



**A.S.H. MANAGEMENT GROUP INC.**

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233 PORTAGE AVENUE, SUITE 100, WINNIPEG, MANITOBA R3B 2A7 / TELEPHONE (204) 982-7973 FAX NO. (204) 956-5262  
WEBSITE: [www.ashmanagementgroup.com](http://www.ashmanagementgroup.com)

### **PET AGREEMENT**

To be attached and form part of the Tenancy Agreement between A.S.H. Management Group Inc. and  
\_\_\_\_\_ at Unit \_\_\_\_\_ - \_\_\_\_\_.

Subject to the following conditions, the tenant shall be permitted to maintain one cat in the rented premises. The tenant agrees to the following:

- a) The pet shall not be allowed out of the rented premises unless it is in the custody of the tenant, and on a leash that is not to exceed five feet in length, or is contained in a cage suitable for carrying pets.
- b) The pet shall not be walked or kept, whether on a leash or not, in the common areas of the project which can be reasonably expected to be set aside, whether expressly or implicitly, for use by other tenants.
- c) Any damages to the lease premises, the building which they form a part, either interior, or exterior, or to the grounds and common areas will be the full responsibility of the tenant, and the tenant agrees to pay the costs of restoring damaged areas. If the extent or nature of the damages necessitates replacement of any damaged materials, the tenant agrees to pay the cost of the same. This liability on the part of the tenant extends, but is not limited to, damages to flooring, walls, trim, finish, drapes, doors, tiles, carpeting, underlay, stairs, and yard areas.
- d) The tenant agrees to put the pet out to board for the balance of the term of the Tenancy Agreement should the provisions of this Agreement be breached, or in the event that neighboring residents are being bothered by any noise or damages caused by the pet.
- e) The tenant will have all carpet within the leased premises cleaned at the tenants expense upon termination of the tenancy, even if they do not appear to be stained or dirty.
- f) The tenant will provide certification of neutering or spaying of the pet prior to the lease commencement. ALL pets must be altered.

**PET DEPOSIT**

\$ \_\_\_\_\_ – Equals full month rent. Such additional deposits shall be considered as a general pet deposit for any and all purposes. Refund of the pet deposit shall be subject to all the terms and conditions set forth in the lease.

\_\_\_\_\_  
Tenant

\_\_\_\_\_  
Witness

\_\_\_\_\_  
Tenant

\_\_\_\_\_  
Landlord

\_\_\_\_\_  
Witness

Dated at Winnipeg this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.