

Regulations Concerning Pets in Porter Court Condominiums

1. All pets are prohibited generally from Porter Court Condominiums not withstanding less restrictive provisions in the Association Covenants.
2. The keeping of pets may be authorized by the Board of Directors as a conditional license and not a right, subject to the rules and regulations adopted by the Association with respect to same, revocable upon a finding by the Association that such pet is an unreasonable source of annoyance or danger to others.
3. Consistent with foregoing, no animals or pets of any kind shall be kept in any unit or any part of Porter Court Property, except those animals or pets as may be authorized with Board's prior written consent.
4. No animal or birds, other than those generally recognized as house pets shall be maintained in any unit or any part of Porter Court property without prior written permission of the association. In all circumstances, such animals and birds must be registered with the Association.
5. Those animals, which may be expressly authorized by the Association, shall be kept as a conditional license, not a right, revocable upon finding, which finding by the Association shall be final, that such an animal is an unreasonable source of annoyance or danger.
6. Only owners are permitted to have pets in Porter Court. Renters, guests, and visitors are prohibited from having pets in Porter Court.
7. Owners must provide the Association with proof of current vaccinations against rabies and distemper (dogs), and rabies, distemper and feline leukemia (cats) prior to issuance of license to have the pet within Porter Court. Such proof of current vaccinations must be on file in the Porter Court office and must be maintained current.
8. Photographs of the pets must be provided to the Association prior to the issuance of the license.
9. Any attack (bite) by a pet on an owner, resident or guest of Porter Court, or on a pet must be reported to the Association office.
10. The Board will issue a written warning to the owner of a pet committing an attack (bite) on an owner, resident or guest of Porter Court, or a pet.
11. The Board may, at the discretion of the Board, require that a pet committing such an attack (bite) on an owner, resident or guest of Porter Court or on a pet of an owner of a unit in Porter Court be removed from the Truman Annex or muzzled when in the common elements of Porter Court.

12. No pet shall be allowed to make unreasonable amount of noise that would constitute a nuisance.
13. Pets are not permitted in the pool area.
14. Guide dogs and support dogs of non-owners will be allowed to reside in Porter Court providing that proof of the required training and current vaccinations is provided to the Association office at least one week prior to the arrival of the dog on Porter Court property. Such dogs are covered by all of the regulations relative to the presence of pets in the Truman Annex.
15. Adherence to City and County regulations relating to pets is required within Porter Court.
16. No structure for the care, housing, or confinement of any such animal shall be maintained so as to be visible from any neighboring property.
17. In no event shall an animal be permitted in any portion of the Common Elements unless carried or on a leash. Leashes are to be no longer than six (6) feet in length.
18. Pets, if permitted, may be walked only in designated areas.
19. Dog waste must be picked up and disposed of properly and promptly.
20. Pets must be regularly treated for fleas.
21. No operation of a kennel or commercial boarding of pets shall be permitted in Porter Court.

Violations of these rules will result in \$100.00 fine per day, per incident. However the fines shall continue to accrue, without limitation, until each violation has been remedied.

Owners are encouraged to call Security 294-3995 and/or the Administrative office 296-0556 to report apparent violations.