



seasons

at MERIDIAN

Your new home.

To make things simple and clear, we've put together a list of potential fees you might encounter as a current or future resident. This way, you can easily see what your initial and monthly costs might be in addition to base rent.

Move in Basics

Administrative Fee	\$200	One time, due at move-in	Required
Application Fee	\$40	One time, per person 18+	Required
Holding Deposit (Refundable)	\$200	One time, per household	Required
Security Deposit	\$350	One time, per household	Required

Essentials

Common Area - Electric	RUBS/Variable	Monthly	Required
Pest Control Services	\$6	Monthly	Required
Renters Liability Insurance - Third Party	Variable, based on provider	Monthly	Optional (Required if not using property program)
Valet Trash Service	\$15	Monthly	Required
Smart Home Package	\$85	Monthly	Required
Utility-Trash (Haul away)	RUBS/Variable	Monthly	Required
Utility - Billing Administrative Fee	RUBS/Variable	Monthly	Required
Utility - Electric - Third Party	Variable, based on provider	Monthly	Required
Utility - Gas	RUBS/Variable	Monthly	Required
Utility - New Account Fee	\$9.95	One time, due at move-in	Required
Utility - Sewer	RUBS/Variable	Monthly	Required
Utility - Water	RUBS/Variable	Monthly	Required

Personalized Add-Ons

Parking	\$45-Carport \$25- reserved	Monthly	Optional
Pet Fee	\$300 - 1 pet \$400 - 2 pets	One time	Required if pet is non-ESA
Pet Rent	\$35 per pet	Monthly	Required if pet is non-ESA
Renters Liability/Content - Property Program	\$15	Monthly	Optional (Required if no approved 3rd party policy)

Situational Fees

Access Device - Replacement	\$75	One time, per occurrence	Required
Common Area/Clubhouse Rental	\$150 - \$200 Non-Refundable Fee	One time, per occurrence	Optional
Intra-Community Transfer Fee	\$500	One time, due at move-in	Required
Late Fee	\$100	Monthly	Required
Lease Buy Out	2x base rent	One time, due 3 days after notice is received	Required
Legal/Eviction Fees	Variable	One time, per occurrence	Required
Returned Payment Fee (NSF)	\$75	One time, per occurrence	Required
Security Deposit - Additional (Refundable)	\$500	One time, due at move-in	Required if conditionally approved

Standard Security Deposit subject to change based on screening results; total security deposit(s) will not exceed any legal maximum. Resident may be responsible for maintaining insurance pursuant to the Lease. Some fees may not apply to apartment homes subject to an affordable program. Resident is responsible for damages that exceed ordinary wear and tear. Some items may be taxed under applicable law. This form does not modify the lease. Additional fees may apply in specific situations as detailed in the application and/or lease agreement, which can be requested prior to the application process. All fees are subject to the terms of the application and/or lease. Residents maybe responsible for activating and maintaining utility services, including but not limited to electricity, water, gas, and internet, as specified in the lease agreement.

