

**GUIDELINES FOR HOUSEHOLD ANIMALS  
HOUSEHOLD ANIMAL ADDENDUM**

Residents may own and keep common household animals. All residents shall demonstrate that they have the physical and financial capability to care for the animal.

- A. Application for Household Animal Permit. Prior to housing any animal on premises, resident shall apply to the management for an animal permit, which shall be accompanied by the following:
1. A current license issued by the appropriate authority, if applicable.
  2. Evidence that the animal has received current rabies and distemper inoculations or boosters, as applicable.
  3. The name of the animal, the name, address & phone number of the animal's veterinarian, as well as, the name, address & phone number of an alternate custodian.
  4. A current picture of the household animal must be supplied to management.
- B. All residents with household animals shall comply with the following rules:
1. Permitted household animals are domesticated dogs, cats, birds, gerbils, hamsters, small turtles (not to exceed 6" in length), and fish aquariums. However, fish aquariums must not exceed 20 gallons. The weight of the dog or cat may not exceed 35 pounds (adult size). Exceptions to this rule will be made for assistive animals. Any animal (pet) that could be considered unusual (such as snakes, spiders, or exotic animals) will not be permitted.
  2. Dogs and cats are not allowed on family designated properties except as designated by the managing agent.
  3. Only one animal per household will be permitted. If the animal is caged (such as a bird), two animals may be permitted.
  4. Dogs and cats must be licensed yearly with the proper authority, as applicable, and residents must show proof of annual rabies and distemper booster inoculations, and present health examination statement 30 days prior to recertification.
  5. Vicious and/or intimidating animals will not be allowed.
  6. All animals shall remain inside the resident's unit. No animal shall be permitted to be in lobby areas, laundry rooms, community room, or other common areas of the facility. Again, exceptions to this rule will be made for assistive animals.
  7. When taken outside the unit, dogs and cats must be kept on a leash, no longer than 8 feet and controlled by an adult; must use walking area in rear of building; must not linger in halls, lobbies and other common areas any longer than necessary to enter and exit the building.
  8. Birds must be confined to a cage at all times. All other animals, other than cats and dogs must be confined as well (cage, box, aquarium, etc.).
  9. Residents shall not permit their household animal to disturb, interfere, or diminish the peaceful enjoyment of other residents. The terms "disturb, interfere, and diminish" shall include, but not be limited to, barking, howling, chirping, biting, scratching, and other like activities.
  10. Residents must provide litter boxes for cat waste, which must be kept in the dwelling unit. Residents shall not permit refuse from litter boxes to accumulate nor to become unsightly or unsanitary.
  11. Residents must contain the animal when they leave their home or when the staff enters the unit.

12. Residents are solely responsible for cleaning up animal droppings, if any, outside the unit and on facility grounds. Droppings must be disposed of by being placed in a sack and then placed in trash containers provided by the management.
13. Residents are responsible for properly disposing of dog and cat waste in a sealed container and deposited in the outside trash compactor or container supplied by management. Waste must not be deposited in trash chute.
14. Residents shall take adequate precautions and measures necessary to eliminate animal odors within or around the unit and shall maintain the unit in a sanitary condition at all times.
15. If animals are left unattended for a period of twenty-four (24) hours or more, management may enter the dwelling unit, remove the animal and transfer it to the proper authorities, subject to the provisions of state law and pertinent local ordinances. Management accepts no responsibility for the animal under such circumstances.
16. Residents shall not alter their unit or unit area in order to create an enclosure for any household animal.
17. Residents are responsible for all damages caused by their household animal, including the cost of cleaning of carpets and/or fumigation of units for fleas.
18. Residents are prohibited from feeding or harboring stray animals. The feeding of stray animals shall constitute having a household animal without the written permission of management.
19. Residents must identify an alternate custodian for their household animal in the event of resident illness or other absence from the dwelling unit. This identification of an alternate custodian must occur prior to management issuing a household animal registration permit. Verification by alternate custodian, signed and dated must be in resident's file.
20. Resident shall pay a total damage deposit of \$100.00 for a dog or cat. \$50 is payable at the time the animal is brought onto the premises. The balance is to be paid at the rate of \$10 per month until paid in full. However, you may choose to pay the deposit all at one time if you wish by checking the blank in parenthesis ( \_\_\_ yes, I wish to pay the household animal deposit in full). The deposit is refundable if no damage is done, as verified by management, after resident removes the animal or moves. Any damages caused by birds or fish (fish tanks) will be billed at the time damage is discovered or at move out. In the case of a reasonable accommodation, there will be no damage deposit required. However, any damages caused by an assistive animal will be billed at time damage is observed or at move out.
21. Residents who violate these rules are subject to:
  - a. being required to remove the animal within 14 days of notice by management, unless the animal creates an immediate threat to health and safety of the general public, in which case the animal must be removed in three (3) days; and/or
  - b. eviction.
24. The privilege of maintaining a household animal shall be subject to the rules set forth in paragraph B. above. This privilege may be revoked at any time, if the animal should become destructive, create a nuisance, represent a threat to the safety and security of other residents, or create a problem in the area of cleanliness and sanitation.

I have read and understand the above policy provisions regarding the keeping of household animals and agree to abide by those provisions.

\_\_\_\_\_  
RESIDENT SIGNATURE

\_\_\_\_\_  
DATE

\_\_\_\_\_  
MANAGER'S SIGNATURE

\_\_\_\_\_  
DATE

### HOUSEHOLD ANIMAL PERMIT

I have received written permission to keep the following animal in my residence.

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My alternate household animal custodian is:

Name: \_\_\_\_\_

Address: \_\_\_\_\_

\_\_\_\_\_

Phone: \_\_\_\_\_

My Veterinarian is:

Name: \_\_\_\_\_

Address: \_\_\_\_\_

\_\_\_\_\_

Phone: \_\_\_\_\_

I fully understand the rules/regulations in regard to this privilege and will abide by same.

\_\_\_\_\_  
RESIDENT SIGNATURE

\_\_\_\_\_  
DATE

\_\_\_\_\_  
APPROVED BY: (Manager's Signature)

\_\_\_\_\_  
DATE

Household Animal Damage Deposit Paid \$ \_\_\_\_\_

\_\_\_\_\_  
DATE

Received By: \_\_\_\_\_

**HOUSEHOLD ANIMAL APPLICATION**

1. Dogs and cats are not allowed on family designated properties unless as so stipulated by the managing agent.
2. Only one animal will be allowed in each unit, except as noted in the addendum.
3. No animal shall be tied outside or left unattended. No doghouses, animal runs, etc., will be permitted.
4. Resident shall be responsible for daily cleaning.
5. The inside of units must be kept free of animal odors and maintained in a clean and sanitary manner.
6. All dogs and cats outside of units must be walked on a leash.  
Please see Household Animal Addendum for more specific requirements.
7. Management will permit no excessive noise or whining of animals inside units.
8. All animals shall have appropriate vaccinations, including rabies and distemper shots, and certificates of such shall be provided to management prior to approval.
9. Dogs must be properly licensed and display a proper tag prior to approval.
10. Birds must be caged.
11. If the animal poses a nuisance, owner will remove the animal from premises if management so requests. Other lease obligations will remain in effect.
12. A current picture of the animal must be supplied with the Household Animal Application.

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I/We have read the above and agree to abide by the rules and regulations and make a damage deposit in the amount of \$\_\_\_\_\_ to be returned to me/us provided all terms and conditions contained herein have been performed.

I/We have attached evidence of all required vaccinations and license (if applicable to your household animal).

Name of Household Animal: \_\_\_\_\_ Breed: \_\_\_\_\_

Height: \_\_\_\_\_ Weight: \_\_\_\_\_ License #: \_\_\_\_\_

Name & Address of Veterinarian: \_\_\_\_\_

\_\_\_\_\_

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\_\_\_\_\_  
RESIDENT SIGNATURE

\_\_\_\_\_  
DATE

\_\_\_\_\_  
RESIDENT SIGNATURE

\_\_\_\_\_  
DATE

\_\_\_\_\_  
ALTERNATE CUSTODIAN SIGNATURE

\_\_\_\_\_  
DATE