



MILESTONE PROPERTYMANAGEMENT SECURITY DEPOSIT & PET DEPOSIT/FEE INFORMATION

A security deposit is required for all approved move-ins and must be paid on or before the move-in date. The amount assessed is based on credit score, as follows:

Credit Score Review

- ✓ Score of 650 and higher AND 12 months positive rental history = \$550 security deposit
- ✓ Score of 550 to 649 AND 12 months positive rental history = \$750 security deposit
- ✓ Score of 485 to 549 AND 12 months positive rental history = \$1050 security deposit
- ✓ Score below 485 or lower (does not include no credit score) AND positive rental history = Deposit equal to 1-month rent contingent upon supervisory review of credit.
- ✓ No credit history AND 12 months positive rental history = Deposit equal to 1-month rent
- ✓ No rental history and no credit history = Deposit equal to 1.5X the monthly rent amount

Property Debt - Recorded property debt is an automatic denial of application

ADDITIONAL DEPOSIT/PET RENT REQUIREMENTS

PET POLICY

Note that while this is the general pet policy, acceptance of pets may be property specific. Please confirm the pet policy for respective property.

- Cats and Dogs at 50 pounds or under*
- Restricted Breeds are not allowed (including, but not limited to: Doberman Pinschers; Rottweilers; German Shepherds; Pit Bulls)*
- Limit of two (2) animals per apartment

Pet Deposits (OREGON) * Two pet max

- Additional Deposit of \$350 for the first pet and \$150 for 2nd pet (*1.) These amounts are added to the basic security deposits and are NOT to be identified as a fee, as Oregon Landlord Tenant Law prohibits assessment of pet fees; 2.) this is not itemized on the rental agreement but included in the regular deposit)
- Pet Rent \$25/month, per pet
- No Pet Fee

Pet Fee (WASHINGTON) * Two pet max

- Fee for 1st pet is \$350 and \$150 additional for 2nd pet (non-refundable)
- Pet Fee of \$350
- Pet Deposit of \$350
- Pet Rent \$25/month, per pet

DEPOSIT TO SECURE OCCUPANCY & APARTMENT "HOLD" TIMES

- Upon approval of rental application screening, the prospective resident will be required to pay \$300 AND complete and sign the Agreement to Execute Rental Agreement within 24 hours of their approval in order to secure the apartment for them. This \$300 will hold the apartment for up to 7 days and will be applied toward the total move-in costs.
- This signed Agreement to Execute Rental Agreement and payment of the \$300 will assure that the property will be able to retain the \$300 as liquidated damages in the event the prospective tenant fails to take possession of the premises/move-in.