

Pet Addendum & Consent Form

* A separate form is needed for each pet

This addendum allows tenant to keep a pet with the consent of the Landlord in:

Apartment# _____ At _____

Pet must be spayed or neutered, no puppies under 6 months of age, up to date on all vaccines, kept on a leash and harness at all times outside of the apartment, house broken and socialized for acceptance on our property.

There shall be no more than three pets allowed per apartment.

No pitbills allowed.

This consent is given as a condition and is made part of a Lease between Landlord and

Name of Tenant _____ Date _____

1. The pet is a _____
2. The pet's name is _____
3. The pet's color markings are _____
4. The pet's Veterinarian is _____
5. The Veterinarian's Phone Number is _____
6. The pet's rabies tag number is _____

(Please also attach a copy if the Rabies Certificate.)

7. Renter's Insurance with a Pet Rider is issued by (copy Attached) _____
8. A one time, non-refundable total fee of \$100.00 is required upon move-in.
9. The tenant also agrees to pay an additional \$35 per month per pet (or \$50 for two pets or \$75 for three pets) with their monthly rent. Failure to notify the Landlord of the presence of a pet will result in a one-time additional charge of \$200.00, plus pay rent retroactive to the date the pet was in the unit.
10. The tenant agrees to be fully responsible and liable for any and all damages to the premises or to other tenants that may result from keeping a pet.
11. **The tenant agrees to clean up all pet waste generated as a result of keeping the pet on the premises and in the event tenant fails to perform such cleanup then tenant hereby agrees to be assessed and pay a One Time (1) \$199.00 Cleanup Fee for failure to cleanup dog waste left anywhere on the grounds.**
12. **A \$35 reward will be paid to any tenant who provides photo evidence of anyone who violates this policy!**
13. The Landlord reserves the right to revoke this consent with 30 days written notice to the tenant if in the opinion of the Landlord the pet has been a nuisance to other tenants, or has not been maintained according to the rules and regulations under this addendum.
14. Failure to remove the pet after the 30 day notice is given shall be considered breach of lease and may result in eviction.
15. No exotic animals (i.e. snakes, rats, spiders) are allowed.
16. Your pet **must** be socialized to people and other pets
17. **There shall be no consent without the Tenant and Landlords signature below on this form.**

Tenant Signature

Date

Tenant Signature

Date

Landlord Signature

Date