

1 STATE OF OKLAHOMA

2 2nd Session of the 60th Legislature (2026)

3 HOUSE BILL 3389

By: Clinton

6 AS INTRODUCED

7 An Act relating to landlord and tenant; providing
8 that a landlord may require either a pet deposit or a
9 pet fee for tenants that own a pet; prohibiting pet
rent; providing for codification; and providing an
effective date.

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12 BE IT ENACTED BY THE PEOPLE OF THE STATE OF OKLAHOMA:

13 SECTION 1. NEW LAW A new section of law to be codified
14 in the Oklahoma Statutes as Section 62 of Title 41, unless there is
15 created a duplication in numbering, reads as follows:

16 A. A landlord may charge a tenant who has a pet the following:

17 1. A pet deposit: Which is a deposit that covers actual
18 damages caused by an animal. The deposit shall be:

19 a. refundable;

20 b. a one-time payment;

21 c. damage-based, meaning if the damages does not exceed
22 the deposit amount the unused portion of the deposit
23 shall be refunded to the tenant; and

24 d. held in escrow.

1 2. Pet Fee: A pet fee shall be:

2 a. nonrefundable;

3 b. a one-time payment charged solely because a pet will
4 live on the leased premises;

5 C. not tied to actual damages; and

6 D. not be charged in addition to pet deposit.

7 B. A landlord may not charge pet rent. Pet rent is a recurring
8 payment for having a pet on the leased premises.

9 SECTION 2. This act shall become effective November 1, 2026.

10 60-2-15758 JL 01/05/26