



Tenant Screening Criteria

Each adult over the age of 18 must complete a separate rental application. **NO EXCEPTIONS.**

If your rental application was denied for any property owned or managed by MPI Property Management LLC ("MPI"), you cannot reapply for 90 days.

Important Notes:

- You must fully complete the application.
- If you misrepresent any information on your application, or provide forged or misleading documents, your application will be denied.
- If MPI is unable to verify any information on your application, including (but not limited to) your current or prior rental history or employment, your application will be denied.

The following* will result in an **application denial**:

- If you are under the age of 18.
- If you have any pending (or OPEN) evictions.
- If an eviction or a foreclosure lawsuit has been filed against you within the last 5 years, even if it was dismissed.
- If you have an eviction or a foreclosure judgment against you that is within the last 5 years, even if it was dismissed. NOTE: if we receive a positive reference from a landlord (who is not a relative or friend) that you have rented from after the eviction or foreclosure judgment, the application may proceed.
- If your current or prior landlord provides a negative reference. A negative reference includes, but is not limited to, consistently being delinquent on rent, damaging the property, behavior that resulted in the police being called to the rental property, behavior that interfered with the quiet use and enjoyment of the rental property by other tenants, or interference with the management of the rental property.

- If your landlord or property management company obtained a money judgment against you for \$2,000 or more within the last 5 years.
- If you currently owe WE Energies more than \$1,200.
- If you owe any money to MPI.
- If you cannot prove that you have been continuously employed for the past 12 months immediately prior to applying.
- If you are subject to a state lifetime sex offender registry program.
- If you have been convicted of illegally manufacturing or distributing a controlled substance as defined in Section 102 of the Controlled Substances Act (21 U.S.C. 802)
- If you have been convicted of a felony or released from custody or supervision for a felony conviction, whichever occurred later, within the last 7 years and the crime shows demonstrable risk to tenant safety and/or property. Consideration will be given to the nature and severity of the crime, your age at the time of the crime, and the amount of time that has passed since the crime. Other factors may be considered on a case-by-case basis. If you want to provide any mitigating information or documentation, it must be submitted at the same time as your application.

*Please note, some rental properties managed by MPI may have different and/or more strict tenant screening criteria. You will be informed of this if you are applying for one of these properties.

MPI is a property management company and manages rental properties for many independent property owners. Individual property owners may have their own screening criteria that they require MPI to use.

Last updated on February 25, 2024