

## Resident Qualifying Criteria and General Information

1. **Rent** is due on the **1<sup>st</sup>** of each month.

-Tenant **deposits** the rent into the Yellow City Homes account at a **Prosperity Bank** branch (3900 S Soncy or at 7100 Hillside). Turbo Tenant, direct deposit or Venmo may also be used to pay rent.

-**Late Fees:** Start on the **4<sup>th</sup>** of the month. **\$25** initial late fee and then **\$25** per day thereafter.

-**Eviction:** If rent is not paid by the **5<sup>th</sup>**, we may start the eviction process on the **6<sup>th</sup>** of the month.

2. **Application Fee: non-refundable \$50 for each adult**, which is due with the Rental Application.

-A separate rental application must be completed and signed by each occupant 18 and over.

-Only **cashier's checks, money orders, or Venmo** are accepted (no checks).

3. **Application Deposit** is due with the Rental Application.

-Applications are not processed until the full deposit is paid.

-Only a **cashier's check, money order, or Venmo** is accepted (no personal checks).

-Upon signing the lease, the application deposit is credited toward the security deposit.

-**The application deposit is refunded if you are not approved.**

4. Up to **2 pets/animals** are allowed, with prior approval and pet deposit is due before move in.

5. Tenant(s) are required to purchase and maintain **renters' or liability insurance**.

6. **Utilities** must be placed in your name **prior to move in**.

-Failure to transfer all utilities by move in will result in a **\$45 fee** per billing cycle.

-You can log onto [www.2turniton.com](http://www.2turniton.com) or call below:

City of Amarillo for water, sewer, and trash	378-3030
Xcel Energy/Southwestern Public Service, Co	1-800-895-4999
Atmos Energy	1-888-286-6700

### House Policies

1. **No Smoking or Vaping** inside the house or any enclosed area (garage or shed)

2. **No painting** of the walls, ceilings, or woodwork.

3. **Trampolines or swimming pools** are only allowed with permission and continued verification of rental/liability insurance.

4. Tenant is responsible to **mow the yard and back alley**, and water the lawn.

5. Tenant is responsible for **snow and ice removal**.

6. **No parking in the yard**. Park in the driveway or along the street in front of your house.

7. **All Vehicles** on the property must be in driving condition, licensed, and registered.

8. **Repairs:** send a request via text to **(806) 576-6768**.

