

FOOTSTEP MANAGEMENT LLC

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Pet Policy

1. Pets are not allowed in the one (1) bedroom apartments at 550 Braund Street, or the State Road 35/County HD or Victoria Ln. twin homes.
2. Pet must be pre-approved by filling out Pet Application, **THIS INCLUDES ANY ESA OR SERVICE DOGS, NO ANIMALS OR PETS ARE ALLOWED IN WITHOUT PROOF OF NEED OR AN APPLICATIONS (FINES WILL BE IMPOSED).**
3. **Only one small dog or one cat less than 30 pounds and 12 months old are allowed. We reserve the right not to accept all breeds. All service/companion pets are accepted with proof of need, IN ADVANCE.**
4. Under no circumstances are puppies, kittens, rabbits, parrots (birds), ferrets, gerbils, or snakes of any kind or any of the like permitted in your apartment! Nothing that crawls outside a cage!! Only small fish tanks are allowed, under 51 gallons.
5. Annual Wellness exams are required. You must show proof of pet vaccinations and pet license. Animals must be spayed/neutered with proof shown. The animal owner shall provide documentation of proper health care protocols including (a) proof of all required government licensing. (b) Licensed veterinarian proof of current rabies vaccination, flea and tick control, worm control and kennel cough vaccine, and any other veterinarian recommended immunizations. (c) Annual wellness exam.
6. Once pet is approved, the Pet Agreement must be signed with security deposit paid before pet is allowed in the apartment.
7. Only one (1) pet is allowed per unit, where pets are accepted.
8. Additional monthly pet charge/rent: **\$50.00 per month**. This monthly charge is **not** for damages that may be incurred while you have a pet. It is just additional rent. (This fee is waived including any security deposit, per WI Statutes for Service/Assistance/ESA Animals with proof of need, forms must be submitted with application)
9. Additional Security Deposit required for the having a pet: **\$500.00**
***This deposit becomes part of your regular Security Deposit and is not returned until 21 days after your lease expires, less any legally withheld amounts. Please read entire lease agreement, non-standard rental provisions, rules and regulations and the Pet Agreement for possible security deposit deductions. If you replace a pet for any reason you will not be required to pay another deposit, but will be fined if you do not approve in advance.
10. Pet Agreement must be signed and all the provisions of such must be strictly adhered to. **Not following** the Agreement can result in your privilege to have a pet being revoked per the Agreement.
11. Carpets must be professionally steam cleaned and pet sanitized annually, with each lease renewal and at the end of your lease.