

STOCKBRIDGE HOUSING AUTHORITY

VISITING PET POLICY

No animal may visit Heaton Court without receiving written and prior permission from the Executive Director of the Stockbridge Housing Authority. In addition, any person/tenant bringing an animal onto the property must first show that they have read, understand, and will abide by the following rules by signing this form.

1. All female dogs over the age of six months and all female cats over the age of five months must be spayed. All male dogs over the age of eight months and male cats over the age of ten months must be neutered.
2. A health certificate from a licensed veterinarian, dated within 12 months of any visit, must be filed with the Stockbridge Housing Authority office. The certificate must include a description of the animal including breed, age, and weight; status of spaying or neutering; dates of rabies, distemper, parvovirus, feline leukemia, and other vaccinations, when applicable.
3. The pet owner is responsible for cleaning up after the pet anywhere on the development property. A \$10.00 fee may be collected from any tenant whose guest fails to follow this rule. All wastes must be bagged and disposed of in a receptacle determined by management. Under no circumstances shall any pet debris be deposited in a toilet. Cats must be supplied litter boxes, which must be kept clean, and odor free in the tenant's unit.
4. Pets will be restrained at all times, when outside the apartment. No pet shall be loose in the community room, laundry room, or anywhere on the development property. All pet owners must have control of their pets via leash or pet carrier.
5. A visiting pet may stay overnight no more than 21 days during a calendar year. There is no limitation on daytime visits.
6. No visiting pet will be left alone in the apartment for any reason. Pets shall not be left unattended or tied outside, including on the porch.
7. The tenant will be responsible to see that the visiting pet is restrained, and prevents the pet from defacing any door, wall, window, and floor covering of the unit, other units, and common areas, as well as shrubs and all landscaping of the facility. The tenant will be held responsible for the cost of any damages caused by their visiting pet. Charges for damage will include materials and labor.

8. The tenant will keep their unit and porches clean and free of pet odors, insect infestation, waste, and litter, and shall maintain the unit in a sanitary condition at all times. The tenant will be responsible for the cost of materials and labor to alleviate any unsanitary condition caused by the visiting pet.

9. Tenants will not alter their unit, porch, or other outside area to create an enclosure for an animal.

10. Pet blankets and bedding are not to be cleaned or washed in the laundry room for hygienic reasons.

11. Pets will not be allowed to disturb the health, safety, rights, comfort, or quiet enjoyment of other tenants. A pet may not create a nuisance to neighbors with excessive barking, meowing, whining, chirping, or other unruly behavior.

12. Tenants with visiting pets must agree to apartment inspections at the Director's discretion to be sure pets are causing no damage to the unit.

13. The tenant is responsible for keeping management informed of any change of information regarding a visiting pet.

Revocation of visiting pet privileges and/or termination of lease proceedings may be instituted if the tenant is in violation of these rules.

I acknowledge receipt of these Rules and agree to abide by them.

Signature of Tenant

Date

Signature of Executive Director
Stockbridge Housing Authority

Date of Approval

Approved by the Stockbridge Housing Authority Board of Commissioners on April 5, 2005.