

# HOME STARTS HERE

## FEE GUIDE FOR NEW VILLAGE AT PATCHOGUE

Welcome! We're excited to have you here! 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. To help budget your monthly fixed costs, add your base rent to the Essentials and any Personalized Add-Ons you will be selecting. Our goal is to help you plan your budget with ease, enhancing your rental home experience.

### MOVE-IN BASICS

Application Fee	\$20.00	per applicant/per occurrence	required
Security Deposit (Refundable)	\$750.00	per unit/one-time	required

### ESSENTIALS

Community Amenity Fee	\$58.33	per unit/per month	required
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Renters Liability Insurance - Third Party	Varies	per unit/per month	required
Trash Services - Hauling	\$25.00	per unit/per month	required
Utility - Electric - Third Party	Usage-Based	per unit/per month	required
Utility - Final Bill Fee	\$10.00 - \$15.00	per unit/one-time	required
Utility - Natural Gas - Third Party	Usage-Based	per unit/per month	required
Utility - New Account Fee	\$12.00 - \$15.00	per unit/one-time	required
Utility - Water/Sewer	Usage-Based	per unit/per month	required

### PERSONALIZED ADD-ONS

Parking	\$81.56 - \$217.50	per rentable item/per month	optional
Pet Fee	\$50.00	per pet/animal/per month	optional

### SITUATIONAL FEES

Access Device - Replacement	\$10.00 - \$50.00	per occurrence
Common Area/Clubhouse Rental	\$400.00	per occurrence
Early Lease Termination/Cancellation	200.00%	per occurrence
Intra-Community Transfer Fee	\$1000.00	per occurrence
Late Fee	\$50.00	per occurrence
Returned Payment Fee (NSF)	\$20.00	per occurrence

**If you have any questions or just want to chat about your fees, our friendly Leasing Agents are here to help!**  
**Feel free to stop by, give us a call, or send a message—we're excited to assist you!**

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 may be responsible for activating and maintaining utility services, including but not limited to electricity, water, gas, and internet, as specified in the lease agreement.

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