

COOPÉRATIVE D'HABITATION ST. GEORGES HOUSING CO-OPERATIVE INC.

BY-LAW NO.3

PET BY-LAW

In principle, St. Georges Co-op believes that permitting pets to live within the co-op is an asset to the community. This is partly due to the growing recognition of the therapeutic value of pets. Out of respect for the rights of co-op members, the keeping of pets is a privilege, not a right of occupancy.

In this by-law "Pet" shall mean "Animal" and "Animal" shall mean "Pet" except for certified working animals (i.e. seeing eye dogs), which are not considered as "Pets".

Certified working animals are exempt from the following sections of the by-law: paragraphs 5, 6 & 7.

1.
 - (a) Members are permitted domestic household pets, subject to 1(d) below. These include dogs, cats and contained animals such as fish, birds or gerbils.
 - (b) No exotic animals are allowed in the co-op.
 - (c) No animals, unless they are working animals are permitted as pets if they exceed or are likely to exceed 35 lbs/16 kilograms.
 - (d) In the interests of those members who have environmental problems caused by pets, one floor of the apartment building plus, all rehab units will all hardwood floors will be designated as "a no pets zone". Members in these areas will not be permitted pets. As well, no pets shall visit these areas.
2.
 - (a) Pet owners are responsible and liable for any damage caused by their pets to the owners' units, to common areas and to other members' units or property.
 - (b) Any excessive noise or nuisance caused by the member's pet is the responsibility of the owner. The owner is expected to control both the noise and the pet subject to relevant provisions in the co-op's Occupancy By-Law #4.
 - (c) All cats and dogs six months of age or older must be spayed or neutered. A certificate indicating that the spaying or neutering of a pet has taken place. This certificate must be issued by the Humane Society or a licensed veterinarian. It

must be filed with the co-op when a pet is registered or within one month of the pet turning six months of age. Any exceptions to the above must be approved by the board of directors.

- (d) Pet owners are encouraged to keep a fresh flea collar on their dogs and cats.
 - (e) The board of directors will have the right to prevent members from keeping animals which are dangerous or a nuisance.
3. There will be a limit of two cats or one dog per unit or one cat and one dog per unit.
 4. It is mandatory that all pets and certified working animals be registered with the co-op upon move-in or within 48 hours of the animal's acquisition (see Schedules A, B, C):
 - Schedule A (Registration of Pets)
 - Schedule B (Registration of Guest Pets)
 - Schedule C (Exemption for Show and Working Animals)
 5. Immediate clean-up after pets is mandatory. All owners must follow the Stoop and Scoop Policy according to City of Ottawa By-Law #196-81 or as it is amended by the City from time to time.
 6. Outside the member's unit, both inside the building and on co-op grounds, pets must be leashed or held in a proper container. Pets are not permitted in the co-op office, Meeting Room, Laundry Room, or any other common area as may be designated by the board of directors, unless specifically authorized.
 7. Pets of guests are subject to this by-law and must be registered according to Schedule B. For stays of longer than four days, written permission must be obtained from the co-ordinator. Members will be held accountable for the behaviour of their guest's pets.
 8. (a) Complaints about pets should be made to the pet owners directly. If necessary, members may forward written complaints to an appropriate committee of the board with a mandate to handle complaints.

Upon receipt of a complaint, the committee will send a warning to the member in question. Upon receipt of a second complaint, the board may meet with the member and/or, impose a \$25.00 fine and place the animal on probation for up to three months.

If there is a third complaint during the probation period, the member must remove the animal from the co-op within 30 days of receiving a notice to do so. If the pet has caused any damage to the unit or to other co-op property, the member will be responsible for the cost of all repairs. If the animal is not removed within the time allowed, the member may face eviction under the co-op's Occupancy By-Law #4.

9. The attached Schedules A, B and C will form part of this By-Law. They may be amended from time to time by the board and the Schedules, as so amended, will form part of this by-Law.

PASSED by the Board of Directors and sealed with the corporate seal of the Co-operative this ____ day of _____ 1991.

President

Secretary

and CONFIRMED by at least two-thirds of the votes cast at a general meeting of members this ____ day of _____ 1991.

President

Secretary

Pet By-Law

**COOPÉRATIVE D'HABITATION ST. GEORGES HOUSING
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SCHEDULE A

PET REGISTRATION FORM

NAME OF MEMBER/APPLICANT: _____

UNIT # (if applicable): _____

TELEPHONE NUMBER: _____

DATE OF REGISTRATION: _____

Pet: dog cat contained other _____

Name of Pet: _____ Description: _____

Date of Birth: _____

License #: _____ Date: _____

Is pet housebroken? YES NO

Approximate current weight: _____ Approximate adult weight: _____

Pet has been spayed or neutered: YES NO

If not, pet must be spayed or neutered by _____

Is proof of spay/neuter attached to this application? YES NO

If no, explain: _____

Is proof of vaccination attached to this application? YES NO

If no, explain: _____

Pet By-Law

**COOPÉRATIVE D'HABITATION ST. GEORGES HOUSING
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SCHEDULE B

GUEST PET REGISTRATION

NAME OF MEMBER: _____

UNIT #: _____

NAME OF GUEST: _____

PERMANENT ADDRESS: _____

PHONE NUMBER OF GUEST: _____

DATE: _____

Pet: dog [] cat [] contained [] other [] _____

Name of Pet: _____ Description: _____

Date of Birth: _____

Pet has been spayed or neutered YES [] NO []

If dog, is this dog a weight that can be reasonably carried through the common areas by a responsible person? YES [] NO []

Has pet been vaccinated? YES [] NO []

Is pet a certified working animal? YES [] NO []

Is pet a show animal? YES [] NO []

Is pet equipped with a flea collar? YES [] NO []

How long is pet visiting? From: _____ (date) To: _____ (date)

I understand that no more than two pets in the following combinations are permitted in a member's unit at any one given time: two cats or one cat and one dog. I agree to abide by the Pet By-Law and agree to remove my pet immediately should my pet become a nuisance.

SIGNATURE: _____ DATE: _____

Pet By-Law

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SCHEDULE C

EXEMPTION FOR SHOW & WORKING ANIMALS

SHOW ANIMAL: Do you wish to apply for spay/neuter exemption for a show animal? YES
[] NO []
Give details:

Are copies of purebred or show papers attached to this application?
YES [] NO []

If no, explain: _____

CERTIFIED WORKING ANIMAL:

Is working animal certification attached to this application?
YES [] NO []

If no, explain: _____

STATEMENT: I have read the Pet By-Law and agree to abide by the rules and regulations set out therein. If my pet becomes a nuisance to other members of the co-op and a workable solution from the co-op cannot be found, I understand that I may be requested by the board of directors to remove my pet from the co-op.

MEMBER SIGNATURE: _____ DATE: _____

UNIT #: _____