

Sea Coast Gardens III

Pet Policy

September, 2018

The purpose of this policy is to provide standards to insure the best possible environment for both pet owners and non pet owners and to insure the responsible care of pets.

An Association Pet Registry has been established for all cats and dogs residing permanently or temporarily (owners and tenants) on the Sea Coast Gardens III premises. The registry will be maintained by management.

1. Pets are limited to domesticated dogs, cats, caged birds, caged rodents, fish and turtles kept for pleasure.
2. Tenants shall have no more than two cats or dogs.
3. All cats and dogs must be registered with the Association Registry. The following information is required: Breed, age, weight, rabies/vaccination records, name and photo.
4. Emotional Support Animals may be allowed under guidance of Fair Housing Act and must have an ESA letter from a licensed mental health professional presented to management. Service Animals are allowed under the Americans with Disabilities Act provisions. Either designation must be documented on the Association Pet Registry.
5. Absolutely No Pets, other than service animals, are allowed in the Pool Area, Beach Deck, Courtyard or Landscaped Areas. Dogs are to be walked directly off property or to vehicles and must be on a leash no longer than 8 feet.
6. Unit owners with pets and/or allowing tenants with pets must carry pet liability insurance.
7. Owners and tenants shall be responsible for any property or premises damage caused by their pet. The board of directors has the authority to assess and collect fines for violations of the rules pertaining to pets and to assess and collect amounts necessary to repair or replace damaged areas or objects.

The following dangerous breeds are not allowed

1. Pit Bulls & Staffordshire Terriers
2. Doberman Pinschers
3. Rottweilers
4. German Shepherds
5. Chows
6. Great Danes
7. Presa Canaries
8. Akitas
9. Alaskan Malamutes
10. Siberian Huskies
11. Wolf-hybrids
12. Any dog of a mixed breed that visibly contains any of these breeds.

No Animals, other than service animals, are allowed on the Beach in accordance with Volusia County Code, Section 20-113.

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