

# 2014 Conditions for Pet Ownership at Regency Island Dunes

Owning and keeping a dog at Regency is a Conditional License; it is not a right. This is an abbreviated summary of revised Conditions and they must be followed to maintain your Conditional Pet License in good standing, and to keep your dog at Regency. The Conditions below apply to, and must be followed by, every Regency pet owner. All Pet Owners are copied on any Violation Correspondence.

As a responsible pet owner, pay attention to your dog when you take him out. Pets can relieve themselves quickly, and you don't even see it. That is NO EXCUSE for urine in the Cart Room, on the building, in the garage doorway, lobby, etc.

- A. There are strict rules in place for any animal that shows aggressive behavior to our residents. This includes mandating the dog wear a muzzle at all times when in the Common Areas or immediate removal from Regency property.
- B. No animal can be left unattended in the Common Areas of either building.
- C. No pet is to be an annoyance / nuisance to other residents which includes barking. This includes constant barking in your absence.
- D. All dogs must be leashed or carried at all times when in Common Areas.
- E. Do not leave your pet outside, unattended on the balcony.
- F. **OWNERS MUST IMMEDIATELY CLEAN UP AFTER YOUR PET. CARRY A BAG AND PAPER TOWEL WITH YOU AT ALL TIMES WHEN IN COMMON AREAS.**
- G. BEFORE allowing your dog to approach another leashed dog ALWAYS ASK if it is OK. Do not assume all dogs are social.
- H. Pets are only allowed on the pool deck if they are going to the beach, Management Office, or to the other building. Local government has strict laws about dogs on the beach. Enforcement in that area is the sole responsibility of the County & State, not Regency Island Dunes.
- I. Pet Free Zones. All pets should enter and exit the building at Ground Level unless entering or exiting a vehicle from the Parking Deck area off of the Main Lobby. Pet Free Zones are - Great Room; Library; Billiards Room; Kitchen; Mail Room and all areas of the Main Lobby Level; Exercise Room; Small Board Room. A reasonable exception is if a pet is in a stroller or carry bag, and contained in that mode of transport when in Pet Free Zones. If returning from the beach / pool area using the pool hallway, the pet must be dry and feet must be free of sand.
- J. Exterior Common Yard Areas are only for walking your pet AFTER the dog has "pooped" in the Dog Walk Area. Bathroom areas are the designated Dog Walk Areas.
- K. Elevator Policy: When the elevator doors open, if there is an occupant, always ask if they would prefer that you wait for the next elevator if your pet is with you. Not all people are comfortable with dogs, especially in confined spaces.
- L. For safety reasons, if you use an extendable leash, do not extend it when in the interior Common Areas or when people are nearby.
- M. A mandatory meeting for all pet owners will be held in the first quarter of each year.

Any pet can be removed by the Board of Directors or Management should the Owner prove to be in violation of any of the stated Conditions as written above. This includes if the dog proves to be vicious, or the owner is not responsible, which creates a nuisance pet situation.

I have read and will comply with the Conditions as defined above for 2014 Conditional License Pet Ownership at Regency Island Dunes.

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Print name & Unit #

Signature & date