

WILKES-BARRE HOUSING AUTHORITY

RESIDENTIAL LEASE AGREEMENT

PART II

CONTRACT

THIS AGREEMENT is executed between the Wilkes-Barre Housing Authority (herein called "Authority") and _____ (herein called "Resident") and becomes effective as of this date, _____.

1. Unit. The Authority, relying upon the representation of Resident as to Resident's income, household composition and housing need, leases to Resident, upon Terms and Conditions set forth in Part I of this lease, the dwelling unit located at _____ Wilkes-Barre, Pennsylvania 18702. (hereinafter called the "premises") to be occupied exclusively as a private residence by Resident and household.
2. Household Composition. The Resident's household is composed of the individuals listed below. Other than head or spouse each household member should be listed by age, oldest to youngest. All adult members of the household shall execute the lease.

	NAME	RELATIONSHIP	AGE & BIRTHDATE	SS#
1.				
2.				
3.				
4.				
5.				
6.				
7.				
8.				

3. Term of Lease. The term of this lease shall be one calendar month, renewed as stipulated in Part I of the Lease.

4. Rent. The initial rent (if prorated for partial month) shall be \$_____. If applicable the Resident shall receive the benefit of \$_____ from the Authority for utility reimbursement (for partial month) paid to the utility supplier for the period beginning _____ and ending at midnight on _____. Thereafter, rent in the amount of \$_____ per month shall be payable in advance on the first day of each month and shall be delinquent after the fifth day of said month. A utility reimbursement of \$_____ per month (if applicable) shall be paid to the utility supplier by the Authority for the Resident.

5. Utilities and Appliances. If indicated by an (X) below, Authority provides the indicated utility as part of the rent for the premises and the following appliances:

Electricity Natural Gas Heating Fuel Other: Water
 Cooking Range Refrigerator

6. Charges for Excess Appliances. (Not applicable to Residents who pay utilities directly to utility supplier.)

Air Conditioners. An additional charge of \$_____ per month will be payable for each air conditioner in the premises for each month of occupancy.

Other Appliances. If checked below, an additional charge of \$_____ per month for each month of occupancy for each excess appliance on the premises.

Freezer, type: _____ Extra Refrigerator

Clothes Dryer

Other: _____ Other: _____

7. Escrow Deposit. Resident agrees to pay \$_____ as an escrow deposit. See Part I of this Lease for information on treatment of the escrow deposit.

8. Execution. By Resident's signature below, Resident and adult members of the household agree to the terms and conditions of Part I and II of this lease and all additional documents made a part of the lease by reference.

By the signature(s) below, I/we also acknowledge that the provisions of Part I of this lease agreement have been received, thoroughly explained and understood.

Resident: _____

Date: _____

Co-Resident: _____

Date: _____

Co-Resident: _____

Date: _____

Manager: _____

Date: _____

CERTIFICATION

I, _____ hereby certify that I and other members of my household have not committed any fraud in connection with any federal housing assistance program, unless such fraud was fully disclosed to the Authority before execution of the lease, or before the Authority's approval for occupancy of the unit by the household. I further certify that all information and documentation submitted by me or other household members to the Authority in connection with any federal housing assisted program (before and during the lease term) are true and complete to the best of my knowledge and belief.

Resident's Signature

Date

ATTACHMENTS

If indicated by an (X) below, the Authority has provided Resident with the following attachments and information:

- (X) Part I of this lease
- (X) Watch Out for Lead Paint Poisoning
- (X) Resident Handbook
- (X) Pet Policy

STATEMENT ON RECEIPT OF INFORMATION

I/we have received a copy of the above information.

Resident's Signature

Date

PROJECT RENTAL OFFICE

WILKES-BARRE HOUSING AUTHORITY

WILKES-BARRE, PA. 18702

Office Hours: 8:00 AM to 4:00 PM

Summer Hours: 8:00 AM to 3:30 PM

Window Hours: 9:00 AM to 10:00 AM and 1:30 PM to 2:30 PM

Telephone Number: (570) 825-6659

EMERGENCY MAINTENANCE TELEPHONE NUMBER (570) 825-6657

Monday through Friday after 5:00 PM

Weekends and Holidays