



PET POLICY

Pets, including dogs, cats, birds, fish or other animals, reptiles or wildlife shall neither be kept nor maintained in or about the Condominium Property except in accordance with the following, and in addition to the applicable terms of the Declaration:

- Dogs and cats shall not be permitted outside of their owner's Unit unattended. Owners/Residents are required to keep their pets on leashes, which cannot be more than six (6) feet long, or keep their pets within containers, when in the common areas of the building. Owners/Residents must ensure that their pets refrain from disorderly conduct.
- No pets are allowed on the pool deck, in the summer kitchen area, or in any other amenities; nor are any pets allowed to enter any of the property's water features.
- An Owner/Resident whose lease permits pets, will be allowed to have up to two (2) pets on premises. Maximum weight at full maturity for one (1) dog is 40 pounds. The maximum combined weight for two (2) dogs at full maturity is 60 pounds. The following breeds are expressly prohibited by the Association: Pitbull (or any variation or combination of the Pitbull breed), Doberman Pinscher, Rottweiler, Bullmastiff, Gogo Argentino (Argentinian Mastiff), Akita, Dalmatian, Gull Dong, Perro de Presa Canario, Tosa Inu, Chow Chow, Cane Corso, and any bred considered to be dangerous or a nuisance by the Board of Directors (in its sole and absolute discretion), as stated in CPST's Declaration of Condominium.
- Dogs registered with the management office prior to the date these amended rules take effect are grandfathered in. At such time any dogs that are grandfathered in pass away, and the resident obtains a new dog, the updated policy will apply.
- Service Animals and Emotional Support Animals are exempt from this policy, but must be registered with the management office, and must follow Florida Statute requirements.
- Dog waste shall not be left on any portion of the Association property, this includes, but is not limited to, all common areas, the front entrance lawns and the south, west and east sides of the Condominium Property. Each Owner/Resident must immediately clean up after his or her pet(s). An Owner/Resident is responsible for all costs associated with the clean up or repair to the common areas for damage caused by his or her pet.
- Dog waste must be disposed of properly and be placed in the designated dog-waste stations located along the perimeter of the building. Under no circumstances shall dog waste be disposed of in the residential trash chutes.