Housing	Authorit	y

Revised Date: March 2014

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## SATELLITE DISH INSTALLATIONS ADDENDUM TO LEASE AGREEMENT

This Addendum ("Addendum") to the Lease Agreement ("Lease") is attac	hed to and	
forms an integral part of the Lease between	("Lessee) and	
Housing Authority ("Lessor") relating to apartment unit		
"Apartment Number" at "physical address" at "Site Name".		

- 1. <u>Leased Premises Defined</u>. For purpose of interpretation of the Lease, the premises leased by the Lessee ("Leased Premises") is defined by the interior surfaces of all walls, windows and doors comprising the apartment unit. If a patio or balcony is adjacent to or is accessible from the Leased Premises, that patio or balcony is not part of the Leased Premises. In spite of the previous sentence, the Lessee is hereby granted a revocable and temporary non-exclusive license to use the patio or balcony attached to the Leased Premises for Lessee's purposes not inconsistent with the terms of the Addendum or the Lease.
- 2. Reception Devices Defined. This Addendum governs the installation and utilization of devices covered by Section 207 of the Telecommunications Act of 1996 (as interpreted and implemented by the Federal Communications Commission) such as television broadcast reception devices, antennas, multi-point distribution devices, and direct broadcast satellite distribution devices ("Reception Device(s)").
- 3. <u>Inspection.</u> Agent shall at all times have the right to inspect the installation of any Reception Device(s) for compliance with this addendum.
- 4. <u>Insurance Required.</u> Prior to and as a condition to the installation of any Reception Device(s), Lessee must prove to the Agent proof of general liability insurance insuring Lessee and Agent against any and all loss, damage or claims arising out the presence, use and operation of the Reception Device(s) in or about the Lease Premises and the Apartment complex in which the Leased Premises are located.
- 5. <u>Indemnity.</u> Lessee agrees to indemnify, save and hold harmless Agent, Agent's agents, employees, contractors, officers, and directors from any and all liability, of any nature or kind, and from any claim or damage

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(including reasonable attorney's fees) suffered or incurred in any way related to or arising out of the use or operation of the Reception Device(s).

- 6. Installation of Reception Device(s). Lessee shall not cause, suffer or permit any physical damage to the Leased Premises, or to any of the common areas, structural components, or other parts of the building in which the Leased Premises are located in connection with the installation of any Reception Device(s). Specifically, the drilling of holes in any surface, or any other method of attachment to any surface, which methods, causes any disfigurement; scarring or damage of any nature whatsoever is prohibited. An example of a method of attachment which would typically not cause such damage would be the use of a metal pole in the ground or in a cement filed five gallon bucket for support. Specifically excluded methods of attachment include, but are not limited to, screws, bolts, nails, and permanent glues and epoxies. Notwithstanding the foregoing, any and all damage, cosmetic or otherwise, caused by the installation of Reception Device(s) shall be repaired at the sole expense of the Lessee and must be installed by a licensed, professional contractor.
- 7. **Aesthetics.** In no event shall any Reception Device(s) protrude outside of the Lessee's Leased Premises or be attached to any exterior surface of the Leased Premises, building in which the Leased Premises are located, or to any balcony, railing or patio. The dish shall not be larger than one meter in diameter or 3 feet 3 inches, measured across its widest part.
- 8. <u>Breach.</u> The failure to abide by the terms of the Addendum, including but not limited to, the failure to provide prior written notice of the proposed installation of Reception Device(s) as set forth in this Addendum shall constitute a breach of the Lease and entitle the Agent to any and all remedies specified in the Lease.

By signing hereunder, Lessee acknowledges agreement to the terms herein contained and a receipt of a copy hereof.

Dated this day of	
Lessee	Lessee
Management Representative	