

APPLICATION FOR RESIDENCY

Campus Advantage Inc

Date: October 22, 2021

PERSONAL INFORMATION			
Name: Kangyu Feng		SS#: 000-00-****	
Cell Phone: (217) 898 - 4594	Email: kangyuf2@illinois.edu		
Current Address: 405 E. John St. Rm 517, Presby Hall, Champaign, IL 61820 - US		Birth date: 8/21/2002	
TO QUALIFY FOR MY RENTAL APPLICATION			
<input type="checkbox"/> I will have a Guarantor		<input type="checkbox"/> I want to qualify on my own	<input checked="" type="checkbox"/> I am an international student
<input checked="" type="checkbox"/> I do not wish to invite a guarantor. I understand that adding a guarantor improves the likelihood of application approval for applicants with insufficient credit history or income.			
PREMIUM RENT(S)			
10 installment lease No - \$90.00	South Facing E2 Floorplan must select No - \$20.00	15th Floor No - \$10.00	16th Floor No - \$15.00
17th Floor No - \$20.00	18th Floor No - \$25.00	5 installment lease No - \$150.00	
PARKING SPACE(S)			
Do you need a parking space? No			

The undersigned hereby offers to rent premises on terms and conditions described herein and upon acceptance of this application agrees to sign a rental or lease agreement and to pay all sums due, including required fees and or deposits. Application and service fees are non-refundable. The undersigned warrants that the above stated information, including but not limited to, credit and/or criminal check, verification of employment, and rental history.

Kangyu Feng

Date



The following charge(s) will appear on your card statement as *"Burnham 310"*

Application Fee for Kangyu Feng - Charge Details			
Name on Card Kangyu Feng	Account Number XXXXXXXXXXXX7383	Reference Number 10924836	Authorized \$180.00
Transaction LQW0314NLA3	Transaction Date 10/22/2021 1:31 PM PDT		Charged \$180.00

ROOMMATE MATCHING

ABOUT ME		
What school are you attending? University Of Illinois		
How do you prefer to keep your home? Neat		
What are your sleep habits? Stay Up Late		
Are you taking over the lease of a current resident? If so, who? No answer was provided		
How would you describe yourself? Independent		
What gender do you identify as? Male		
Are you a member of any Social, Greek, Academic or Sports group/team? No answer was provided		
Were you referred by a current resident? If so, who? No answer was provided		
What things interest you? Video Games		
What is your major? Pre-engineering		
What class standing will you be? Sophomore		
Do you have a bedroom request within your apartment? No answer was provided		
Do you have a floor request within our community? No answer was provided		
How often do you have guests in your home? Occasionally		
How many nights a week do you participate in social events? 0 - 2		
Would you be willing to live with a pet or service/support animal? No		
Who are your preferred roommates? Yuxuan Chen		
Do you smoke? No		
Would you be interested in a Co-Ed apartment? No		
Do you drink alcohol? No		
How much emphasis do you place on your studies? Heavy		
REQUESTED ROOMMATES		
1. Roommate Name: Yuxuan Chen	Phone: (217) 218 - 0369	E-Mail: yuxuan19@illinois.edu



CAMPUS ADVANTAGE INC REALPAGE STUDENT QUALIFYING CRITERIA

Welcome to our Community!!

*In order to qualify for housing at a **CAMPUS ADVANTAGE INC** community a potential resident **MUST** meet the listed below qualifications on their own **OR** they **MUST** have a sponsor guarantor that meets income, credit, rental/mortgage and employment guidelines as listed below. Please note that these are our current rental criteria and that nothing contained in these requirements shall constitute a guarantee or representation by us that all residents currently residing in our community have met these requirements.*

Occupancy Guidelines

Occupancy at the Community is strictly limited to one resident per bedroom unless otherwise modified by Community Management to accommodate double occupancy standards for specific unit types. One single minor child being twelve (12) months of age or less who occupies the same bedroom with the child's parent or legal guardian, will be permitted in addition to the one person per bedroom occupancy guidelines as defined above. The birth certificate for the child must be submitted with the application for rental.

Age Requirements

Anyone of legal age in the State in which the community is located may apply for residency.

Income/Employment Requirements

All students are encouraged to apply with a Guarantor.

Guarantors must complete a credit screening and sign the Guarantor of Lease Form. Guarantors must have a 600 or higher FICO score, earn 3 times the amount of rent, meet tradelines, rent/debt income ratios, rental history and check writing qualifications, and must provide verification of income.

If applying without a Guarantor, a credit screening will be performed for self-qualifying Applicants. Self-qualifying Applicants must have a 600 or higher FICO score, meet tradelines, rent/debt income ratios, rental history and check writing history qualifications, and must provide verification of income.

If an Applicant does not self-qualify, the Applicant may obtain a Guarantor. If a Guarantor is not available or 2 or more guarantor options do not meet the criteria the applicant can pay 2 month's pre-paid installments that will be applied to the final 2 installments of the lease agreement term or any subsequent renewal period upon execution of the lease.

Residence Requirements

Applicant or Sponsor Guarantor must have a minimum of 1 year of good continuous rental or mortgage history.

Credit History

All applications are submitted to On-Site.com, a third-party rental applicant screening company. **All applications are evaluated based on a rental scoring system.** Rental scoring is based on real data and statistical data such as payment history, quantity and type of accounts, outstanding debt, and age of accounts. Every applicant is treated objectively because each application is scored statistically in exactly the same manner.

The rental scoring system will compare your application to On-Site's database, and by evaluating those statistics and real data in accordance with pre-established criteria set by Management, On-Site will recommend one of the following:

- **Accepted.** The applicant will be accepted with the standard deposits and fees.
- **Accepted with Conditions.** Depending on the community's policy, the applicant may be given the option to pay an additional security deposit.
- **Denied.** The application will not be accepted. The applicant will be provided with contact information for the consumer reporting agencies that provided the consumer information.

****If no or insufficient credit history is obtained then the potential resident will need to pay TWO months in advance, which shall be applied to the last TWO months of lease term to qualify for occupancy.**

Criminal Background Checks

The Community may perform a criminal background check on the resident. In accordance with April 2016 guidelines issued by the US Department of Housing and Urban Development, applications will be rejected for specific criminal convictions including felonies, deferred adjudications for a felony, crimes against persons or if applicant has a juvenile record that includes any of these serious offenses. Any such offenses shall be grounds for denial of the application or termination of the lease should such offense occur after the approval of the initial application. Please note that this requirement does not constitute a guarantee or representation that Residents or occupants currently residing in our community have not been convicted of a felony or are not subject to deferred adjudication for a felony, there may be residents or occupants that have applied to reside



in our community prior to these requirements going in to effect. The background reports may include an Office of Foreign Assets Control ("OFAC") search for Specially Designated Nationals and Blocked Persons. The CFAC list is updated periodically as new individuals and entities are identified. The United States government has classified the individuals and/or entities on the list as potentially dangerous and a threat to national security.

Rejecting Applications

If your application is denied for any reason we will document reason for denial and send a denial letter to applicant, and return any administrative/document preparation fee if paid.

CAMPUS ADVANTAGE INC adheres to the Fair Housing Law (Title VIII of the Civil Rights Act of 1968 as amended by the Housing and Community Development Act of 1974 and the Fair Housing Amendment of 1988) which stipulate that it is illegal to discriminate against any person with respect to housing because of race, creed, religion, sex, national origin, disability or familial status. CAMPUS ADVANTAGE INC is an Equal Housing Opportunity Community

Kangyu Feng (Applicant)

Date

