

**Pet Agreement**

1. **Address:**
2. **Pet Identification:**

Name:\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Breed:\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Age:\_\_\_\_\_\_ Weight:\_\_\_\_\_\_\_\_\_\_

 Recent pictures must be attached that clearly identify your Pet.

1. **Requirements and Rules:**

(1) Tooele City requires rabies vaccinations every 36 months for dogs and every 12 months for cats. All vaccinations must be performed by a licensed veterinarian or accredited animal rescue organization to be valid. Is your Pet properly vaccinated for rabies as required by law? \_\_\_\_\_\_

(attach supporting documentation).

(2) No Pet with a history of aggressive, threatening, or violent behavior is allowed. The following breeds are prohibited: Akita, Alaska Malamute, American Bull Terrier, American Staffordshire Terrier, Chow Chow, Doberman Pinscher, Mastiffs, Pit Bulls, Presa Canario, Rottweiler, Staffordshire Bull Terrier, any wolf hybrid or any mix or variation of these breeds. Exotic animals, venomous reptiles & amphibians, rodents, insects, and undomesticated animals are also prohibited.

Does your Pet’s breed contain any of the prohibited breeds listed above? \_\_\_\_\_\_

Has your Pet been reported to any authority (animal control, police, etc.)? \_\_\_\_\_\_

Does your Pet have a history of aggressive, threatening, or violent behavior? \_\_\_\_\_\_

Explanations for any question above, if needed: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

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(3) Fish tanks, if approved, must be 65 gallons or less, properly maintained, and regularly cleaned.

(4) Tenants are responsible for the following:

(a) Comply with city, county and state regulatory rules and laws that apply to your Pet;

1. Promptly cleaning up and disposing waste of your Pet into proper trash receptacles;
2. Breeding is not allowed for any Pet on the premises.
3. Any damages attributed to the Pet will be promptly reported and paid for by the Tenants. This includes damages or costs to the property and/or personal injuries caused by the Pet. This includes (but not limited to) such items as cleaning (including air vents), defleaing, and deodorizing the property.
4. All Pets may not disturb the peaceful and quiet enjoyment of other tenants and/or neighbors as required by law.
5. Indemnification: Tenants shall indemnify, defend and hold Owner, Owner’s agents and employees harmless from and against any actions, suits, claims and demands (including legal fees, costs, and expenses) arising from damage or injury to any person or property of others by your Pet.

For more information regarding animal rules and regulations, please refer to Title 6 (Animal Control) of the Tooele City Code. A link below has been provide for your convenience.

<https://www.tooelecity.gov/government/city_code.php#collapse37105b0>

Page 1 of 2

1. **Terms and Consideration:**

In consideration of the Landlord’s authorization to keep your Pet (as listed in Paragraph A) on the premises, the following terms will apply:

1. On or before the Tenants allow the Pet on the premises, Tenants will pay an additional refundable security deposit of $300. This amount will be added to any existing refundable security deposit and will secure all of the Tenants’ obligations under the Residential Rental Agreement.
2. A monthly Pet rent of $30 will be paid by the Tenants and will be due with the regular monthly rent payments. The monthly Pet rent will be removed if the Pet has been permanently removed from the leased property.
3. **Access:**

Tenants acknowledge there are times when the Landlord may need to access the property. Tenants must remove or confine the Pet if the access to the property will be limited or prohibited by the pet.

1. **Default:**

This Pet Agreement is considered an integral part of the Residential Rental Agreement. If any of its terms or provisions are breeched, the Landlord may seek and exercise any remedies listed in the Residential Rental Agreement.

 I have read this Pet Agreement and agree to all its terms, responsibilities, and provisions.

Page 2 of 2