As a Landlord, you have the opportunity to preserve the bond between responsible owners and their family dogs, and you can profit from it! Welcoming dogs of all kinds is a great business practice!

- **Retention** – Turnover is expensive. Families with large dogs have put a lot of time and effort into their search, and are likely looking to stay awhile. Retention of excellent tenants saves you time, money, & effort finding a new tenant and eliminates risk.

- **Additional Revenue** – Pet Rent. As expenses and taxes for rental properties are high, additional revenue streams can be very helpful. Require pet rent from your tenants to help cover anticipated costs.

- **Reduced Risk** – Ask for Extra Insurance & Deposit.  
  - **Renters Insurance** - If you are still on the fence, you may choose to require renters insurance and/or dog liability insurance to help ensure that you will not be liable in the case of a bite.  
  - **Pet Deposit** - Require a refundable deposit. An extra deposit will encourage families to keep the property in excellent shape and you can rest assured that damages will be covered.

- **High-Quality Residents** - The scarcity of pet-friendly rentals results in high-quality applicants & appreciative, responsible tenants. By expanding your list of potential tenants, you have more applicants to choose from, and the opportunity to create a pet-loving community with tight-knit neighbors.

**Tips For Landlords**

**Signs of Positive and Prepared Tenants**

- **Pet Resume** that shows all of their dogs' best traits. This may seem silly, but it gives you an opportunity to see all of their dog's best qualities and address some major concerns right off the bat.

- **References** from people who can attest to the dog's good behavior. This can help determine whether the dog is consistently well behaved around different people in different situations. Great references include; Dog trainer, veterinarian/technicians, past landlord, neighbors, groomer, daycare provider/walker, family members, and friends.

- **Veterinary records** and proof of registration. Veterinary records can show a person's habit of responsible ownership. Consistently up-to-date shots, spay/neuter, preventative health, and city license show investment and commitment to their dog and can give you a general idea of their responsibility level.

- **Require a family “Meet & Greet”**. Nothing will tell you more about a dog than meeting him. This gives you a chance to look for smart, polite, and quiet family dogs.

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**Add Your Property To Our Nationwide Database.**

We currently have the most comprehensive open online database of non-discriminatory housing. Responsible tenants with large breed dogs are always looking for housing across the country, and they are not willing to give up until they find a home with their family pets. Utilize this as a **free listing service** to expand your reach of potential future tenants.

For more information, visit our website:  
[www.mypitbullisfamily.org](http://www.mypitbullisfamily.org)  
or connect with us on social media!