

# PET REPORT

(Must be completed - Pet or No Pet)

Name \_\_\_\_\_ BF Address \_\_\_\_\_

Work Number \_\_\_\_\_ Cell Number \_\_\_\_\_ Home Number \_\_\_\_\_

NO PET ( ) Date \_\_\_\_\_ Signature of Resident \_\_\_\_\_

PET ( ) Owner ( ) Tenant ( )



## PET REGISTRATION & PET APPROVAL REQUEST

In accordance with the Brentwood Forest Declaration and By-Laws (Article XVIII, Section 18.4 – PETS) any unit owner/tenant who temporarily or permanently houses a pet (except fish) must first forward a written application requesting approval from the Association Office. I/we hereby certify that I/we have received and read the Declaration and By-Laws, Section 18.4 – PETS and agree to abide by the rules and the Pet Policy adopted and/or amended by the Board of Managers. Review the following pet regulations:

- ❖ Pet's estimated weight may not exceed 40 pounds when full grown
- ❖ A Pet Application form is required completed by a veterinarian prior to the pet(s) occupancy
- ❖ Attach a current photo of your pet. BFCA may request to take a picture of the pet at their discretion
- ❖ Forward a pet application fee (1 pet - \$40 2 Pets - \$60) payable to Brentwood Forest Condominiums
- ❖ Fines are assessed for unregistered pets and pet violations
- ❖ Pet owner agrees to abide by the BF pet rules and regulations and the City of Brentwood Pet Ordinances

### THE FOLLOWING INFORMATION IS TO BE COMPLETED BY A VETERINARIAN

<b>PET #1</b> Dog ( ) - Cat ( ) Male ( ) Female ( )	<b>PET #2</b> Dog ( ) Cat ( ) Male ( ) Female ( )
Pet's Age _____ Pet Occupancy Date _____	Pet's Age _____ Date of Occupancy _____
Pet's Name _____ Breed _____	Name _____ Breed _____
Pet Color _____	Color _____
Present Weight _____ Est. full-grown weight _____	Present Wt. _____ Estimated full grown wt. _____
Neutered Yes ( ) No ( )	Neutered Yes ( ) No ( )
Shots: Rabies 1 Year ( ) 3 Year ( )	Shots: Rabies 1 Year ( ) 3 Year ( )
DHLPP Date _____	DHLPP Date _____

Name of Animal Hospital/Clinic \_\_\_\_\_ Address \_\_\_\_\_

Veterinarian's Signature \_\_\_\_\_ Phone # \_\_\_\_\_ Date \_\_\_\_\_

Pet(s) approved this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_ providing the pet does not become a nuisance, the information provided is accurate to the best of your knowledge, the pet owner abides by the Pet Policy and the pet does not exceed the 40 pound weight limit after approval. An automatic \$100 fine is assessed against the unit owner for housing an unapproved pet or a pet exceeding 40 pounds. A \$30 fine is assessed on the first of each month thereafter until the Association is notified in writing that this pet no longer resides in Brentwood Forest or until the pet is approved by the Association.

Property Manager \_\_\_\_\_  
Judy Canoy

# **BRENTWOOD FOREST CONDOMINIUM DECLARATION & BY-LAWS**

## **PETS**

### **Article XVIII, Section 18.4 – PETS**

No more than two (2) pets, including any combination of small dogs, cats, birds, or other household animals (not including fish) will be allowed in units. Any unit owner who desires to temporarily or permanently keep any pets (except fish) must first make application on a form provided by the Board. The Board may require a reasonable fee to accompany the application. All pets on the condominium premises prior to the 31st day of August 1998 shall automatically be approved, if the owner makes application as designated by the Board of Managers prior to that date (unless the pet has previously created a nuisance).

Approval of all dogs (except those present prior to September 15, 1998) shall be subject to the Board making a determination that the breed of dog for which a unit owner is seeking approval does not normally exceed a maximum weight of 40 pounds when full grown. The Board shall further have the right to reduce the maximum weight of dogs by rule or regulation, so long as the rules or regulation effect only dogs which were not previously approved.

- A. All pets must be kept only inside the unit and not on the patios, porches or balconies or on the Common Elements of the Condominium and no chains, runs, cages or houses may be kept in such areas. No pet may be allowed to roam free on the Common Elements and the unit owner shall be responsible for immediately picking up and properly disposing of animal feces deposited on the common elements. Pet owners must also obey all leash laws.
- B. No unit owner shall be allowed to keep any dangerous or vicious pets, wild animals, or livestock. No warnings need to be issued before the Board directs that any such animals be permanently removed from the Condominium. (A pet shall conclusively be determined to be dangerous or vicious upon biting or seriously clawing any person if such action was not clearly provoked).
- C. Any pet which has been found to have been in violation of this section, has been found to be dangerous or vicious, or has been a nuisance by reason of noise or odor shall be immediately and permanently removed from the Condominium Unit and Common Elements, upon request of the Board.
- D. Failure to follow this section may subject the Unit Owner or tenant to a fine, as well as other remedies available to the Board, including but not limited to physically removing the animal and turning it over to the proper authorities.