

Muse OMAHA

HOUSING APPLICATION FORM

This application is not a lease or housing agreement. A lease must be signed in order to form a contract. A valid form of identification will be required and, if you are self-qualifying, proof of income. Applicant agrees to pay the non-refundable \$35 screening fee. Each applicant over the age of 18 must submit a separate rental application. All applicants will be subject to a background and credit check. Spaces may be held temporarily, but are not guaranteed until a lease has been signed by all parties.

STUDENT INFORMATION

FIRST NAME:	MIDDLE:	LAST:
DATE OF BIRTH:	GENDER:	SOCIAL SECURITY NUMBER:
DRIVER'S LICENSE NUMBER:	STATE ISSUED:	
COUNTRY OF CITIZENSHIP:	PASSPORT NUMBER:	COUNTRY ISSUED:
E-MAIL ADDRESS:	LOCAL/CELL NUMBER:	

CURRENT ADDRESS

STREET:	CITY, STATE, ZIP:
YEARS AT THIS ADDRESS:	COMMUNITY NAME:
MONTHLY RENT:	

PERMANENT ADDRESS

STREET:	CITY, STATE, ZIP:
YEARS AT THIS ADDRESS:	

Will you be bringing a pet? Yes No

Are you requesting a parking spot for your vehicle? Yes No

If yes, please complete the vehicle information below:

MAKE:	YEAR:
MODEL:	LICENSE PLATE:
COLOR:	STATE:

ROOMMATE INFORMATION

ROOMMATE #1	FIRST NAME:	LAST NAME:
	PHONE NUMBER:	EMAIL ADDRESS:
ROOMMATE #2	FIRST NAME:	LAST NAME:
	PHONE NUMBER:	EMAIL ADDRESS:
ROOMMATE #3	FIRST NAME:	LAST NAME:
	PHONE NUMBER:	EMAIL ADDRESS:
ROOMMATE #4	FIRST NAME:	LAST NAME:
	PHONE NUMBER:	EMAIL ADDRESS:

FLOOR PLAN SELECTION:

- STUDIO: THE CJ
 1 BED, 1 BATH: THE MERCER
 4 BED, 4 BATH: THE CREEKER
 STUDIO: THE MICKLIN
 2 BED, 2 BATH: THE TIMU
 4 BED, 4 BATH: THE LOVE
 1 BED, 1 BATH: THE X
 2 BED, 2 BATH: THE MEG

DOWNTOWN VIEW
 PATIO/BALCONY
 GATED PARKING

REQUESTED TERM

TERM: ANNUAL FALL SPRING IMMEDIATE

RENTAL HISTORY

Have you ever been evicted or left an apartment owing a landlord money? Yes No

Have you signed a lease and not moved in any time in the last 2 years? Yes No

Have you ever filed for bankruptcy? Yes No

CRIMINAL HISTORY

Have you ever been convicted of a felony? Yes No

Have you ever been convicted, plead guilty, plead no contest, received probation, deferred adjudication, court-ordered community supervision for a misdemeanor involving violence, theft, or sexual misconduct? Yes No

EMERGENCY CONTACT INFORMATION

FIRST NAME:	LAST NAME:
RELATIONSHIP:	
ADDRESS:	CITY/STATE/ZIP:
EMAIL:	PHONE NUMBER:

Check here if this Emergency Contact is also your Guarantor. If not fill in the form below.

GUARANTOR CONTACT INFORMATION (FILL OUT ONLY IF GUARANTOR IS DIFFERENT THAN EMERGENCY CONTACT)

FIRST NAME:	LAST NAME:
RELATIONSHIP:	
ADDRESS:	CITY/STATE/ZIP:
EMAIL:	PHONE NUMBER:

If you are not planning on providing a guarantor and you plan to self-qualify, you will need to provide proof of income.

EMPLOYER:	CURRENT POSITION:
ANNUAL INCOME:	EMPLOYER ADDRESS:
<input type="radio"/> I am an international student and will be providing an i-20 form as well as required pre-payments, instead of a guarantor.	

I represent that the information provided above is accurate and complete. I authorize Landlord and its agent to use reasonable and necessary means, including any credit reporting agency, current and previous employer, current and former landlord, law enforcement agency, any check authorization agency, and state employment security agency. I consent to Landlord performing criminal background check. This application is not a lease or agreement for residency, only a fully signed and executed lease will be binding on owner.

Applicant Signature

Date

By signing this application, you agree to receive our latest offers, deals, and updates on availability via email and text message. You may stop receiving communication by following the unsubscribe options presented in the messages. Regular rates and data charges will apply for text messages.



ROOMMATE MATCHING FORM

RESIDENT PROFILE

FIRST NAME	LAST NAME
PHONE NUMBER	EMAIL ADDRESS

UNIVERSITY/COLLEGE ATTENDING	MAJOR
FALL 2023 CLASS STANDING	<input type="radio"/> FRESHMAN <input type="radio"/> SOPHOMORE <input type="radio"/> JUNIOR <input type="radio"/> SENIOR <input type="radio"/> GRAD

DO YOU SMOKE? <input type="radio"/> YES <input type="radio"/> NO
DO YOU DRINK? <input type="radio"/> YES <input type="radio"/> NO
DO YOU STUDY FROM HOME? <input type="radio"/> OFTEN <input type="radio"/> SOMETIMES <input type="radio"/> NEVER
HOW MANY DAYS/NIGHTS PER WEEK WOULD YOU SAY YOU ENTERTAIN GUESTS?
HOW OFTEN DO YOU CLEAN YOUR APARTMENT? <input type="radio"/> DAILY <input type="radio"/> WEEKLY <input type="radio"/> EVERY TWO WEEKS <input type="radio"/> NEVER
HOW WOULD YOU DESCRIBE YOURSELF <input type="radio"/> RESERVED <input type="radio"/> SOMEWHAT RESERVED <input type="radio"/> SOMEWHAT OUTGOING <input type="radio"/> OUTGOING
AFFILIATED GROUPS AND ORGANIZATIONS:
SOCIAL MEDIA HANDLES - INSTAGRAM: FACEBOOK: SNAPCHAT:
DO YOU HAVE PET ALLERGIES? <input type="radio"/> YES <input type="radio"/> NO
ARE YOU WILLING TO LIVE WITH A PET? <input type="radio"/> YES <input type="radio"/> NO
ARE YOU WILLING TO LIVE IN A CO-ED APARTMENT? <input type="radio"/> YES <input type="radio"/> NO

DO YOU HAVE A PREFERENCE ON FLOOR LEVEL (1-2)?
LIST ANY OTHER PREFERENCES
PREFERRED CONTACT INFORMATION TO SHARE WITH POTENTIAL ROOMMATES: <input type="radio"/> EMAIL ONLY <input type="radio"/> PHONE ONLY <input type="radio"/> BOTH

I understand that management will attempt to match me as closely as possible with potential roommates, based on the information outlined above, and that compatibility with assigned roommates or placement is not guaranteed. Furthermore, I understand that placement with requested roommates is not guaranteed unless requested roommates complete an application and sign a lease in ample time to be placed in the same apartment.

I authorize Muse Omaha to share my contact information with other current or future residents, for the sake of roommate matching.

APPLICANT SIGNATURE

DATE

QUALIFICATION GUIDELINES

1. All applicants must submit a fully completed and signed application form for each occupant that is 18 years of age or older, along with any required application fees. All applicants that are not registered university or college students, or those that apply with a spouse and/or child at the time of application will be required to lease the entire apartment. A criminal background check will be performed on all applicants.
2. Each applicant will be required to satisfy a guarantor requirement. In order to satisfy the guarantor requirement, please provide one of the following within 14 days of signing your Rental Agreement:
 - A. Provide a qualified guarantor with a valid Social Security number. To qualify, the guarantor must have a monthly income that is at least 4 times the monthly rental amount and pass a credit check.
 - B. Self-qualify by providing proof of income that is at least 3 times the monthly rental amount and pass a credit check.
 - C. Provide approved third-party rental guarantee approved by Landlord, in Landlord's sole discretion.
 - D. Pay prepayment of the final rent installment.

International Students must provide approved third-party rental guarantee approved by Landlord, in Landlord's sole discretion, or provide copies of an approved I-20 form, Passport, USA Visa, and a prepayment of the final rent installment.

3. Applicant's failure to submit an approved guarantor, or any of the listed alternatives does not release them from the financial obligations tied to their executed lease agreement.
4. The following items may cause an application to be denied:
 - A. If applicant's criminal background check returns findings of conviction; no contest plea; probation; deferred adjudication; court-ordered community supervision or pre-trial diversion for a felony of any sort, or a misdemeanor involving theft, violence, or sexual misconduct.
 - B. If applicant's rental history verification returns findings of eviction, outstanding collections, habitual late payments, or moving while owing a previous landlord money.
 - C. If applicant's credit history check returns liens, bankruptcy within the last 7 years, judgments, or slow pays.
5. Any exceptions to these criteria may require additional conditions to be fulfilled, such as advance payment of lease charges and additional security deposits, and may be granted solely in the discretion of the landlord and its agent.