

## **PEST MANAGEMENT PLAN**

Tenant:

Tenant agrees to keep that part of the premises that he/she occupies and uses safe and sanitary.

Tenant agrees to dispose of all rubbish, garbage, trash, and other waste materials in a clean, safe and sanitary manner. Placement of any garbage, trash or personal property in common areas is prohibited.

Tenant agrees to comply with all requirements imposed by all applicable State and Local housing, health and safety codes.

### Prevention:

Resident(s) acknowledge use of their best efforts and care to avoid creating any conditions which would introduce, cause or promote the presence of bugs, vermin and/or insects in the premises or the community property.

A resident's infestation prevention responsibilities shall include, but not be limited to, the following:

1)Resident acknowledges receiving a copy of this plan and agrees to comply with the Landlord's Pest Management Plan concerning Bed Bugs prior to taking occupancy of the premises.

2)Pet Food shall be kept in sealed containers; Pets shall be regularly inspected and treated for fleas and other parasites.

3)Resident shall regularly vacuum and clean premises to maintain health and safety standards.

4)Resident shall not allow trash to accumulate inside or outside the premises, shall remove from premises and place in dumpster and/or trash cans.

5)Resident shall not place any furniture, clothing or any other items in premises that were found or retrieved in or around any dumpster or other trash collection site.

6) Resident remains responsible to inspect and ensure that used furniture and clothing is thoroughly inspected for bugs and/or insects prior to placing said item on the premises.

7)Landlord recommends mattresses used or stored in the premises be wrapped or sealed in a mattress cover made of vinyl, plastic or other impervious material that can be sealed.

#### Duty to Notify Landlord

Resident shall immediately report any infestation of bugs or insects to Landlord in writing. Resident understands that the cost of exterminations, and possibly the invasiveness of extermination, will be significantly reduced if the problem is reported as early as possible.

#### Cooperation with Treatment Efforts

Resident understands that the Landlord's extermination and treatment efforts may necessitate Resident vacating the premises either temporarily or permanently in order for infestation to be eradicated in the premises. Resident agrees to fully cooperate with the Landlord in preparing the premises for extermination treatments, complying with the guidelines provided by the Landlord's pest control professional. Failure to fully cooperate with the Landlord's instructions or with the Landlord's pest control professional's instructions, failure to provide access to the premises, shall violate the terms of the lease agreement. If the Landlord is required to reschedule extermination or treatment due to actions or inactions of the Tenant, the Tenant will be billed for all expenses associated with rescheduling.

#### Cost of Extermination