

# **Ann Arbor Tower Plaza Condominium Association**

## **Pet Policy**

WHEREAS, and in accordance with the Master Deed and Bylaws of the Ann Arbor Tower Plaza Condominium Association, the Board of Directors is authorized and empowered to govern the affairs of the Association, and the Association is authorized to adopt and enforce reasonable rules and regulations in the interests of the Community, pursuant to the Master Deed; and

WHEREAS, the Ann Arbor Tower Plaza Condominium Association also recognizes that it may, with limited ability, set certain rules, regulations and standards for pets within the building.

WHEREAS, that it is intended that this policy be applicable to all Ann Arbor Tower Plaza units and shall remain in effect until changed or rescinded by a majority of the Board of Directors...

BE IT, THEREFORE, RESOLVED THAT the following policy regarding pets shall be adopted by the Board of Directors:

Residents who desire to have pets in the building shall adhere to the following guidelines:

- 1) Any and all pets must be approved in writing by the Association prior to being brought upon the premises where a pet registration form must be submitted which must include a municipal ID number, picture and description of pet. This includes but is not limited to pets that belong to family or guests.
- 2) Only 1 pet is permitted per unit which may not exceed 30 lbs in weight.
- 3) Pets are only permitted in common areas when coming or going from the building when necessary for vet visits, etc...which must be leashed or properly contained in a pet carrier. Pets must be completely contained within the unit at all other times.
- 4) Anyone coming or going from the building with a pet is required to check in at the front desk to ensure the proper registration and Association approval is on file.
- 5) No animal may be kept or bred for any commercial purpose, and all animals shall have such care and restraint so as not to be obnoxious or offensive on account of noise, odor or any other unsanitary condition. No savage or dangerous animal shall be kept or permitted in the building.
- 6) Pet waste must be properly disposed of and double bagged.
- 7) In the event of any violation of this policy, the Association may assess fines for such violation and reserves the right without liability to remove or cause to be removed any animal from the building which it determines to be in violation of the restrictions imposed.

The Board of Directors reserves the right to review, modify and otherwise amend the above community standard guidelines as it determined appropriate and in the best interest of maintain community aesthetics.

This policy was originally adopted by the Board of Directors April 2007, which has been amended as of January 25, 2018.