

565 Beauregard Dr. • Lake Charles, LA 70609

ph: (337) 475-5606 • fax: (337) 562-6504

Name: \_\_\_\_\_

Permanent Address: \_\_\_\_\_ Cell phone: (\_\_\_\_) \_\_\_\_ - \_\_\_\_

City: \_\_\_\_\_ St: \_\_\_\_\_ ZIP: \_\_\_\_\_ Home Phone: (\_\_\_\_) \_\_\_\_ - \_\_\_\_

Local Address: \_\_\_\_\_

City: \_\_\_\_\_ St: \_\_\_\_\_ ZIP: \_\_\_\_\_ Phone: (\_\_\_\_) \_\_\_\_ - \_\_\_\_

Driver's License Number: \_\_\_\_\_ State: \_\_\_\_\_

Social Security Number: \_\_\_\_ - \_\_\_\_ - \_\_\_\_ Date of Birth: \_\_/\_\_/\_\_\_\_ (mo/day/year) Age: \_\_\_\_\_

Email Address: \_\_\_\_\_ Gender  Male  Female

Current Class Standing at MSU (check one):  Grad  Senior  Junior  Sophomore  Freshman

Anticipated Graduation Date: \_\_\_\_\_ Anticipated Move-In Date: \_\_\_\_\_

**Parent, Guardian or Emergency Contact: (Required Information)**

Name: \_\_\_\_\_ Relation: \_\_\_\_\_

Address: \_\_\_\_\_

City: \_\_\_\_\_ St: \_\_\_\_\_ ZIP: \_\_\_\_\_ Home Phone: (\_\_\_\_) \_\_\_\_ - \_\_\_\_

Employer: \_\_\_\_\_ Work Phone: (\_\_\_\_) \_\_\_\_ - \_\_\_\_

Driver's License Number: \_\_\_\_\_ State: \_\_\_\_\_

**Floorplan Options: Rank preferences below by placing a 1 for your 1<sup>st</sup> choice, 2 for your 2<sup>nd</sup> choice, etc. Assignments are based on availability upon receipt of completed application and security deposit.**

**Modern Housing**

- \_\_\_\_ 4 Private Bedroom 2 Bath Apartment
- \_\_\_\_ 2 Private Bedroom 1 Bath Suite

**Requested Roommates**

**4 Bedroom 6 Person Suite**

- \_\_\_\_ 2 Bedroom – Private
- \_\_\_\_ 2 Bedroom – Semi Private

**Traditional Housing**

**Collette Hall**

- \_\_\_\_ Semi Private Room  
(Community Style Bathrooms)

**INSTRUCTIONS: To complete the application process,  
All fees should be in the form of (2) checks/money orders**

**MODERN HOUSING - \$175 & \$150**

**TRADITIONAL HOUSING - \$175 & \$150**

Complete application and mail to address above or bring to the leasing office. **MODERN \$325** (\$25 non-refundable application fee and \$150 reservation fee also non refundable) **\$150 Security Deposit** (refundable) and **TRADITIONAL \$325** (\$25 non-refundable application fee and \$150 reservation fee also non refundable, \$150 security deposit refundable)

**By signing below, I represent that:**

- a) All information contained herein is true and correct.
- b) I authorize verification of creditworthiness by means of reference and/or credit checks.
- c) My Security Deposit will be forfeited in full if my application is approved but I choose not to execute a lease agreement (applicable state laws apply) in 3 days.
- d) I understand a financially responsible Guarantor is required for every lease and that this Guarantor must also meet all approval requirements. Failure to provide a Guarantor will entitle us to refuse your application for that reason and to retain applicable fees agreed for liquidated damages.
- e) My permission is not required to lease vacant bedrooms in the apartment assigned to me.
- f) Roommate compatibility is not guaranteed.

Applicant's Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Staff Representative Signature: \_\_\_\_\_ Date: \_\_\_\_\_

**Please let us know if you need special accommodations**



565 Beauregard Dr.  
PO Box 90015  
Lake Charles, LA 70609  
(337) 475-5606  
(337) 562-6504 fax

# McNeese

STATE UNIVERSITY

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STUDENT HOUSING & RESIDENCE LIFE

## Guaranty of Lease

STATE OF LOUISIANA  
PARISH OF CALCASIEU

FOR VALUE RECEIVED, and in consideration of and as an inducement for the execution and delivery of that certain Lease Agreement between COWBOY FACILITIES, INC., – as “LESSOR” and \_\_\_\_\_ as “LESSEE”. It is understood that Lessee is one of the parties to and has signed a Lease Agreement with Lessor, regarding the premises known as McNeese Student Housing (Unit Number identified in Lease Agreement), \_\_\_\_\_, Lake Charles, Louisiana (the "Lease"); the undersigned Guarantor, either a parent, legal guardian or indemnitor of the Lessee named herein hereby absolutely and unconditionally guarantees to Lessor, the full and prompt payment of all rent, additional rent, and any and all other sums and charges payable by Lessee under the Lease, and the Lease to be performed and observed by the Lessee. Guarantor hereby covenants and agrees that if default shall at any time be made by the Lessee in the payment of any such rent or of the covenants, terms, conditions or agreements in the Lease, the Guarantor will pay within 10 days of notification of managing agent such rent and other sums and charges to the Lessor, and/or perform and fulfill all of such terms, covenants, conditions and agreements, and will pay the Lessor all damages and expenses, including Lessor's attorney's fees, that may arise in consequence of any default by the Lessee under the Lease or by the enforcement of the Guaranty. If more than one guarantor delivers the guaranty, their obligations herein shall be joint and in solido.

This Guaranty is an absolute and unconditional guaranty of payment and of performance. It shall be enforceable against the Guarantor, without the necessity of any suit or proceedings on the Lessor's part of any kind or nature whatsoever against the Lessee or any other Guarantor and without the necessity of any notice of nonpayment, non-performance, non-observance, or acceptance of the Guaranty, or any other notice or demand, all of which the Guarantor hereby expressly waives. The Guarantor hereby agrees that the validity of the Guaranty and the obligations of the Guarantor hereunder shall in no way be terminated, affected, diminished or impaired by reason of the assertion of failure to assert by the Lessor against the Lessee any of the rights and remedies available to the Lessor, or by the relief of Lessee from any of the Lessee's obligations under this Lease by the rejection of the Lease in connection with proceedings under any bankruptcy law now or hereafter in effect or otherwise.

This Guaranty may be enforced against Guarantor without the necessity of recourse against Lessee or any other parties responsible. Guarantor consents that any proceedings to enforce this Guaranty or related rights may be brought in any court sitting in Parish of Calcasieu, Louisiana and guarantor consents to personal jurisdiction of such courts and agrees that they may be served with process by certified mail addressed to them at the shown below. Any actions to enforce this Guaranty shall be governed by the laws of the State of Louisiana.

This Guaranty shall be a continuing guaranty, and the liability of the Guarantor hereunder shall in no way be affected, modified or diminished be reason of any assignment, renewal, modification or extension of the Lease or any subleasing thereof or by reason of any modification or waiver of or change in any of the terms, covenants, conditions or provisions of the Lease, or by reason of any extensions of time that may be granted by the Lessor to the Lessee or by reason of any other accommodations, alterations, modifications or other indulgences granted by Lessor to Lessee, whether or not the Guarantor has knowledge or notice thereof.

The Lease together with this Guaranty may be assigned by Lessor without notice to Guarantor. The assignment by Lessor of the Lease and/or the rents and other receipts thereof made either with or without the Guarantor's knowledge or notice shall in no manner whatsoever release the Guarantor from any liability hereunder.

All of the rights and remedies of Lessor under the Lease or under this Guaranty are intended to be distinct, separate and cumulative, and no such right or remedy therein or herein shall be construed as a waiver or exclusion or any other remedy available to Lessor.

This Guaranty shall be binding upon the heirs, administrators, executors, successors and assigns of the Guarantor and shall inure to the benefit of the Lessor, its successors and assigns. Guarantor hereby consents to Lessor performing a credit check on Guarantor. Guarantor's social security number is # \_\_\_\_\_ and Guarantor's date of birth is \_\_\_\_\_, 19\_\_.

IN WITNESS WHEREOF, the undersigned Guarantor has executed this Guaranty of payment, under seal, this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_.

NOTARY PUBLIC  
Print Name: \_\_\_\_\_

Address: \_\_\_\_\_

Telephone: (\_\_\_\_) \_\_\_\_\_

SEAL

GUARANTOR  
Print Name: \_\_\_\_\_

Address: \_\_\_\_\_

Telephone: (\_\_\_\_) \_\_\_\_\_

Social Security #: \_\_\_\_\_



# McNEESE STATE UNIVERSITY

*A Member of the University of Louisiana System*

## MEMORANDUM

Office of Student Services  
Box 92535  
Lake Charles, LA 70609  
337/475-5706 Fax 475-5603

TO: Prospective Residence Hall Occupants and/or Lease Agreement Guarantors  
FROM: Toby Osburn, Dean of Student Services *[Signature]*  
RE: Student Housing Contracts—Important Legal & Financial Notice

\* \* \* *Read and Sign Before Signing Your Lease Agreement* \* \* \*

McNeese State University and Cowboy Facilities, Inc. have contracted with Ambling Companies, Inc., 348 Enterprise Drive, Valdosta, Georgia, 31601, to provide management of all on-campus housing, except Pinehaven Apartments, since 2002. Financial agreements between Ambling and resident occupants constitute a legally binding contractual relationship between the renter (student resident & guarantor) and property manager (Ambling). Residents are also subject to the University's rules pertaining to on-campus residency, financial responsibility, and all other institutional regulations.

It is very important that you understand the nature of this relationship before signing any documents or agreements related to on-campus housing. You and your guarantor (usually a parent or other person who agrees to "co-sign" your lease agreement with you) enter a legally binding contract upon signing a lease agreement with Ambling. This lease agreement is enforceable for the period of time set forth within it. *You are liable for the full amount of the lease agreement even if you never move into on-campus housing or you decide to move off campus prior to fulfilling your obligations under the lease. You are liable for costs related to collection agency action and court fees if you break your lease agreement with Ambling. There are no early termination provisions in your lease.*

The Office of Student Services recommends the following before signing any lease agreement:

- Read all documents in their entirety before signing them.
- Ask questions about items, terms or language you don't understand.
- Ask what happens if you decide to live elsewhere after signing your lease.
- Obtain written, signed confirmation of anything that varies from your signed lease agreement from no one other than the Ambling Property Manager.
- Contact the Housing and Residence Life Office staff (Beauregard at Jeff Davis Drive) if you have questions or concerns regarding your lease.
- Strongly consider purchasing renter's insurance from an agent you know and trust. Neither the State of Louisiana, McNeese State University, Cowboy Facilities, nor Ambling provide for repair or replacement of lost, stolen, or damaged personal property.
- Be advised that all students (except in married/family housing) must purchase a meal plan for the academic term(s) in which they reside on the campus (fall, spring, summer).

Enjoy living on the campus, and be sure to contact my office if I can ever be of assistance to you during your career at McNeese State University.

STUDENT PRINTED NAME	SIGNATURE	DATE
GUARANTOR PRINTED NAME	SIGNATURE	DATE
AMBLING WITNESS NAME	SIGNATURE	DATE

*Memo Effective July 15, 2004; updated February 15, 2007*

## Roommate Profile Form

The following information will be used for roommate matching only. Please complete this form honestly so that you can avoid conflicts next year.

2008-2009 Class:     Freshman     Sophomore     Junior     Senior     Graduate Student

Mr. or  Ms. Name: \_\_\_\_\_ Age: \_\_\_\_\_

Major(s): \_\_\_\_\_

Telephone Number: \_\_\_\_\_ Cell Phone Number: \_\_\_\_\_

E-mail Address: \_\_\_\_\_

Requested Roommate(s): \_\_\_\_\_

Smoking:             I smoke.             I do not smoke.             I prefer to live in a smoke-free environment.

Drinking:             I drink.             I do not drink.             I cannot drink, as I am not of age.

I prefer to live in an alcohol-free environment.

Noise:                 Other people consider me to be a quiet person.

Other people consider me to be a average person.

Other people consider me to be a loud person.

Cleaning:             I prefer that the apartment be cleaned every night.

I prefer that the apartment be cleaned once a week.

I prefer that the apartment be cleaned every month.

I prefer that the apartment be cleaned once a semester.

Cooking:             I plan to cook every night.             I plan to cook once a week.             I do not plan to cook.

Studying:             I prefer to study in my bedroom.

I prefer to study at the dining room table or in the living room.

I prefer to study at the library, in a classroom or another on-campus building.

I study 0-2 times per week.             I study 2-5 times per week.             I study daily.

Schedule:             I have mostly morning classes.             I have mostly evening classes.

I am a morning person.             I am a night person.

On most weeknights I like to:     Watch TV             Go Out             Study             Entertain Friends

Listen to Music     Talk on the Phone

On most weekends I like to:     Watch TV             Go Out             Study             Invite Friends to Come Over

Listen to Music     Talk on the Phone

Please list any interests, hobbies, sports, acitvites... \_\_\_\_\_

**MSU Housing has my permission to release this information to prospective roommates.**

Signature \_\_\_\_\_

Date \_\_\_\_\_