

Pet Application/Agreement

Property Address: _____

Tenant name/s: _____

General: This form is to be used only where the Lessor has indicated that pets may be accepted.

Photo of pet attached: YES / NO

Description	Pet
Type / Description / Breed	
Name	
Age	
Desexed	Yes / No
Council Registered	Yes / No
Microchipped	Yes / No
Microchip Number	
Colour	
Size	Small / Medium / Large

I/We agree to comply with the following strict conditions:

1. No pet/s other than the approved pet/s may reside on the premises.
2. If the Premises are part of a strata scheme and the Strata Owners resolve that pets cannot be kept on the strata lot comprising the Premises, then the Tenant must remove the Pet from the Premises.
3. If the Tenant breaches these conditions and fails to remedy any breach within 14 days after written notice of breach has been given, then the Tenant must immediately remove the Pet from the Premises.
4. The Tenant agrees to abide by any laws or by-laws of the Local Government Authority relating to pets.
5. Any additional or replacement pets to the property must be approved by the Lessor in writing, and if approved, will be subject to these conditions.
6. The tenant accepts full responsibility and indemnifies the Lessor/Agent for any claims by or injuries to third parties or their property caused by, or as a result of actions by their pet/s, regardless of the approval status.

7. The Tenant has inspected the property and is satisfied that the fencing is adequate for the confining of the pet. The Tenant further acknowledges and agrees that should there be any additional work either at the start of the tenancy or during the tenancy to upgrade the fencing for the confining of the pet/s this will be at the complete cost to the Tenant. The Tenant further acknowledges that the Lessor/Agent neither expressly or implied warrants the suitability of the fencing for the confining of the pet this is at the Tenants sole discretion.
8. The Tenant further agrees to unilaterally indemnify the Lessor/Agent from any and all liability in relation to the actions of the pet/s including but not limited to the Tenants pet escaping the property and causing loss, damage, injury or costs to any third party.
9. Pets are to be outside at all times unless specified otherwise in the Tenancy Agreement/Pet Agreement.
10. The Tenant agrees that the pet is not permitted inside the property. Should the Tenant breach this term the Tenant understands that at the Lessors request they will be required to remove the pet from the property permanently.
11. The Tenant agrees that in the event of a complaint being received regarding the pet/s from local authorities, neighbours or any other body, if the complaint is shown to be justified and correct the Tenant will be required to remove the pet/s immediately from the premises permanently.
12. If the pet is a dog, the Tenant agrees to restrain or remove the dog from the premises for the duration of inspections as requested by the agent with the required notice given.
13. The Tenant is liable for any damage or injury caused by the Pet to the Premises and will pay the Lessor for any costs incurred by the Lessor as a result of damage or injury to any person or property. Damage includes but is not limited to destruction or damage to garden, lawn, reticulation and courtyard areas.
14. The Tenant agrees to have the premises and the grounds treated for fleas at the end of the tenancy or at any time during the tenancy as required or requested by the Lessor/Agent. This treatment is to be carried out by a suitably licenced pest control contractor which is arranged by the agent.
15. The Tenant acknowledges that the pet bond will be used to make good any damage caused by the pet and for a professional flea spray to be undertaken on vacation. The Tenant acknowledges that the cost of this treatment can be in excess of the \$260.00 pet bond and agrees to pay the balance.

Applicant/s Signatures: _____

Date: _____