



Tenant Charges

The charges listed below are to offset the cost and time involved with addressing each item and will be due to SPM at time assessed

- Rental application fee - \$65 per adult (18 or older) (\$50 DC)
- Lease prep at move-in - \$100
- Lease modification/Addendum - \$250
- Lease/HOA violation fee - \$50 per notice
- Returned check (including electronic payment) - \$50
- Utilities reconnection fee - \$100
- Key replacement (pick up replacement at office mon-fri only) - \$50 + cost
- Missed appointment/Denied access - \$100 per occurrence
- Pet fee (addendum required) - \$250 (N/A if monthly pet rent charged)
- Missed inspection or reschedule - \$100
- Failure to complete move out responsibilities - \$100
- Rent paid late (after 5:00 pm on 5th day) – 10% of rent
- Resident Benefits Package - \$49.50 per month