

PEST CONTROL AND BEDBUG ADDENDUM

This agreement is an addendum and part of the rental agreement dated _____ between _____ hereby known as Owner/Agent, and _____ hereby known as Resident(s) for the premises located at _____ unit number _____ in the city of _____, CA.

Landlord/Agents are required to provide each new tenant with a warning notice as part of an ongoing pest control service. Pests include, but are not limited to, ants, bedbugs, cockroaches, fleas, mites, silverfish, spiders, termites, mice, rats, other vermin and insects. We have contracted a registered structural pest control company to provide ongoing pest control services to the property, and you acknowledge that you have been provided with this written notice regarding the use of pesticides in the property as provided under CA Civil Code § 1940.8, CA Business and Professions Code § 8538. _____ RESIDENT'S INITIALS

CAUTION – PESTICIDES ARE TOXIC CHEMICALS

- **Product(s) used by the contracted pest control company are (with active ingredients listed):** _____
- **These products are meant to control the following type(s) of pest(s):** _____
- **The frequency of the pesticide treatment is as needed, and based on regular scheduled visits with the pest control company:** _____

Resident(s) acknowledge that the Owner/Agent has inspected the unit and is unaware of any pests in the apartment. Resident(s) has also inspected the apartment prior to leasing and acknowledge there is no visible evidence of the presence of infestation of pests, including bedbugs. _____ RESIDENT'S INITIALS

Extension and/or renewal of tenancy at the end of the term of the lease set forth above will also extend/renew this addendum; it will be presumed that the apartment is in good condition and free of pests unless you notify us otherwise. _____ RESIDENT'S INITIALS

1. Resident(s) hereby agrees to maintain the apartment and common areas in a manner prevent and control possible infestation of pests, including bedbugs. If you allow individuals or items carrying bed bugs into the apartment or community or have infestations that cannot be traced to another source, you understand and agree that you will be responsible for the cost of treatment to the apartment, personal belongings and surrounding apartments and common areas as necessary to eradicate the infestation. Resident(s) agree to adhere to the below list of responsibilities:

- Keep the apartment clean and uncluttered;
- Promptly advise Landlord/Agent of any pest control needs;
- Provide Landlord/Agent with access to the apartment for our pest control assessments and pest control treatment;
- Prepare the apartment for pest control treatment and/or vacate the apartment when necessary in connection with Landlord/Owner's pest control efforts. You agree to comply with all instructions necessary to prepare the apartment for fumigation, testing/inspection or repair. Storage, cleaning, removal, or replacement of contaminated or potentially contaminated personal property is your responsibility and at your expense unless the contamination was the result of our negligence, intentional wrongdoing or violation of law. We are not responsible for any condition about which we are not aware.

2. Resident(s) further hereby agrees to prevent and control possible bedbug infestation by adhering to the below list of responsibilities:

- Check for hitch-hiking bedbugs. If you stay in a hotel or another home, inspect your clothing, luggage, shoes and personal belongings for signs of bedbugs before re-entering your apartment. Check backpacks, shoes and clothing after using public transportation or visiting theaters. After guests visit, inspect beds, bedding and upholstered furniture for signs of bedbug infestation.



