



## **Pet Policy & Unauthorized Pets**

The Edwards Companies is pleased to offer the opportunity for residents to have pets under the following terms and conditions:

### **FULL PET POLICY**

- Property owners determine if they will allow pets, or not. This is listed in the property information for each home and is not deviated from.
- All pets must be listed on the lease of the home.
- All pets must be registered and immunized consistent with all federal, state, and local ordinances.
- Pets are not allowed to be tied to any part of the property.
- All damage as a result of pets is the responsibility of the resident.
- At the end of tenancy, the resident is responsible for having a flea treatment performed by a licensed exterminator and supply a copy of the receipt to The Edwards Companies Management.
- Any pet that is considered a "vicious breed" in the Landlord's sole discretion shall not be allowed. Included, but not limited to, in these breeds are:
  - Pit Bulls
  - Chows
  - Rottweilers
  - Dobermans
  - German Shepherds
  - Mixtures of any above
- "Non-traditional" caged pets that are allowed include:
  - Hamsters
  - Hermit crabs
  - Ordinary fish
  - Small birds
  - Turtles
  - Frogs
  - Rabbits
  - Gerbils
- "Non-traditional" pets that are not allowed include:
  - Snakes
  - Iguanas
  - Ferrets
  - Spiders

### **Costs Associated with Traditional Pets**



» Non-refundable pet fee of \$275 per pet due prior to move-in