

1. Agent Details

Garvey Company

Address: 195 Through Rd, Camberwell VIC 3124
Phone: (03) 9830 1322
Fax: (03) 9836 8584
Email: info@garveycompany.com.au

2. Property Details

Address _____
 Suburb _____ Postcode _____
 Lease Term _____ Years _____ Months _____
 Date to be Occupied _____
 Electricity Meter No. _____
 How many people will occupy the property?
 Adults _____ Children _____ Ages _____

3. Personal Details

First Name _____ Last Name _____
 Drivers Licence Number _____ State of Issue _____
 Alternate ID (eg passport) _____ No _____
 Pension Type (if applicable) _____ No _____
 Please provide contact details
 Home phone _____ Mobile _____
 Email _____
 Occupation _____ Work no. _____
 Current Address
 Suburb _____ Postcode _____

4. Emergency Contact

Please provide an emergency contact not residing with you

First Name _____ Surname _____
 Relationship _____ Phone Number _____
 Address _____
 Suburb _____ Postcode _____

5. Payment Details

Property Rental	Per Week or	\$	Per Month
First payment or rent in advance		\$	
Rental Bond (1 Month Rent)		\$	
Sub Total		\$	

Residential Rental Application Form

For your application to be processed you must answer all questions (Including the reverse side)

Please note: Mention of "RRP" refers to "Residential Rental Provider"

D. Utility Connections



MyConnect will call you to arrange free connection of your required utilities



Please select the required utilities:

Water (compulsory) Electricity Gas Telephone
 Internet Pay TV **Interpreter required**

Unless I have opted out of this section, I/we:

Consent to the disclosure of information on this form to myconnect ABN 65 627 003 605 for the purpose of arranging the connection of nominated utility services; consent to myconnect disclosing personal information to utility service providers for the stated purpose and obtaining confirmation of connection; consent to myconnect disclosing confirmation details (including NMI, MIRN, utility provider) to the Real Estate Agent, its employees and myconnect may receive a fee/incentive from a utility provider in relation to the connection of utility services; acknowledge that whilst myconnect is a free service, a standard connection fee and/or deposit may be required by various utility providers; acknowledge that, to the extent permitted by law, the Real Estate Agent, its employees and myconnect shall not be liable for any loss or damage (including consequential loss and loss of profits) to me/us or any other person or any property as a result of the provision of services or any act or omission by the utility provider or for any loss caused by or in connection with any delay in connection or provision of, or failure to connect or provide the nominated utilities. I acknowledge that myconnect record all calls for coaching, quality and compliance purposes.

Tick here to opt out

☎ 1300 854 478 ✉ enquiry@myconnect.com.au 🌐 myconnect.com.au

E. Declaration

I hereby offer to rent the property from the Residential Rental Provider (RRP) under a lease to be prepared by the Agent. Should this application be accepted by the RRP I agree to enter in to a Residential Rental Agreement.

I acknowledge that this application is subject to the approval of the Residential Rental Provider. I declare that all information contained in this application (including the reverse side) is true and correct and given of my own free will. I declare that I have inspected the premises and am not bankrupt. I, the renter, accept the property in the condition it was in when inspected.

I authorise the Agent to obtain personal information about me from:

- (a) The RRP or the Agent of my current or previous residences;
- (b) My personal referees and employer/s;
- (c) Any record listing or database of defaults by renters;
- (d) Any record listing or database of defaults by renters such as TICA, NTD or TRA for the purpose of checking your renting history.

I am aware that I may access my personal information by contacting:
 TICA 1902 220 346
 NTD 1300 563 826
 TRA (02) 9363 9244

I am aware that the Agent will use and disclose my personal information within this application in order to:

- (a) communicate with the RRP and select a renter
- (b) prepare lease/tenancy documents
- (c) allow trades-people or equivalent organisations to contact me
- (d) lodge/claim/transfer to/from a Bond Authority
- (e) refer to Tribunals/Courts & Statutory Authorities (where applicable)
- (f) refer to collection agents/lawyers (where applicable)
- (g) complete a check with Tenancy Databases
- (h) transfer water account details into my name via MyConnect

I am aware that if information is not provided or I do not consent to the uses to which personal information is put, the Agent cannot provide me with the lease/rental of the premises. I am aware that I may access personal information on the contact details above.

Signature

Date

X

F. Applicant History

How long have you lived at your current address?

Years _____ Months _____

Why are you leaving this address _____

Name of RRP or Agent _____ Weekly Rent _____

Please provide contact details _____

RRP/Agent phone _____ Mobile _____

What was your previous rental address? _____

How long did you live at this address? Years _____ Months _____

Name of RRP or Agent _____ Weekly Rent _____

RRP/Agent phone _____ Mobile _____

Reason for leaving? _____

G. Employment History

Occupation _____

Employers Name _____

Employment Address _____

Suburb _____ Postcode _____

Employer Phone No. _____

Contact Name _____

Length at current employment Years _____ Months _____

Net Income \$ _____ Per Week \$ _____ Per Month \$ _____

H. Previous Employment Details

Occupation _____

Employers Name _____

Employment Address _____

Suburb _____ Postcode _____

Employer Phone No. _____

Contact Name _____

Length at previous employment Years _____ Months _____

Net Income \$ _____ Per Week \$ _____ Per Month \$ _____

I. Social Benefits

Type _____

\$ _____ Per Week or \$ _____ Per Month

If Student Please Complete

Place of Study _____

Suburb _____ Postcode _____

Course Being Undertaken _____

Course Length _____

Enrolment Number _____

Parent's Name _____ Ph _____

Campus Contact _____ Ph _____

Course Co-ordinator _____ Ph _____

Income _____

Parents Address Overseas _____

I. Other Information

Car Registration _____

Do you have pets? Yes No If yes, please specify: _____

Disclaimer

Email communication consent: (please tick)

I consent to receiving electronic communications via email

I confirm the following: (please tick one of the following 2 options)

During my inspection of this property I found it to be in relatively clean condition.
OR

I believe the following items should be attended to prior to my tenancy commencing. I acknowledge that these items are subject to the RRP approval.

Office Use Only

Lease Start Date _____

Car Space/Garage _____

RRP's Name _____

Lease to be signed on _____

Length at previous employment Years _____ Months _____

How Did You Find Out About This Property?

Board Counter List The Internet Local Paper Other (specify) _____

Residential Tenancies Act 1997

(Section 29C)

STATEMENT OF INFORMATION FOR RENTAL APPLICANTS

1. Discrimination is treating, or proposing to treat, someone unfavourably because of a personal attribute. Discrimination is also imposing an unreasonable requirement, condition or practice that disadvantages persons with a personal attribute.
 2. In Victoria it is unlawful to discriminate against someone in relation to certain personal attributes. This means that residential rental providers (rental providers) and real estate agents cannot refuse you accommodation or discriminate against you during your tenancy on the basis of personal attributes protected by law. The following is a list of some protected attributes that are sometimes discriminated against in the rental market—
 - age;
 - disability (including physical, sensory, intellectual disability and mental illness);
 - employment activity;
 - expunged homosexual conviction;
 - gender identity;
 - industrial activity (including union activity);
 - marital status;
 - parental status or status as a carer;
 - physical features;
 - political belief or activity;
 - pregnancy or breastfeeding;
 - race;
 - religious belief or activity;
 - lawful sexual activity or sexual orientation;
 - sex or intersex status;
 - association with someone who has these personal attributes.
 3. These personal attributes are protected by law and extend to agreements under the Residential Tenancies Act 1997 (the Act). It is against the law for a rental provider or their agent to treat you unfavourably or discriminate against you because of these personal attributes when you are applying for a rental property, occupying a rental property or leaving a rental property.
 4. Discrimination on the basis of any of these personal attributes may contravene Victorian laws including the Act, the Equal Opportunity Act 2010 (the Equal Opportunity Act), and a range of Commonwealth Acts including the Age Discrimination Act 2004, the Disability Discrimination Act 1992, the Racial Discrimination Act 1975 and the Sex Discrimination Act 1984.
 5. In some limited circumstances, discrimination may not be unlawful, including accommodation provided for children, shared family accommodation, and student accommodation. For example, a community housing provider who is funded to provide youth housing may positively discriminate to provide accommodation for a young person. For more information, contact the Victorian Equal Opportunity and Human Rights Commission (VEOHRC).
 6. Scenarios and examples of unlawful discrimination in applying for a property
 - Refusing or not accepting your application because you have children, unless the premises is unsuitable for occupation by children due to its design or location.
 - Processing your application differently to other applicants and not giving your application to the rental provider because you have a disability or because of your race.
 - Offering you the property on different terms by requiring more bond or requiring you to have a guarantor because of your age.
 - Refusing to provide accommodation because you have an assistance dog.
 7. Scenarios and examples of unlawful discrimination when occupying or leaving a property
 - Refusing to agree to you assigning your lease to someone else because of that person's personal attributes.
 - Refusing to allow you to make reasonable alterations or modifications to the property to meet your needs if you have a disability.
 - Extending or renewing your agreement on less favourable terms than your original agreement based on your protected attributes (e.g. due to a disability).
 - Issuing you with a notice to vacate based on your protected attributes.The examples listed and similar actions could contravene the Act, the Equal Opportunity Act, or the Commonwealth Acts.
- Getting help
8. If a rental provider or a real estate agent has unlawfully discriminated against you and you have suffered loss as a result, you may apply to VCAT for an order for compensation under section 210AA of the Act. VCAT may be contacted online at vcat.vic.gov.au/ or by calling 1300 018 228.
 9. If you would like advice about unlawful discrimination in relation to an application to rent or an existing agreement you may call Victoria Legal Aid on 1300 792 387.
 10. If you feel you have been unlawfully discriminated against when applying to rent, or once you have occupied a property, you or someone on your behalf may make a complaint to VEOHRC at humanrightscommission.vic.gov.au/ or by calling 1300 292 153.