

**PET RESPONSIBILITY RULE.**

The following information must be provided:  
E-mail to [3111bldg.mngr@gmail.com](mailto:3111bldg.mngr@gmail.com) and [condo.varsity@gmail.com](mailto:condo.varsity@gmail.com)

This agreement is with the Condominium Corporation No. 0513297 and \_\_\_\_\_ the owner of pet(s)  
in Unit # \_\_\_\_\_, 3111-34 Ave. NW. Dated: \_\_\_\_\_ 20\_\_\_\_.

The Condominium Corporation agrees to permit the Pet Owner to maintain the following described domestic pet(s) on the premises subject to the following description being supplied to the Corporation and the acceptance of the terms and conditions.

**DISCRIPTION OF PET (S):**

(a.) Species: \_\_\_\_\_ Breed: \_\_\_\_\_ Color: \_\_\_\_\_

(The Pet) License Tag No: \_\_\_\_\_ Age: \_\_\_\_\_ Gender: \_\_\_\_\_

Neutered or Spayed: Yes: \_\_\_\_\_ No: \_\_\_\_\_

(b.) Species: \_\_\_\_\_ Breed: \_\_\_\_\_ Color: \_\_\_\_\_

(The Pet) License Tag No: \_\_\_\_\_ Age: \_\_\_\_\_ Gender: \_\_\_\_\_

Neutered or Spayed: Yes: \_\_\_\_\_ No: \_\_\_\_\_

**ITEMS:**

1. The pet owner agrees to comply with all federal, provincial and municipal laws, bylaws, rules and regulations relating to the animals, the keeping of domestic pets and health and sanitary matters.
2. The pet shall not be allowed on the Common Property unless it is on a leash, or carried, and in the care, custody and control of a responsible person.
3. The pet owner shall ensure and be responsible for the immediate and sanitary disposal of all excrement originating from the pet.
4. The pet **shall not** be permitted to urinate or defecate in or on any balconies, patios, planters, shrubs, flowers and trees or on any of the lands or Common Property at the 3111 Varsity Condominium.
5. The pet owner shall ensure and be responsible for the proper and prompt immunization of the pet (e.g. Rabies, Hepatitis, Distemper, Parvovirus, Leptospirosis and other communicable diseases associated with the pet) and shall provide proof of up to date immunization and city animal licensing to the Condominium Corporation upon request.
6. No pet shall be leashed or tied to any unit decks, balcony, shrubbery, trees, or fences of the managed or common property or left unattended by any owner or caregiver.
7. The pet owner shall ensure the pet is not left alone and does not create any noise or nuisance of any kind to the other owners.
8. The pet owner shall not bring any live rodents, insects or any other food source to be fed to any pets.
9. In the event that the Corporation, in it's sole and absolute discretion, deems any pet to be a nuisance, or in the event the pet owner has failed to observe the terms of this agreement, then the Corporation may require the pet owner to remove the pet from the premises immediately.
10. In the event that the description of the pet provided by the pet owner is false, the Corporation may revoke this consent form.
11. The pet owner shall be responsible for all costs associated with all and any damages or destruction caused, directly or indirectly, by the pet to any or all Common Area or Managed Property.
12. Not with standing anything to the contrary herein, the pet owners may keep fish in an aquarium up to (38 liters), two domestic cats or **two small dogs (20 pounds or less when full grown.)**

I/We the pet owner(s) have read, and agree to abide by the above Pet Rules Items and 3111 Varsity Bylaws.

\_\_\_\_\_  
Pet Owner

\_\_\_\_\_  
Pet Owner

\_\_\_\_\_  
Building Manager