

TAM Fee Sheet



To make things simple and clear, we've put together a list of potential fees you might encounter as a current or future resident.

Application

Application fee (per)	\$50
Admin Fee	\$150
Deposit	
1 bedroom	\$300
2 bedroom	\$500
3 bedroom	\$700
Conditional	One Month's Rent
Deposit Alternative (Jetty)	Optional
Risk Fee (if applicable)	
TOTAL	\$1,700

Utility Charges

Water/Sewer (submeter/allocated/master meter)	Allocated
Stormwater (submeter/allocated/master meter)	Allocated
Gas (submeter/allocated/master meter)	NA
City Utility Fees	NA
Boiler Fee	NA
TOTAL	Varies

Monthly Fees

Cable Services	Resident
Internet Services	Resident
Phone Services	Resident
Package Services	NA
Valet Trash Fee	\$25
City Trash Fee	NA
Community Amenity Fee	\$20
Environmental Fee	NA
Pest Control	\$5
HOA Fee	NA
Parking	NA
Carport	\$25
Garage	\$90
Rent Billing Fee	\$5
City Utility Fee	NA
TOTAL	\$170

Pet Fees & Rent

Pet Fee (per pet)	\$500
Pet Deposit (per pet)	NA
Pet Rent (per pet)	\$25
Pet Screening Fee	NA
TOTAL	\$525

Conditional Fees

Liability Renter's Insurance	\$15
Rent Reporting	\$9
Electric Reconnection	\$50
Non Securable Funds (monthly risk fee)	NA
Let Fee (per month)	NA
Key Replacement (per key)	\$25
Fob Replacement (per fob)	\$100
Late Fees	9.99 Percent of Rent
Violation Fee	\$50
Unauthorized Pet Fee	\$50
Daily Unauthorized Pet Fee	\$50
Lease Termination Fee	2x Rent
Returned Check Fee	\$25
Notice Fee	\$50
Eviction Billback Fee	Cost
Guest Parking Fee	NA
TOTAL	\$424

One time/Annual Fees

Annual Community Fee	NA
Utility Start Up Fee	NA
Fob Fee	NA
TOTAL	NA

The foregoing is a list of all fees that a current or future Resident may incur based on the fees in place as of March 1, 2025. All fees are subject to change, and subject to the express terms of the application and/or lease. This form does not modify the lease. Some fees may not apply to apartment homes subject to an affordable program. Residents may be responsible for maintaining insurance pursuant to the lease. Residents are responsible for damages that exceed ordinary wear and tear. Additional fees may apply in specific situations, as detailed in the application and/or lease, which may be due at the time of completing the application process. The actual amount of the Security Deposit is subject to change based on specific screening results of applicants, provided that the total security deposit(s) will not exceed any applicable legal maximum. Residents may be responsible for activating and maintaining utility services, including but not limited to electricity, water, gas, and internet, as specified in the lease. All prospective residents should verify the fees in place at the time of submitting an application.

