



# key. PET AGREEMENT©

- 1). “Visiting” pets are prohibited.
- 2). Maximum two pets per apartment.
- 3). We DO NOT accept the following dog breeds, sub-breeds, or any mix in their lineage: Dobermans (including miniature), Rotweillers, American Staffordsire Terrier, Bull Terriers, Chows, Pit Bulls, Akitas, Mastiffs, Perro de Presa, Boxers, Giant and Standard Schnauzers, Airedale Terriers, Bouvier des Flandres, Briands, Canarios, Dingos, or Wolf Hybrids and German Shepherds. Restrictions are inclusive of all known aggressive breeds.
- 4). The required pet deposits and fees must be paid and a “Pet Agreement” signed before the pet moves into the unit. Monthly pet rent will be added per community policy.
- 5). Pet deposit is considered additional security deposit as part of the lease agreement.
- 6). Pet deposits are not refundable until the apartment is fully vacated. Even if the pet no longer resides in the apartment, the deposit is not refundable until the apartment is fully vacated.
- 7). Weight/size requirements
 

{	Per Pet	<b>0-25 lbs - \$400 (\$200 Deposit/\$200 Non Refundable Pet Fee)</b>
		<b>26+ lbs - \$500 (\$250 Deposit/\$250 Non-Refundable Pet Fee)</b>
		<b>Additional \$25 Monthly Pet Rent (Max 2 pets)</b>
- 8). As per Sect. 27.2 (A) of the lease agreement, resident will be charged \$100 per animal and \$10 per animal per day for housing or feeding unauthorized pets. If pet is not removed within 10 days, eviction proceedings shall commence.
- 9). Pets must be visually observed (interviewed) by the manager before conditional authorization can be granted. A photograph must be provided.
- 10). Non-house broken pets, such as puppies are not permitted.
- 11). Veterinary records must be received to verify pet has received rabies vaccination.
- 12). Pets must be kept on a leash at all times when outside the apartment on community grounds other than in enclosed “pet run areas”.
- 13). Pets must be taken to management approved curbing areas or off property for defecation. Resident will be responsible for cleaning up after their pet anytime the pet is outside of the apartment.
- 14). Resident must understand that management’s authorization may be revoked if pet disturbs the rights and comforts of others, or if the pet agreement is violated.
- 15). The pet restrictions and Pet Deposit / Pet Fee are waived for assistance/service animals provided that proper documentation is provided.
- 16). Excepts apply under separate agreement for assistance/service animals with proper documentation.
- 17). Upon move out, resident will be charge for sanitizing and deflea treatment of the apartment.

Resident Signature

Resident Signature

Owner Approval

Date

Date

Date