



PET POLICY

ON MOTION DULY MADE, SECONDED AND UNANIMOUSLY CARRIED, THE FOLLOWING POLICY AND RULES REGARDING THE OWNERSHIP AND BEHAVIOUR OF HOUSEHOLD PETS AT SHAMROCK CO-OPERATIVE HOMES WAS ADOPTED BY THE BOARD OF DIRECTORS:

Date passed by the Board of Directors:	<u>October 4th, 1989</u>
Date confirmed by the Members:	<u>November 29, 1993</u>
Date revised by the Board of Directors:	<u>December 9, 2002</u>
Date confirmed by the Members:	<u>April 27, 2003</u>
Date revised by the Board of Directors:	<u>September 11, 2006</u>
Date confirmed by the Members:	<u>May 27, 2006</u>

PREAMBLE:

It is the policy of this Co-op that ownership of a household pet is a privilege not a right and that this privilege, once given, may be withdrawn with cause by vote of the Board of Directors.

This policy recognizes that the companionship of an animal can contribute to a human being's sense of well-being. It also recognizes that pet owners who fail to bring appropriate attention and diligence to the care of their pets can cause aggravation to other Members and interfere with the quiet enjoyment of their homes.

THEREFORE BE IT RESOLVED THAT:

The following rules will apply to all Members who own household pets:

1. Since there is a limit to the number of four-legged animals (that is, dogs and cats) that can be easily accommodated in a 90-unit project, Members may have only two four-legged animals per unit. In all cases of pet ownership, the conditions in a unit have to be sanitary and not pose any health problem to Members or pets. The Board of Directors will endeavour to show compassion when considering requests by a member household to keep more than two such pets.
2. Members shall not keep vicious animals. Disputes concerning these determinations will be settled by the Board of Directors on a case by case basis.
3. The Board will consider requests to keep exotic pets on a case by case basis, taking into account the member's ability to provide humane and appropriate housing.
4. Pet owners must not permit their pets to create a nuisance or noise inside or outside their residence that will cause a disturbance to any other member.
5. No pets may be permitted to roam free.
6. Pet owners are expected to clean up or repair damage after their pets immediately after any mess is created or damage done. Patios and garages are not to be used as pet toilet facilities. All cat owners must provide indoor facilities for their cats.



Member Handbook - Section III - Policies



7. All dogs must be leashed when on communal co-op property. Even when on a leash, dogs may not be left unattended outside a unit for more than two hours.
8. All dogs are to be restricted within the unit boundaries, except when accompanied to be exercised off the Co-op property.
9. Animal Control will be called in to deal with any stray animals found wandering loose on Co-op property.
10. Members will be expected to resolve disputes over compliance with these regulations between themselves. Members who are unable to do so may request assistance in resolving a dispute by submitting a written complaint to the office. Such written complaint will be referred to the Board of Directors who will make a determination as to whether or not the complaint is the business of the Co-op and what if any action should be taken. Complaints referring to the same occurrence on the same day will be treated as one and the same complaint.
11. If the Board determines that an infringement of this policy has occurred, a verbal warning will be given by a duly authorized representative of the co-op to the pet owner. If a second complaint is received, the member will receive a written warning. If a third complaint is received, the member may be called to a meeting of the Board to discuss whether he or she should be given a notice to vacate the unit due to violation of the Housing Agreement.