

**COMFORT/SERVICE ANIMAL AGREEMENT**  
**(ATTACH PHOTO OF ASSISTANCE ANIMAL)**

Tenant Name: \_\_\_\_\_ Date: \_\_\_\_\_

Property Address: \_\_\_\_\_

\_\_\_\_\_

OWNER/AGENT has granted the above named tenant's request for an aid/assistance/companion animal. Tenant understands there is no additional security deposit required but agrees to the following:

1. Only the following described comfort/service animal will reside in the unit:  
\_\_\_\_\_.
2. The comfort/service animal must be properly licensed and have the shots/vaccinations required by statute or regulation at all times.
3. No comfort/service animal with a history of aggressive, threatening or violent behavior will be allowed.
4. The comfort/service animal will not be allowed out of my unit except when under my (or, if applicable, my care provider's) direct control and authority.
5. The comfort/service animal will not be chained or tied in any way to the exterior of the building.
6. The comfort/service animal will not be allowed to use any part of the building for depositing waste. Should this occur accidentally, tenant will immediately pick up the waste.
7. The comfort/service animal will not be allowed to make excessive noise or engage in threatening conduct which might disturb the other residents.
8. Any animal waste that may accumulate inside a tray inside the unit will be disposed of properly and promptly.
9. Tenant agrees to immediately notify the Owner/Agent of any personal injury or property damage caused by the animal and further agrees that any damages attributed to the comfort/service animal will be paid promptly by the tenant.
10. Any change of comfort/service animal will require a new agreement.
11. Tenant or any guest or invitee of tenant shall indemnify and hold Owner/Agent, and its 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 any comfort/service animal.
12. Tenant agrees not to leave the animal unattended for more than 24 hours. In the event that the animal is left unattended for more than 24 hours, the landlord may enter the premises of the Tenant, remove such animal and turn it over to the shelter or other appropriate authorities.
13. This agreement shall become an addendum to the original lease agreement between tenant and owner/agent.

By signing below, the above mentioned tenant certifies that the comfort/service animal has no history of aggressive, threatening or violent behavior and agrees to the above provisions. Tenant understands that permission to keep the comfort/service on the premises can be revoked if there is a failure to comply with the rules and regulations above or if tenant permits support animal to become a nuisance. Upon revocation of this notice of this Agreement, the tenant must permanently remove the animal from the premises within seven (7) days from the date of the notice. Failure to do so may result in termination of the lease.

Tenant: \_\_\_\_\_ Date: \_\_\_\_\_

Owner/Agent: \_\_\_\_\_ Date: \_\_\_\_\_

