



# KINGS PARK CONDOMINIUM GARDEN APARTMENTS, INC

## RESALE – RENTAL APPLICATION

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**This package must be submitted via TENANT EVALUATIONS ONLINE PORTAL.**

All items listed must be submitted, or the application will not be processed. If ANY information is incorrect or incomplete the package will be returned to the applicant(s). The Approval process may take up to thirty (30) days. Please note Tenant Evaluation fee has always been non-refundable. This policy is communicated multiple times during the application process to ensure clarity before any payment is made. TE no-refund policy for all applications is due to the nature of the services provided. Tenant Evaluation will no longer approve any refund requests after the application has been processed

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### INDIVIDUAL COMMUNITY REQUIREMENT CHECK LIST

- APPLICATION FEES:** Non-refundable online processing fee: if is an HOA is \$150.00 per applicant 18 year or older or married couple with a copy of their marriage license (*Payable through Tenant Evaluations*).
- Clear photo-copy of valid State ID, Driver's License, or Passport must be provided.
- Copy of Current Vehicle Registration and Insurance.
- Copy of **Fully Executed Resale / Rental Agreement**. A letter of occupancy authorizing occupant is required from owner of unit for person(s) being added to an existing lease if no lease is generated for residency.
- LEASES: Common area security deposit in the amount of \$1,000.00, MO or cashier checks payable to Kings Park Condo, payment drop off at out Coral Springs Office located at 11784 W Sample Rd. Coral Springs, FL 33065.
- Must obtain a Resale Package / Estoppel via Closing Portal at 855-877-2472 Ex 9965 [www.ciranet.com/closingportal](http://www.ciranet.com/closingportal)



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## COMMUNITY INFORMATION

1. All applications require Approval from The Kings Park Condominium Board of Directors.
2. Occupancy prior to approval is not allowed.
3. Orientation is required.
4. Minimum Credit Score is 650.
5. Two character reference letters per applicant, send it to [screenings.sefl@realmanage.com](mailto:screenings.sefl@realmanage.com)
6. Pets: Purchase of Lease - Only one (1) pet allowed; pets considered appropriate are cats; small, caged mammals; fish; and small birds. Pets not permitted include – but are not limited to – dogs, large birds, livestock, non-domesticated animals, large reptiles and insects.
7. No lease shall be for less than three (3) months. One (1) lease per year.
8. **LEASES:** Common area security deposit in the amount of \$1,000.00, MO or cashier checks payable to Kings Park Condo, payment drop off at out Coral Springs Office located at 11784 W Sample Rd. Coral Springs, FL 33065
9. If a unit has a balance on the account, the Association have to be paid in full before the Sale / Rental can be approved. The account must be brought current before any application can be considered for approval by the Association.
10. For Sales, the estoppel letter must have to be completed before the Approval of Sale.
11. LLCs are allowed to buy a unit, please provide Articles of Incorporation and Sunbiz registration.
12. Vehicle restrictions: One (1) vehicle. No Vans that are extra length.
13. Parking devices are provided by the association
14. The Association has a Lease Renewal Process. Please send copy of lease to [screenings.sefl@realmanage.com](mailto:screenings.sefl@realmanage.com)

Property Application for

# KINGS PARK CONDOMINIUM GARDEN

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## Access TenantEvaluation

You can go to **Tenantev.com**  
or scan this QR Code



Then

2

## Create a new account

Use the following  
application code to begin

13043

Property Application  
Code

## How to Apply?

You must create a Tenant Evaluation account to apply, or you can sign in to your existing account.

The community you are applying to could request information such as Credit report (Social Security number necessary), Criminal background check, Eviction report, Proof on income, Personal and work verifications.

The Application process may take up to 45 minutes

App available on



## Important

- Application Fee: There is a cost associated with the application. You won't be charged until your digital application form is submitted at the beginning of the process.
- This application is linked to the email address you will use to create your new account.
- If you have questions regarding the application requirements, please contact the association directly.
- Tenant Evaluation does not determine your approval. The community association screening committee makes the final decision after reviewing your application.