

RESIDENTIAL RENTAL APPLICATION

Please note: We are unable to process applications unless the renter has inspected the property, completed the application form in full, provided copies of identification and accepted the terms and conditions in the space provided on the last page.

Should you require any assistance, please contact our office.

Note: Every adult applying for this property must individually complete a separate application.

A. RENTAL PROPERTY DETAILS

Barry Plant Office

Agent/Consultant

Full address of property

Is there another property you would like to rent through Barry Plant as a second preference? (insert below if applicable)

Second Preference

Preferred Commencement Day Month Year Preferred Lease Term Year Months

Rental Amount per week (\$)

Do you accept the property in it's current condition? Yes No

Other applicant names (full name of all adults to reside at the property must be listed here)

Number of people to occupy the property Adults Children Ages of children (if applicable)

Pets Yes No Number of Pets (please tick) Inside Outside

Type / Breed/s Council Registration Number/s

Note: Written consent to keep any pets at the rented premises must be obtained.

B. APPLICANT DETAILS

First Name/s Last Name

Current Address

Home Phone Mobile Phone Work Phone

Email Address Date of Birth

Driver's Licence No. Licence Expiry Licence State

Vehicle / Motor Bike / Boat / Trailer Registration Numbers

Passport No. Country of issue Passport Expiry

If applicable - Pension No. Pension Type

How long did you live at this address? Years Months

At the current address, are you the: Owner Renter Other:

Reason for leaving?

Rental Provider / Agent details for the property Rental Provider Agent Weekly rent paid \$

Agency Contact Name Phone

Email Address

Rental Provider

Phone Email Address

C. IDENTIFICATION

Please provide 100 points of identification and attach to this application. Original ID must be sighted by our office at/prior to signing the rental agreement.

One form of photo ID and current address must be provided. Please select from the list below:

(Additional ID may be accepted. Please contact our office for details.)

- Current Driver's Licence 25 points
- Current Passport 25 points
- Proof of Age / Student ID / Working with Children / Concession / Pension card 25 points
- Medicare card 20 points
- Agent copy of rental ledger 20 points
- Employment confirmation/Payslip 20 points
- Current Utility or Phone account 20 points

D. EMPLOYMENT HISTORY

If self employed go to Section E, or a student go to Section F

Please provide your current employment details

Occupation (please tick) Full Time Part Time Casual

Employer Contact Name

Employer Address Office Phone (landline)

Length of Employment Years Months Net Monthly Income \$

Previous Employer Previous Occupation

Employer Address Office Phone (landline)

Length of Employment Years Months Net Monthly Income \$

Please provide details of any additional income / Centrelink payments

Amount \$ per fortnight Source of additional income

E. SELF-EMPLOYED - COMPLETE SECTION BELOW

Business Name

Business Address

Description of Business How long have you operated this business? Years Months

ABN Business Phone

Business Email Average income per annum.

Accountant Accountant Phone

Solicitor Solicitor Phone

F. STUDENT - COMPLETE SECTION BELOW

Institution Name

Institution Address

Course Name

Campus Contact & Phone Course Length Course Year Student ID Number

Source of Income Parents Sponsorship Other Net Income per week \$

Name/s Phone Number/s

Email Address

G. CONTACT REFERENCES

Please provide a professional character reference

Full Name Relationship to you

Phone Number/s Email Address

Please provide a professional character reference

Full Name Relationship to you

Phone Number/s Email Address

Please provide a professional character reference

Full Name Relationship to you

Phone Number/s Email Address

Address

TERMS AND CONDITIONS

- The information contained in this form is being collected by the Barry Plant Group Pty Ltd ABN 96 088 069 952, and the various real estate agents, agent's representatives operating under the Barry Plant trademark ("Barry Plant") so that we can consider your application to rent a property.
- It is a condition of this application that you consent to the collection and use of the information contained in this application in the manner outlined in our Privacy Policy found at www.barryplant.com.au/privacy-statement
- If you provide us with personal information of other parties (such as a joint tenant, an emergency contact or your referees) you must notify them that you have provided their personal information to Barry Plant and must make them aware of our terms and conditions contained herein and Privacy Policy.
- The applicant/s acknowledges that this is an application for lease of this property and that the application is subject to the owner's approval and the availability of the premises. No action will be taken against the owner /agent if the application is unsuccessful.

ACCEPTANCE OF TERMS

I declare that:

- I have inspected the premises;
- The information I have provided in my application is complete and accurate in all respects;
- I am not, and have never been, a bankrupt;
- I have been informed that Barry Plant may use the services of tenancy database operators set out below to check the tenancy history of applicants; National Tenancy Database - Ph 1300 563 826, www.ntd.net.au TICA - Ph 1902 220 346, www.tica.com.au
- If I default under a rental agreement, I authorise Barry Plant to disclose details of any such default to the tenancy database operators National Tenancy Database and/or TICA and to landlords or agents for any properties I may apply for in the future, in accordance with Section 439 of the Residential Tenancies Act (1997);
- I authorise Barry Plant, its authorised agents and staff to use and / or disclose my personal information for the following primary purposes:
 - To undertake reference checks with referees, my employer, former employers, my current and former landlords and/or their agents and the operators of the National Tenancies Databases detailed above;
 - To enable owners of the premises to make a decision on my application;
 - To prepare the rental documents;
 - To enable tradespeople/maintenance personnel to contact me, if required;
 - To undertake and/or enforce legal process/decisions of a Tribunal/Court and/or Statutory Authority, where applicable;
 - To instruct collection agents or lawyers, where applicable;
 - To transfer water account details into my name.

DECLARATION AND ACCEPTANCE

I confirm my acceptance of the terms and conditions of this rental application. I declare that all information I have provided in my application is complete and accurate in all respects.

Full Name

Signature Date

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 (inc. physical, sensory, intellectual disability, 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** The examples listed and similar actions could contravene the Act, the Equal Opportunity Act, or the Commonwealth Acts.
 - 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.