

Pets at Arrowhead FAQs

The following FAQs are presented as a summary introduction about pets for Owners and potential owners of Units at Arrowhead I Condominiums. They are abbreviated versions of some of the relevant sections of the Association Documents.

Owners are required to comply with all the Association Documents. Owners should also expect the HOA to enforce all Rules and Regulations and Governance Policies outlined in the Association Documents.

Q: Are pets allowed at Arrowhead?

A: No animal of any kind shall be kept....except (i) dogs and/or cats, (ii) aquarium fish and (iii) birds and similar species of animals which do not normally leave the Unit and which do not make noise..... Owners of pets on the Property will be required to take all steps necessary to control excessive barking or other disturbances caused by their pets. *(Excerpted from Declaration 12.7).*

Q: Are there rules for pet's behaviors?

A: A pet may be maintained in a Unit only for so long as it is not a nuisance. All pets must be kept inside to the extent possible. No pet may be left unattended in a Limited Common Element such as a deck, balcony, storage area, garage or yard. Actions which will constitute a nuisance include, but are not limited to, abnormal or unreasonable crying, barking, scratching, odors or unhygienic offensiveness, including failure of Owners to pick up the pets' waste in adjacent areas. *(Excerpted from Rules and Regulations 38).*

Q: If the Documents are violated, what actions will the Association take?

A: If pet rules are violated, the Association may require a pet's permanent removal from the Property upon 10 days written notice to the Owner. *(Excerpted from Rules and Regulations 38).* If an owner fails to timely correct a violation, the Board has the right to assess a one-time fine in the amount of \$100 - \$5,000.... In addition, the Board may assess daily fines for any continuing or persistent violation in the amount of \$15 - \$50 per day until the Owner has corrected the violation. *(Excerpted from Policy for Enforcement of Covenants and Rules 4.5).* Fines levied under this Policy are not the Association's exclusive remedy for addressing a violation. *(Excerpted from Policy for Enforcement of Covenants and Rules 4.9).*