

PET POLICY

Lakewood Ridge Townhomes enforces their pet restrictions as per the Governing Documents and Rules and Regulations, which may be amended from time to time - in addition to the Hillsborough County Municipal Ordinances regarding animals. A copy of Commonly Cited Hillsborough County Animal Ordinances and their **Fines for Violations** is attached hereto for reference. In addition to Hillsborough County Ordinance remedies, the Association may pursue in law or in equity for the recovery of damages, or for injunction relief, or both per our Governing Documents and applicable law in the event of a violation or breach, or threatened violation or breach.

NO MORE THAN 2 PETS per unit, no breeding of animals

Pets must be immunized and registered with Hillsborough County

You **MUST PICK UP YOUR PET'S** waste and dispose of it properly

You are required to keep control of your pet at all times

You must make sure your pet does not disturb other Owners/Occupants

Item 2 of our Rules and Regulations states: "2. Dog Walk areas are posted throughout the community and must be used. Owners must pick up waste left behind by their pets. Violations are subject to fines per Hillsborough County Ordinance 00-26, Section 14."

ARTICLE VI, Section 4 of our Governing Documents states: "Animals. No animals, livestock, or poultry may be raised, bred or kept anywhere within the Property, except that no more than two (in the aggregate) dogs, cats or other conventional household pets may be kept upon any Lot so long as they are not kept, bred or maintained for any commercial purpose. Each Owner shall have the responsibility to clean up the waste produced by his or her pet immediately. No pet shall be permitted to run at large outside a Lot. Each Owner and Occupant shall insure that his pet shall not disturb other Owners and Occupants with excessive or repetitive noise. All pets outside a Dwelling shall be properly leashed or shall be kept within an approved fence, shall be otherwise controlled in whatever manner is most practical on or off a Lot, and shall be subject to all applicable local ordinances existing from time to time. No outside animal pen, cage or shelter shall be constructed or permitted."

Resident(s): _____ Date: _____

Address: _____ Phone: _____

Type/Number of Pets: Dog () Cat () Other: () _____

Breed: _____ Color: _____ Weight: _____ Age: _____ Sex: _____

Breed: _____ Color: _____ Weight: _____ Age: _____ Sex: _____

Neutered/Spayed: Yes () No () Neutered/Spayed: Yes () No ()

Pet Names: _____ / _____

License Numbers: _____ / _____ Expiration Dates: _____ / _____