

Applicant Name: _____ Address/Site #: _____

I grant Belton RV Park authorization to verify, by all available means, the information provided on the attached application, dated ____ day of _____, 20____, from consumer reporting agencies (and other rental housing owners) before, during and after tenancy on matters relating to my application/lease. I understand that if I do not meet Belton RV Park’s rental selection criteria, or if I fail to answer any question or give false information, Belton RV Park may reject my application, retain all application fees, administrative fees, and deposits as liquidated damages for time and expense, and terminate my right of occupancy. I understand that I will be notified in writing the reason for denying my application and terminating my right of occupancy.

Criminal Criteria

Upon receipt of the rental application and processing fee, management will conduct a search of public records to determine whether the applicant or any proposed tenant has charges pending for, been convicted of, or pled guilty or no contest to, any: drug-related crime; person crime; sex offense; crime involving financial fraud, including identity theft and forgery; or any other crime if the conduct for which the applicant was convicted or is charged of a nature that would adversely affect property of the community/owner or a tenant or the health, safety or right of peaceful enjoyment of the premises of residents, the landlord or the community/owner’s agent.

A single conviction, guilty plea, no contest plea or pending charge for any of the following shall be grounds for denial of the rental application. If there are multiple convictions, guilty pleas or no contest pleas on the applicant’s record, management may increase the number of years by adding together the years in each applicable category. Management will not consider expunged records.

- a) Felonies involving: murder, manslaughter, arson, rape, kidnapping, child sex crimes, manufacturing or distribution of a controlled substance unless applicant provides evidence acceptable to management that applicant has been crime free for at least 10 years since the later of:
 - i. The date of release from incarceration; or
 - ii. Completion of parole
- b) Felonies not listed above involving: drug-related crime; person crime; sex offense; crime involving financial fraud, including identity theft and forgery; or any other crime if the conduct for which the applicant was convicted or is charged is of a nature that would adversely affect property of the community/owner or a tenant or the health, safety or right of peaceful enjoyment of the premises of the residents, the community/owner or the community/owner’s agent, where the date of disposition has occurred in the last 7 years.
- c) Misdemeanors involving: drug related crimes, person crimes, sex offenses, weapons, violation of a restraining order, criminal impersonation, criminal mischief, stalking, possession of burglary tools, financial fraud crimes, where the date of disposition has occurred in the last 5 years.
- d) Misdemeanors not listed above involving: theft, criminal trespass, property crimes or any other crime if the conduct for which the applicant was convicted or is charged is of a nature that would adversely affect property of the community/owner or a tenant or the health, safety or right of peaceful enjoyment of the premises of the residents, the community/owner or the community/owner’s agent, where the date of disposition has occurred in the last 5 years.
- e) Conviction of any crime that requires lifetime registration as a sex offender will result in denial.

Applicant Signature

Date