
PET AGREEMENT ADDENDUM

RECITALS:

A. Landlord and Tenants desire to enter or continue the Rental Agreement (the “**Agreement**”) concerning the real property located at 1550 2nd Avenue, Space #____, Gold Hill, Jackson County, Oregon (the “**Premises**”).

B. Tenants have a pet or pets that they wish to keep on the Premises.

C. Landlord will permit Tenants to have a pet on the Premises only if Tenants enter this Pet Agreement and abide by its terms.

D. Landlord and Tenants desire to enter this Pet Agreement on the terms and conditions stated below.

SECTION 1. PET

Tenants have the following pet(s) that they wish to keep on the Premises:

PET #1

Name

Type of Animal

Breed

Weight

Age

Neutered/Spayed?

The pet is an assistance or service animal.

PET #2

Name

Type of Animal

Breed

Weight

Age

Neutered/Spayed?

The pet is an assistance or service animal.

SECTION 2. ALLOWED PETS

Tenants may have two (2) pets on the Premises. Dogs are the only allowed pets. All pets must be neutered or spayed.

SECTION 3. ASSISTANCE ANIMALS

Nothing in this Pet Agreement shall be construed to prohibit or limit a disabled tenant's right to keep an assistance or service animal. Landlord may request that Tenants provide documentation of the need for an assistance or service animal if the need for an assistance or service animal is not readily apparent to Landlord. Tenants with assistance or service animals are required to abide by the terms of this Pet Agreement and the Park's Rules and Regulations pertaining to pets. If Tenants cannot comply with this Pet Agreement or the Park's Rules and Regulations pertaining to pets, then Tenants are encouraged to notify Landlord to discuss reasonable accommodations.

SECTION 3. REQUIREMENTS

Tenants agree to abide by all of the following requirements:

(a) Pets are not allowed on the Premises without Landlord's prior written consent. Tenants who desire to keep a pet on the Premises must enter a Pet Agreement with Landlord. If Tenants obtain a pet after the parties enter the Agreement, then Tenants shall immediately notify Landlord and, if Landlord approves of the pet, enter a Pet Agreement.

(b) Tenants are allowed no more than two (2) pets. The only pets allowed are dogs.

(c) Tenants shall keep pets in the RV. "Outdoor" pets are strictly prohibited. Tenants may not keep a pet in an outdoor kennel or other outdoor enclosure.

(d) If Tenants take a pet outside the RV, Tenants shall keep the pet(s) on a leash no longer than six (6) feet, and Tenants shall supervise and control the pet(s) at all times.

(e) Tenants shall immediately clean and properly dispose of all pet excrement expelled in the Park outside the RV. "Proper disposal" means picking up feces with a plastic bag, knotting the bag, and placing the knotted bag in one of the bagged trash cans – NOT the Park dumpster -- located in the Park. Tenants shall not allow their pets to urinate or defecate on neighbors' lawns or the Park office lawn.

(f) Tenants shall not allow pets to disturb other tenants' peaceful and quiet enjoyment of the Park.

(g) Tenants shall not allow pets to be a nuisance to other tenants or interfere with other tenants' use and enjoyment of their premises or the Park.

(h) Tenants shall be liable for damages to the Premises caused by the pet.

(i) Tenants shall not keep a pet that is a hazard or danger to other tenants or pets.

(j) Tenants shall not leave the pet unattended in the RV for unreasonable periods of time. Tenants agree that Landlord has the authority to contact local authorities if the pet is left unattended in the RV for an unreasonable period of time.

(k) Tenants shall hold Landlord harmless from all liability arising from Tenants' ownership of

the pet, including but not limited to any damages suffered by Landlord, Tenants, other tenants, guests, and occupants as a result of any harm caused to or by the pet unless such harm is the result of willful misconduct or negligence by Landlord.

(l) Tenants shall maintain and keep current all animal licenses, tags, and vaccinations required under applicable law.

(m) Tenants shall take all reasonable precautions to prevent fleas and/or ticks from infesting the pet and shall immediately take all reasonable and necessary steps to treat any flea and/or tick infestation. If Tenants' pet spreads fleas and/or ticks to the property of Landlord or other tenants, then Tenants shall be responsible for remedying the infestation.

SECTION 4. NONCOMPLIANCE

This Pet Agreement is an addendum to the Rental Agreement. Failure to comply with the terms of this Pet Agreement shall be considered a breach of the Rental Agreement.

By signing below, (a) Tenants certify that (i) they agree to the terms of this Pet Agreement, and (ii) the above information is correct and complete, and (b) Landlord certifies that it approves of the pet.

LANDLORD:

Manager

Date

TENANTS:

Name

Date

Name

Date

Name

Date