



Pet Rules / Pet Agreement Lease Addendum

1. A maximum of two pets are permitted per apartment. There will be a \$15.00 per month pet fee added to the monthly rent for each pet. Tenant must comply with all provisions of this Pet Rules / Pet Agreement Lease Addendum and deliver the original signed addendum to Landlord prior to bringing the pet onto the premises. This pet agreement may be terminated by either Landlord or Tenant upon 30 days written notice. Such notice shall be effective only on the 1st day of the next rental period. Small mammals, such as rabbits, chinchillas, or guinea pigs must be in a cage with a waterproof base. Pet dogs, reptiles, and other animals are not permitted.
2. All cats must be spayed / neutered. We recommend that all cats are also declawed. If a cat is not declawed, an additional \$75.00 one-time, non-refundable fee will be charged. Note: this one-time fee is in addition to the regular monthly fees referred to above.
3. Pets are not permitted to "visit" the premises without first complying with the Pet Rules / Pet Agreement Lease Addendum, even if only temporarily visiting.
4. Landlord reserves the right to determine at its sole discretion which, if any, pets may be kept, and may require removal of pets for any reason whatsoever. Landlord may establish specific additional requirements for specific pets, which shall be deemed part of these rules.
5. Pets must be carried in Tenant's arms, pet carrier or other container at all times in hallways, stairs, lobbies or other common areas inside the building. Pets must be on a leash at all times on the outside premises, and may not be left unattended for any length of time.
6. All pets must be completely housebroken. Litter must be changed as frequently as necessary to assure sanitary and odor-free conditions. Litter must be properly disposed of in a securely tied plastic trash bag. Litter boxes should not be placed on carpeted areas. Tenant must carry provisions for immediate clean up and disposal of any mess which the pet may make outside.
7. Pets must receive regular veterinary care, including immunizations and vaccinations as appropriate for the specific animal. Upon request of Landlord, Tenant shall provide written proof of such care to the satisfaction of the Landlord. Tenants must be in full compliance at all times with all state, county and city ordinances, and health department and police department requirements regarding the care and treatment of animals.
8. Pets must be trained not to make noise that can be heard outside of the apartment. After one warning, continued complaints may cause Landlord to require the removal of the pet(s) from the premises.
9. Please provide a picture of your pet(s) to our office to assist management in returning lost pets to their owners.

Please Complete Reverse Side

Pet 1

Pet Breed / Type _____

Pet Color / Brief Description _____

Pet Name _____

Veterinarian's Name _____ Phone (_____) _____

Spayed / Neutered? Yes If Yes, Date ___/___/___ (proof may be required)
 No If No, this cat is not authorized to be in your apartment.

Declawed? Yes If Yes, Date ___/___/___ (proof may be required)
 No If No, remit \$75.00 one-time, non-refundable fee with this form.

Pet 2

Pet Breed / Type _____

Pet Color / Brief Description _____

Pet Name _____

Veterinarian's Name _____ Phone (_____) _____

Spayed / Neutered? Yes If Yes, Date ___/___/___ (proof may be required)
 No If No, this cat is not authorized to be in your apartment.

Declawed? Yes If Yes, Date ___/___/___ (proof may be required)
 No If No, remit \$75.00 one-time, non-refundable fee with this form.

It is understood that the above provisions are an extension of and incorporated within tenant's lease agreement, and any renewals thereof, and are enforceable therewith.

Apartment Address _____ Apt. _____

Phone (_____) _____

Print Name _____ Signature _____ Date ___/___/___

Print Name _____ Signature _____ Date ___/___/___

Print Name _____ Signature _____ Date ___/___/___

Print Name _____ Signature _____ Date ___/___/___

Print Name _____ Signature _____ Date ___/___/___

Landlord

By: Glenco Properties, Inc. Signature _____ Date _____