

## Pet Rules

**1.7 PETS.** Unit owners may not keep in any Unit or bring upon the Common Elements any animals or pets other than dogs, cats, caged birds and aquarium fish which are usually and commonly kept as household pets, provided that any such pets are: (i) permitted to be kept by applicable laws and regulations; (ii) not left unattended on balconies or lanai terraces; (iii) not being kept or raised for commercial purposes; and (iv) quiet, inoffensive and not a nuisance to residents of other Units or of neighboring buildings. Further, pets shall be subject to the following conditions:

**1.7.1** Pets shall not be permitted outside of their owner's Unit unless attended by an adult and on a leash not more than six (6) feet long.

**1.7.2** No pets shall be permitted in the pool area, leashed or unleashed. Unless carried, pets are not permitted in the common areas that are carpeted, or in the lobby area or the wine room and sitting room areas.

**1.7.3** Pets shall only be walked or taken elsewhere on those portions of the Common Elements and the Hammock Dunes common property designated by the applicable association or entity governing same from time to time for such purposes, if any.

**1.7.4** Unit Owners shall immediately pick up all messes and solid wastes from their pet and dispose of same appropriately.

**1.7.5** Pets that are vicious, noisy or otherwise unpleasant will not be permitted in the Condominium. In the event that a pet has become a nuisance or unreasonably disturbing in the opinion of the Board of Directors, written notice shall be given to the owner or other person responsible for the pet, and the pet must be removed from the Condominium Property within seven (7) days.

**1.7.6** The Board of Directors has the authority and discretion to make exceptions to the limitations in this regulation in individual cases and to impose conditions concerning the exceptions. All Pet's must have current required VACCINATIONS: Pet owners must have proof of current vaccinations.

**1.7.7** The Association will limit the number of pets within a Unit. There will be a limit of two (2) dogs and two (2) cats per Unit. The maximum weight for any one dog is 60 pounds or a 100lb. combined weight if there are two dogs.

**1.7.8** All pets are to be taken up and down in the service elevator. All animals must be kept on a leash at all times.

## RENTAL POLICY FOR RENTERS and Owners OWNING PETS:

**7.1 TYPE OF PETS ALLOWED IN RENTAL UNITS:** A limit of one domestic dog (40 lbs. or under) or 2 domestic cats are permitted. Dangerous breeds (as defined in Le Jardin Rules and Regulations,) as well as dogs exhibiting aggressive behavior, are not permitted in the building. Tenants pets only! Tenants are not permitted to care for other peoples pets in their rental unit. Visitors of tenants are not permitted to bring pets with them while visiting tenants.

**7.2 ONLY PETS THAT ARE PREAPPROVED ARE ACCEPTED:** Tenants pets are required to receive Board approval before lease is finalized. The Board, within its discretion, may make inquiries regarding the pet's history, prior to approval. Once the pet is approved, the Board reserves the right to

revoke approval if compliance with the Le Jardin Rules and Regulations are violated. If approval is revoked the pet must be removed immediately.

**7.3 REQUIRED VACCINATIONS:** Pet Owners must have proof of current vaccinations.

**7.4 TENANTS ARE RESPONSIBLE FOR THEIR PETS:** Tenants must keep their pets under control at all times. Tenants must receive and agree to comply with all the Le Jardin rules and Regulations as part of the lease agreement.