

## Service Animal Addendum to Lease

Law Regarding rights surrounding Assistance Animals. A Service Dog and or an Emotional Support Animal may live with their Disabled owners and is exempt from a “No Pets” policy. Landlord may not require a pet deposit.

1) Landlord requires written verification from the Tenant’s health care provider that they are disabled (without providing any specifics about disability, and verification that the service animal is needed.

2) Tenant will provide the answer to the following 2 questions:

a) Is the animal a service animal needed for a disability? YES  No

b) What function or task is the service animal trained to do?

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3) Landlord  **requires**  **does not** require health and wellness documentation for the companion animal, such as immunization/vaccination records and so forth.

4) Tenant understands Landlords can still write warnings, deliver official notices or even evict the tenant and companion animal for things like excessive noise, property damage, behavior problems or whenever the companion animal might threaten the safety of other tenants.

5) Tenant agrees to complete Pet/Service Animal Pet Application for file.

5) Tenant understands that he/she is liable for any damages caused by Assistance Animal.

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Tenant Owning Assistance Animal

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Date

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Landlord

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Date

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Landlord

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Date