



BRANDS CAPITAL CORP.

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UPDATED PET POLICY

1. All residents must register all pets with Brands Capital Corp.
2. All residents are required to inform us immediately if any pets are added or removed from the household.
3. Fee Structure:
 - a. Monthly pet fee for each dog: \$25.00
 - b. Monthly pet fee for each cat \$8.00
 - c. Monthly fee for permanently caged pets: \$0.00
 - d. Monthly fee for pets in tanks and other pets: contact us prior to obtaining the pets to get the specific fees.
4. If you fail to register a pet and we discover that you have one or more, the minimum penalty is \$300 per pet, plus you are responsible for any unpaid fees retroactively.
5. Pet-sitting or having a guest stay over with their pet is considered having a pet. Before you host anyone else's pet, even for a very brief time, you must let us know.
6. Your pet or visiting pets may not disturb any other residents or neighbors. If we receive complaints, your pet may have to be removed from the premises.
7. You are 100% liable for any damages and wear and tear from your pet or visiting pets.
8. The landlord shall ask for additional security deposit if damages are found or if there are reasonable possibilities that the pet will cause damage in the future.
9. You must clean up after your pet or visiting pets, both inside and outside of your home.
10. Dogs shall be leashed or restrained at all times in common space on the property – both inside and outside.
11. If you have a service or support animals, they are exempt from the fee requirement, but we still require that they be registered with us. We require a written letter from a psychiatrist or equivalent professional licensed in the state of Pennsylvania. The statement must include, but not limited to, the professional's letter head and the full name of the resident and the relevant details of his or her pet.