

Estate
Schedule of Fees

Transaction Description	Frequency	Required/Rentable	Estate
Required Fees			
Application Fee	One-Time	Required	\$50
Amenity Fee (Per Household)	Annual	Required	\$500
Security Deposit**	One-Time	Required	\$750
Utility Responsibility and Related Fees			
Common Area Electric, Gas, Stormwater, Trash	Monthly	Required	Allocated
Conservice Account Activation Fee	One-Time	Required	\$15
Conservice Account Billing Service Fee	Monthly	Required	\$4
Conservice Account Final Bill Fee	One-Time	Required	\$15
Electric	Monthly	Required	Directly metered
Gas	Monthly	Required	Directly metered
Metergy Account Activation Fee	One-Time	Required	\$16.95
Metergy Account Administration Fee	Monthly	Required	\$7.45
Metergy Account Final Bill Fee	One-Time	Required	\$16.95
Sewer	Monthly	Required	Submetered
Water	Monthly	Required	Submetered
Optional Fees			
Renter's Liability Insurance (If proof of third-party coverage is not provided. This only applies to market and market voucher residents)*	Monthly	Rentable	\$16.75
Parking (Per Vehicle)	Monthly	Rentable	\$300 (unreserved) \$375 (reserved) \$450 (tandem)
Pet Rent (Per Pet)	Monthly	Rentable	\$65
Non-Refundable Pet Fee (Per Household)	One-Time	Rentable	\$500
Spa Membership (Per Household)	Annual	Rentable	\$250
Storage (Bike) (Per Bike)	Monthly	Rentable	\$25
Storage (Lockers) (Per Locker)	Monthly	Rentable	\$125
Wine Storage (Per Locker)	Monthly	Rentable	\$15
Administrative and Lease Violation Fees			
Lease Buyout/Early Termination Fee (if requested by resident)	One-Time	Situational	2 months' rent
Key Replacement	As Needed	Lease Violation Charge	\$75 - fob \$15 - mailbox \$250 - transponder \$50 - unit locks
Late Charge	As Needed	Lease Violation Charge	5% of monthly rent
Unit Transfer Fee	As Needed	Situational	one month's rent
NSF Check Fee	As Needed	Lease Violation Charge	\$50
Utilities Not Transferred	As Needed	Lease Violation Charge	\$50

* Residents who fail to provide proof of coverage will be automatically enrolled in the Property’s insurance policy at the specified monthly rate. For more information, please refer to the Insurance Lease Addendum.

** Standard Security Deposit subject to change based on screening results; total security deposit(s) will not exceed any legal maximum.

This Schedule of Fees may not include all fees and expenses you may incur during your tenancy. It does not include charges you may bear responsibility for in the event of a breach of your Lease. Such charges might include but are not limited to late fees, charges for violations of community rules, damage charges, reasonable attorney’s fees and other costs incurred in the event of a breach of your Lease. If you have received a concession, please note that a breach of your Lease may require you to pay back the value of the concession. This Schedule of Fees is subject to change from time to time, as permitted under the Lease and applicable law.