

Fee Schedule Guide for: Pearl Springdale

Welcome and thank you for your interest in our Community! In the spirit of transparency we have provided a breakdown of costs that one can expect as a current or future resident. The following breakdown is a point of reference to help you understand the upfront leasing costs, as well as the ongoing monthly costs during your initial lease term. It is important to note, all fees are subject to change until an application / lease has been secured. We hope you find the perfect apartment home, within your target budget!

Application Related Fees

Application Fee (non-refundable)	\$ 75	per applicant (NR)	required
Administrative Fee (non-refundable)	\$ 150	per unit (NR)	required
Apartment Deposit (Refundable)	\$ 500 up to 1 mo. rent	per unit	required
Apartment Deposit- Additional	<i>Amount is determined based on screening results</i>		conditional

**standard deposit subject to change based on screening results; total security deposit will not exceed any legal maximum.*

Pet Related Fees

(required for pet owners)

Pet Deposit	\$ 300	per pet (2 pets max)	optional
Pet Fee (non-refundable)	\$ 300	per pet / one-time (2 pets max)	optional
Pet Rent	\$ 25	per pet / month (2 pet max)	optional
Pet Screening	\$ 20	one-time fee / per pet	optional
Pet Waste DNA	\$ n/a	Violation Fee	per offense

Monthly Fees + Base Rent

(if dollar amt. is provided, the monthly fee is required)

Rent Service Fee	\$ 4.75	per unit / month	required
Resident Services Fee-- (RSF)	\$ 163	per unit / month	
Trash Collections	\$ part of RSF	per unit / month	
Pest Control	\$ part of RSF	per unit / month	
Boiler	\$ part of RSF	per unit / month	
Liability Insurance (\$100,000 min.)	\$ part of RSF	per unit / month	required
Concierge	\$ part of RSF	per unit / month	
Package Mgmt.	\$ n/a	per unit / month	
Technology Fee	\$ n/a	per unit / month	
Amenity Fee-- (AF)	\$ n/a	per unit / month	
Internet	\$ part of RSF	per unit / month	
Gas	\$ Allocated	per unit / month	
Utilities- Water / Sewer / Stormwater	amt. varies	based on consumption	required
Utility Admin Fees		per unit / month	

Elective Fees (Add-On Services)

Package Mgmt Fee	\$ 3rd party	1x Fee	optional
Storage Units (various sizes)	\$ n/a	per storage / month	optional
Covered Parking	\$ n/a	per space / month	optional
Private Garage	\$ n/a	per garage / month	optional
Reserved Parking Space	\$ 100	per space / month	optional
EV Charging / Parking	\$ 150	per space / month	optional
	\$		optional

If you have any questions about our fees or the leasing process, please reach out to one of our friendly team members

A quote is not a lease and does not guarantee that you will be able to lease the apartment. This form does not modify the lease. Additional fees may apply in specific situations as detailed on the application and/or lease agreement.