



POLICY NAME: PET POLICY	POLICY DATE: JANUARY 18, 2018
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1.0 BACKGROUND

Pacifica Housing recognizes the value of pet ownership in supporting mental and physical health, and connectivity within your community. Pet ownership is also valuable for teaching individuals, families and children about responsibilities that improve life skills.

2.0 PURPOSE

Pacifica's policy is aimed at easing pet restrictions to remove barriers that frustrate access to housing for many individuals and families. Pacifica's pet policy will reflect the need to protect our properties and to ensure quiet enjoyment by other residents. It also aims to ensure that pets are well managed, well treated and a healthy addition to our communities.

3.0 POLICY

Pets are welcome within Pacifica's housing portfolio by application, approval and the satisfactory payment of a pet deposit. Pacifica Housing reserves the right to approve or deny pet application at our discretion. Pet ownership on Pacifica property is subject to the rules and regulations set forth in section 3.2 of this policy.

3.1 PROCEDURE

- a) Submit written request to add any pet to your unit.
- b) Tenant Services will provide an application and registration form.
- c) A unit inspection will be conducted.
- d) Complete and submit application forms including the following information:
 - Type of pet and breed
 - Weight
 - Age
 - Name and picture
 - Emergency back-up contact for pet
 - Veterinarian information
 - Verification of municipal licensing (receipt required)
 - Verification of vaccination and flea prevention program for all pets that are not indoor only (receipt/letter required)
 - Verification of spay/neuter (receipt/letter required)
- e) Security deposit is paid in full (50% of economic or market rent).
- f) Tenant Services will send out an approval letter.

3.2 RULES AND REGULATIONS

- a) All applications must be completed and approved prior to the arrival of a pet or signing of a tenancy agreement for new tenants with pets.
- b) Pacifica must be notified of any change in your household pet composition.
- c) The number of pets allowed in each unit will be regulated by municipal by-laws in each jurisdiction, but will not be more than two pets per unit. Extenuating circumstances may be considered.
- d) Dogs must remain on a leash in all common areas (hallway, lobby, elevator, exterior property).
- e) Residents must not take pets into the laundry room or lounge as other residents may be allergic or frightened by them.
- f) Pets are strictly prohibited from playground areas.
- g) Residents are required to maintain the property in a clean and sanitary manor by immediately removing any pet waste.
- h) Pet waste must not be flushed down the toilet i.e. kitty litter.
- i) Any damage to property caused by pets is the responsibility of the owner.
- j) Noise issued caused by pets are to be immediately remediated by the pet owner.
- k) Residents are responsible for pets brought on to the premises by their guests.
- l) Any pest control expenses incurred will be charged back to the tenant.
- m) All exotic animals are strictly prohibited in accordance with B.C.'s Controlled Alien Species Regulation.
- n) Residents must provide proof of tenant content insurance.

3.3 PET CARE TIPS

Pet ownership is a great responsibility and at times can be challenging; below are tips to encourage a positive experience for pets and families:

- a) A tired pet is a happy pet: ensure consistent and regular exercise. Statistics show that exercise drastically reduces behaviour problems.
- b) Permanent identification in the form of a tattoo or registered microchip for all cats and dogs is preferred.
- c) Regular grooming and nail trimming will limit the sound of scratching on floors.
- d) Providing scratch posts/pads for cats and bones to chew for dogs will protect property and premises.
- e) Ensure you have a caregiver available as back-up for unforeseeable issues and extended periods of time away from the home. Ensure they have access to enter your home.
- f) Contact your local BCSPCA for pet care support, advice and resources.
- g) Contact local community agencies for resources for low income families i.e. <http://vetsforpetsvictoria.com/> and <https://sPCA.bc.ca/programs-services/community-work/low-income-spayneuter-programs/>.