

### Suggestions for pet ownership policy

Boards in conjunction with governing documents should provide rules and guidelines for pet ownership. Definitive pet ownership rules should be communicated at HOA meetings or in HOA newsletters/mailings.

This section might be placed in your governing documents with more definitive rules issued separately:

#### 1. ANIMALS:

**Household Pets:** A reasonable number of dogs, cats or other household pets may be kept on a residential site. They may not be kept, bred or maintained for commercial purpose, make objectionable noises or constitute a nuisance to other homeowners. They must be kept within an enclosure on the owner occupied residential site or on a leash held by a person capable of control. A responsible person must clean up after the pet. A "reasonable number" is defined for this purpose as no more than two (2) fur bearing pets per site.

Suggested rules for pet ownership at GEV for presentation at annual meeting and inclusion in newsletter via an article or newsletter insert.

#### Pet ownership rules

1. **No more than two fur bearing pets per household. Fur bearing pets are considered dogs, cats, or other domesticated animals. Decide if you want to address agricultural animals such as chickens.**
2. **When pet walking, the animal must be on a leash no greater than eight foot in length and the animal must be under owner control at all times. No dogs are to run free and unleashed. Pet walkers must yield and make way for all pedestrians on sidewalks.**
3. **Owners must pick up pet excrement and dispose of it properly in home containers.**
4. **Owners must not chain pets and leave unattended in outdoor areas including on their personal patios, front lawn, or common green areas.**
5. **Dogs must be restrained from barking when outside the home and not be heard by neighbors when inside the house due to open windows or doors or due to loudness of barking.**
6. **Owners should utilize lawn areas outside their home as the primary source for pet defecation to avoid soiling and spotting lawn areas of neighbors.**
7. **Dogs are not allowed in the club house, pool area, or other common use facilities.**
8. **Dog owners must notify their home owners insurance company of the number and type of pets in their home to ensure liability coverage in the event of damages inflicted by the pet on residents of GEV.**
9. **Violations to be reported to XXXXXX. Repeat violations may result in fines.**