

HOUSE-SITTING AGREEMENT

This HOUSE-SITTING AGREEMENT is made on ____/_____/202_

Between:

HOMEOWNER/S:

(“the Homeowner”)

And

HOUSEITTER/S:

Charlotte Coombe (Anywhere Person - Housesitting & Pet Care Services)

(“the Sitter”)

Together referred to as “the Parties”

FOR THE PREMISES
SITUATED AT:

(“The Premises”)

1. The Homeowner hereby gives the Sitter license to enter upon and occupy the Premises for a period of ____ days (“the Term”), beginning on____ (“the Commencement Date”) and ending on _____ (“the Vacation Date”).
2. The Sitter agrees to enter The Premises on the Commencement Date, to live in and occupy the Premises for the Term of this agreement, and to vacate The Premises on the Vacation Date.
3. The term of this Housesitting Agreement may be extended if requested by the Homeowner and so accepted by the Sitter.

4. The onus shall be on The Homeowner to confirm his/her return and his/her availability to resume care of the property and pet(s) prior to or on the last day of this contract term failing which the Sitter may perform additional visits in the interest of the pet(s).
5. The Parties agree that no person other than the Sitter is permitted to live in or stay at The Premises during the specified Term or any part thereof, unless otherwise agreed to in writing by The Homeowner prior to the Commencement Date.
6. The Sitter agrees to look after The Premises for the term of this mutual agreement, and to carry out such other duties as are noted in the Schedule to this agreement.
7. The Homeowner will pay the Sitter the amount of [£] as agreed in the confirmation email from the Sitter and stated on the invoice. 50% of the total amount will be payable in advance, at least 30 days before the Commencement Date, and the remaining 50% will be due within 7 days of receipt of the account for the outstanding balance.
8. Additional fees may include the purchase of necessary items for the care of the pet(s), including but not limited to pet food, litter or cleaning supplies, transportation, unexpected visits and emergency expenses for health care. The Sitter shall retain and submit receipts as proof of additional expenses.
9. The Homeowner must make the Sitter aware in advance of any internal or external alarms, cameras, surveillance or pet monitoring systems, sound monitoring technology like Alexa, or video doorbells used at The Premises. The Housesitter reserves the right to protect their privacy within the interior of The Premises for the duration of their stay.
10. The Homeowner would expect the Sitter to carry their own travel insurance cover should they deem it necessary. The Sitter would expect the Homeowner to carry their own Home Property and Contents insurance cover appropriate to a Sitter staying in their home for the duration of time agreed.
11. The Homeowner agrees to make sure the residential premises are clean and fit to live in and the property and the animals are clear of infestations.
12. The Sitter agrees to take all reasonable steps in relation to the security, care and upkeep of The Premises, and to leave The Premises in a similar state of cleanliness and repair to that applying on the Commencement Date.
13. The Homeowner agrees to make payment directly to the service for the following urgent repairs if required during the Sitter's stay:
 - Burst water service
 - Blocked or broken lavatory system
 - Serious roof leak
 - Gas leak
 - Electrical faults
 - Flooding or serious flood damage
 - Serious storm damage
 - Serious fire damage
 - Failure or breakdown of the gas, electricity, or hot water to the premises
 - Failure or breakdown of any essential service for hot water, cooking, heating or laundering
 - Any fault of damage that causes the premises to be unsafe or not secure

14. The Homeowner agrees to pay the Sitter, within 7 days of the end of the house-sitting assignment, any reasonable costs that the Sitter has incurred for making repairs to the premises so long as:

- the Sitter was not in breach of this agreement when the damage occurred
- the Sitter gives the homeowner, or their nominated contact, a reasonable opportunity to make the repairs
- the Sitter makes a reasonable attempt to have any appropriate tradesperson named in this agreement make the repairs
- The repairs are carried out, where appropriate, by licensed or properly qualified persons
- the Sitter gives the homeowner, or their nominated contact person, written details of the repairs, including receipts for any costs that the Sitter has occurred.

15. Either party may terminate this Housesitting Agreement a minimum of 7 days prior to the arrival date of the Sitter without incurring penalties or damages.

16. Failure by the Homeowner to cancel by giving the minimum notice required or any cancellation during recognized holiday periods will result in a 50% cancellation of the total amount due fee (i.e. the advance payment made already), unless such cancellation is caused by severe weather, death in the family or a medical emergency.

17. Where the Sitter as sole proprietor needs to cancel later than 7 days prior to the Homeowner's departure due to unforeseen circumstances, he/she may appoint a substitute with the written approval of the Homeowner and any difference in the fees charged shall be for the account of the Sitter.

18. Should any pet become aggressive or dangerous, the Sitter may:

- Arrange with the Homeowner's emergency contact as given in Schedule, to assume responsibility for the pet until the Homeowner's return;
- Place the pet into a kennel or animal care facility at the Homeowner's expense if the contact person is unable or unwilling to assume responsibility for the pet.

19. In either event as describe. above, this contract shall be deemed terminated unless the Sitter agrees to continue with other home caring duties and/or caring for other listed pets at no reduction in compensation.

20. Any wrongful or misleading information in the attached Schedule may constitute a breach of terms of this Housesitting Agreement and be grounds for instant termination thereof.

21. Termination under the circumstances above shall not entitle the Homeowner to any refunds nor relief of any outstanding payments due.

22. This agreement may be extended by mutual agreement of The Parties, communicated either in writing, by telephone, or by email.

23. Nothing in this mutual agreement absolves The Parties from their statutory and common law duties and responsibilities, nor abrogates their legal privileges, rights and remedies in respect of the subject matter of this mutual agreement.

24. In the event that any dispute should arise in relation to this Housesitting mutual arrangement, The Parties agree to use their best endeavours to settle the matter in a fair and amicable manner.

25. However, should any dispute arise which they are unable to resolve between themselves, The Parties agree in the first instance to have the dispute mediated by a mediator.

26. In the event that The Homeowner is unable to return and occupy the premises on or after the agreed date, and if the Housesitter is unable to accommodate an extension to the house-sitting period, The Homeowner is to provide (Attachment 1, Schedule), in this mutual agreement, full contact details of another party for the Sitter to handover the pet (s) and the premises to.

27. The Homeowner is required to complete the Attachment 1, "Schedule", prior to the commencement of the House Sit.

28. It is expected that The Homeowner has property and contents insurance and that the Sitter has personal travel or related insurances.

The Homeowner/s:

Name:

*SIGNED

The Sitter:

Name: Charlotte Coombe

*SIGNED



ATTACHMENT 1. "SCHEDULE"

<p>HOMEOWNER CONTACT DETAILS</p> <p>Mobile: Skype: Landline number: Locally: Abroad:</p>	
<p>Email address:</p>	
<p>Full address of property and guidelines to locating the property (if necessary):</p>	
<p>In the event of a catastrophic event and The Homeowner cannot return home, contact details for persons to take over the care of pets:</p> <p>Contact details of person to take over the care of the home and property:</p>	

<p>HOUSESITTER CONTACT DETAILS</p> <p>Mobile: Skype: Email: Insta:</p>	<p>07717665306 (happy to be in touch on WhatsApp) charlotte.coombe charlie@cmctranslations.com @anywhere_person</p>
<p>EMERGENCY CONTACT FOR HOUSESITTER</p> <p>Next of kin Name: Phone:</p>	<p>Nick Coombe (father) 07968171004</p>
<p>Date and time of required arrival for the Sitter</p>	
<p>Date and time of required departure for the Sitter</p>	
<p>Arrival details for the Sitter e.g. flight, boat, train, bus or taxi</p>	
<p>Will there be any family member, friends of the family or workmen/cleaners / gardeners visiting the property whilst the Sitter is staying? If so, please give details of times, and duration.</p>	

<p>Description of pets to be cared for (breed, name and age):</p>	<ol style="list-style-type: none"> 1. 2. 3. 4. 5. 6.
<p>Pet #1 instructions (recommended feed, amount, times, medication, treats, sleeping arrangements, walks)</p>	
<p>Pet #2</p>	
<p>Pet #3</p>	
<p>Pet #4</p>	
<p>Pet #5</p>	
<p>Pet #6</p>	

<p>What is your method of dealing with flea, worm and tick control?</p> <p>Please provide instructions.</p>	
<p>Location of animal documentation. These records could include immunizations, tattoo, microchip, medical history.</p>	
<p>VET DETAILS</p> <p>Phone numbers (day/night):</p> <p>Emergency contact number:</p> <p>Address:</p> <p>Email:</p>	
<p>Household duties – Please specify</p>	
<p>Garden and house plant duties – Please specify</p>	
<p>Swimming pool duties – Please specify</p>	
<p>Waste and Recycling information – dates of recycling collections. In some countries, waste e.g. toilet paper etc. must be treated in a certain manner, please advise.</p>	

Other duties – please specify	
Electricity Provider Location of Electricity Meter	
Gas Provider Location of Gas Meter	
Plumber details Location of water stop cock	
Electrician details Location of Fuse Box/trips	
Handyman details	
Swimming pool company details	
Garden maintenance company details	
Water company details	
Locksmith details	
Local police contact number	
Local fire service number	
Nearest hospital with accident and emergency department	
Internet provider	
Internet Wi-Fi network name and password, and location of router/hub	

<p>Instructions regarding handling of post and any expected package deliveries, including utility bills payment if relevant. Please advise process and approximate due date.</p>	
<p>Full itinerary for The Homeowner including flights and hotels (can be attached as separate document)</p>	<p><i>You don't necessarily need to provide this, the important thing is that we communicate about when you will be arriving home, so I can get packed up and clean the house ready 😊</i></p>
<p>Location of any internal or external alarms, cameras, surveillance or pet monitoring systems, sound monitoring technology like Alexa, or video doorbells?</p>	<p><i>Please note that for the protection of my privacy for the duration of the stay, you must make me aware of any internal or external cameras at the premises. I will request that any internal cameras are switched off or unplugged.</i></p>
<p>Are visitors allowed – please specify i.e. visiting for lunch or dinner or overnight or longer visits?</p>	
<p>DATA PROTECTION</p> <p>Are you happy for me to post photos of your pets on my social media sites, e.g. Instagram, Facebook or Twitter, or on my website, as part of my housesitting business promotion?</p> <p>I will not use any photos of your property or give out your address in any communication on social media.</p> <p>I will provide your address to my emergency family and friends contact only.</p>	

SIGNATURE:



THE HOMEOWNER/S

THE SITTER