

Stonebridge
230 Edwards Drive
Condominium Plan No# 042 1107

Pet Policy

The Board of Directors has established the following policy for Animal/Pets based on the rules and regulations outlined in the bylaws, Section 57. *Please ensure that this policy is included with other relevant documents relating to the sale of your unit.*

1. A written request to the Board of Directors for approval to maintain an animal on the premises is required.
2. A registration form providing details about animal must be submitted to assist the Board with any decision.
3. No animal exceeding **50 pounds** will be considered.
4. No animal considered '**Dangerous**', especially dogs such as Pit Bulls, Rottweillers and Dobermans for example, will not be allowed period.
5. **Noise:**
Tolerance for the casual bark or occasion out burst will be given. However if the dog or animal creates excessive amounts of noise that disturbs the surrounding units or those residing in the complex in a frequent or constant manner, the owner by allowing a continuance will be found in contravention of Bylaw 61.
6. **Control of Animal:**
Any and all permitted pets which may bear a leash will be required to bear one when on the Common Property or on any Unit registered in the name of the Corporation. No pet shall be kept on or allowed to run at large period.
7. **Cleanliness:**
 - a) Any defecation left on the patio area of a unit, or any surrounding area, for longer than 24 hours will be deemed in contravention of the Stonebridge Bylaw Number 57. Any time that the animal defecates on common property while being walked, the droppings must be ***immediately*** picked up in a plastic bag and deposited in the nearest waste receptacle. This is for the safety and sanitation of all residents and especially those children who play in the complex.
 - b) Animals must not be fed outside the unit. If the animal is to be left on the patio area for any period of time, a bowl of water may be left for that animal's consumption. Food outside the unit invites rodents and insects to nest and cause damage to the unit and surrounding units. Such damage will be the sole responsibility and cost of the owner involved.
6. **Fines:**
When a complaint regarding an animal is received by the Board or Management, a letter will be sent to the owner of the animal involved explaining the complaint (complainant will not be revealed). The complaint will be investigated before a letter is written. Upon a second occurrence, Bylaw Enforcement will be contacted to assist and possibly fine the owner.

7. **Removal of Pet:**

The Board of Directors reserve the right to deliver a (15) day notice demanding removal of any offending animal or owner of the animal found to be in violation of this policy.

I have read and understood the above Pet Policy and agree to abide by them

Unit Owner's Signature

Date Signed