



Itemized Fee Details

To help you budget your *Better Living* experience accordingly, please review this list of potential fees you may encounter as a current or future resident.

FEE TYPE	COST	FREQUENCY	STATUS
Required Pre-Lease <i>Fixed</i>		<i>The below costs are required as part of every rental application.</i>	
Application Fee: Fee to process rental application and background check.	\$35.00	Per application / one-time	Required
Security Deposit (Refundable): Refundable deposit covering potential damages and unpaid rent per lease terms.	\$150	Per unit / one-time	Required
Add Ons / Supplemental		<i>The below costs are supplemental or needs based.</i>	
Storage Rent: Fee for an on-site storage unit.	\$10.00	Per Storage / month	Optional
Situational Fees		<i>The below costs are situationally based.</i>	
Access Card Fee Replacement: Charge to replace lost or damaged key, fob, remote, or lost parking permit.	\$5.00	Per occurrence	Situational
Concession Repayment: Tenant repayment of rent discounts if lease terms are not met.	Varies	Per occurrence	Situational
Early Lease Termination Fee: Fee for ending lease agreement before its scheduled end date.	2x Rent	Per occurrence	Situational
Late Fee: Penalty for rent or fee payments made after the due date.	10% of rent or remaining	Per occurrence	Situational
Legal / Eviction Fee: Costs associated with an eviction proceeding.	\$274.00	Per occurrence	Situational
Lock Replacement: Charge for lock replacement or rekeying residential lock.	\$50.00	Per occurrence	Situational
Non-Sufficient Funds (NSF): Charge for returned payments due to non-sufficient funds.	\$35.00	Per occurrence	Situational
Parking Lost Permit Fee: Fee for parking permit replacement.	\$5.00	Per occurrence	Situational
Pet / Animal Violation Fee: Fee issued for unauthorized pets or violations of pet policy.	\$100, \$10/day	Per occurrence	Situational

*Fees subject to change.

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Smoking Violation Fee: For non-compliance with community smoking policy.

Up to \$500

Per occurrence

Situational

Date of Issuance: 12/1/2025