Move In Date
Buyer's/Tenants' Name (1:)			
Buyer's/Tenant's Driver's License# (1):		Telephone#:	
Marital Status		E-Mail	
Date of Birth:		Social Security Number:	
Buyer's/Tenant's Name (2):			
Buyer's/Tenant's Driver's License# (2):		Telephone#:	
Marital Status:		E-Mail	
Date of Birth:		Social Security Number:	
Buyer's/Tenants Present Address:			
# of People to Occupy Unit:			
Name of Occupant(!):		Age of Occupant (1):	
Name of Occupant (2):		Age of Occupant (2):	
Name of Occupant (3):		Age of Occupant (3):	
Name of Occupant (4):		Age of Occupant (4):	
Number of Pets Owned by Buyer's /Tenant's			
Type of Pet (1):	Weight(!):	Age of Pet (1):	Tag#:
Type of Pet (2):	Weight (2):	Age of Pet (2):	Tag#:
Please provide proof of vaccinations for all pets.			
Please provide two references that are not relatives:			
Reference Name:		Reference Telephone Number:	
Reference Address:			
Reference Name:		Reference Telephone Number:	
Reference Address:			
Buyer's Previous Address (1):			
Previous Telephone#:		Years Lived There:	
Buyer's Previous Address (2):			
Previous Telephone#:		Years Lived There:	
Number of Cars:			
Car Make:	Car Model:	Tag#:	Year:
Car Make:	*Car* Model:	Tag#:	Year:
Emergency Contact Name			
Emergency Contact Address:			
Phone Number		Relationship:	
E-Mail Address- E-Mail Address-			
Signature:		Date:	
Signature:		Date:	

AGREEMENT AND INFORMATION RELEASE

I hereby agree for myself and on behalf of all persons who may use the home which I seek to purchase/rent:

(A) I will abide by all the restrictions contained in the By-Laws, Rules and Regulations, and Restrictions which are or may in the future be imposed by the Community.

I understand that the acceptance for the purchase/rent of a unit is conditioned upon the truth and accuracy of this application and upon the approval of the Board of Directors. Any misrepresentation or falsification of information contained in these forms will result in the automatic rejection of this application. Occupancy prior to approval is prohibited. I understand that the Board of Directors may cause to be instituted such as investigation of my background as the Board may deem necessary. Accordingly, I specifically authorize the Board of Directors or its representative to make such investigation and I agree that the information contained in this application may be used in such investigation and that the Board of Directors and Officers and agents of itself shall be held harmless from any action or claim by me in connection with the use of the information contained herein or any investigation conducted by the Board of Directors or its agent. In making the foregoing application, I am aware that the decision of the Board of Directors will be final and no reason will be given for any action taken by the Board. I agree to be governed by the determination of the Board of Directors.

Applicants Signature_____
Date_____

Applicants Signature_____
Date_____

BACKGROUND CHECK DISCLOSURE AND AUTHORIZATION

Condominium Purchase / Rental Application

Association Name: _____

Unit Number: _____

DISCLOSURE

I understand that, as part of the application process to purchase or rent a unit within the Association, the Association, its management company, or its authorized representatives may obtain a background screening report concerning me from a third-party consumer reporting agency.

I understand that this report may include, but is not limited to, the following information, to the extent permitted by applicable law:

- Criminal history and public records.
- Credit history and credit-related information.
- Eviction and rental history.
- Verification of identity and previous addresses.
- Other information reasonably related to determining my eligibility for occupancy under the Association's governing documents and applicable law.

I understand that information obtained through this screening process may be considered in reviewing my application, subject to applicable federal, state, and local laws, including the Fair Credit Reporting Act (FCRA) and applicable fair housing laws.

AUTHORIZATION AND CONSENT

I hereby voluntarily authorize the Association, its management company, and its designated third-party screening provider to obtain and review background screening reports and consumer reports concerning me for the purpose of evaluating my application to purchase or rent a unit within the Association.

I authorize consumer reporting agencies and authorized screening providers to furnish such reports to the Association and its designated representatives for this purpose.

I understand that this authorization is limited to the screening associated with my application and does not authorize unrelated investigations or disclosures.

I further understand that if information contained in a consumer report results in an adverse decision concerning my application, I may have rights under the FCRA, including the right to receive an adverse-action notice, obtain a copy of my report from the reporting agency, and dispute inaccurate or incomplete information.

APPLICANT ACKNOWLEDGMENT

By signing below, I acknowledge that I have received and read this disclosure, understand its contents, and voluntarily consent to the background screening described herein.

Applicant's Full Legal Name: _____

Applicant's Signature: _____

Date: _____

Unit Number: _____

AGREEMENT AND ACKNOWLEDGMENT

Condominium Purchase / Rental Application

Association Name: _____

Unit Number: _____

I, the undersigned applicant, hereby acknowledge, understand, and agree to the following:

1. Compliance with Governing Documents

I agree, on behalf of myself and all occupants and guests of the unit, to comply with the Association's Declaration of Condominium, Articles of Incorporation, Bylaws, Rules and Regulations, and all amendments lawfully adopted thereafter.

2. Accuracy of Information

I certify that all information provided in my application is true, accurate, and complete to the best of my knowledge. I understand that any material misrepresentation, falsification, or omission may constitute grounds for denial of the application, subject to the Association's governing documents and applicable law.

3. Association Approval

I acknowledge that my application is subject to review and approval by the Board of Directors or its authorized representative, to the extent required and permitted by the Association's governing documents and applicable Florida law.

I understand that I may not occupy the unit until any required Association approval has been obtained.

4. Verification of Application Information

I authorize the Association, its management company, and authorized representatives to contact the references, prior landlords, and other persons or entities identified in my application for the purpose of verifying information relevant to my application, subject to applicable law.

Any consumer reports obtained from a third-party screening company will be subject to the separate Background Screening Disclosure and Authorization.

5. Confidentiality and Use of Information

I understand that personal information collected during the application process will be used for legitimate Association purposes, including application review, verification, and lawful screening.

Such information will be disclosed only to persons or entities with a legitimate need to access it, as authorized by law or as otherwise legally required. The Association will handle and maintain such information in accordance with applicable privacy, recordkeeping, and information-security requirements.

Parking

Car Type and Color-
_____
License Plate #_____

I hereby acknowledge and understand that each unit is guaranteed **only one (1) parking space**, and that **only one (1) vehicle may be registered per unit**.

By signing below, I acknowledge that I have read, understand, and agree to comply with this parking policy.

Applicants Signature_____
Date_____