

Welcome to Jewel Place

Do you want a pet?

(Please follow the steps listed below)



Yes



No

Step 1:

Please complete the attached documents & forward it back to us:

1. Jewel Place Registration Form
2. Conditions of Keeping a pet in Jewel Place.



If your pet is younger than 6 months, please indicate planned date of neutering.

If your pet is older than 6 months, please forward the following documents to the trustees & Neo Trend:

- A copy of the sterilization/ vaccination booklet.

Step 2:

Please send me a photo of your pet with the face and markings clearly visible.



Step 1:

Please be so kind to reply to this email stating that you don't have any pets. The trustees will update our register accordingly.

Step 2:

If you acquire a pet in future, please inform the trustees and Neo Trend.



If you have any questions, please do not hesitate to contact us.



Jewel Place Pet Registration Form

Information of Pet Owner

Name:	Surname:
Cell phone no:	E-mail address:
Rental Agency:	Rental agency tel no:
Rental agency e-mail:	Jewel Place Flat No:

Description of 1st Pet

Name:	Breed:
Sex:	Microchipped:
DOB: OR Approx. age:	Sterilised? If yes, please state date of sterilisation: If no, date of scheduled surgery:
Colour and markings:	

Description of 2nd Pet

Name:	Breed:
Sex:	Microchipped:
DOB: OR Approx. age:	Sterilised? If yes, please state date of sterilisation: If no, date of scheduled surgery:
Colour and markings:	

Please attach a photo of each pet and a copy of sterilization certificate(s)/booklet(s).

I, _____, confirm that the above information is accurate.

Signature _____ Date _____

CONDITIONS OF KEEPING A PET IN JEWEL PLACE

Keeping pets in Jewel Place Sectional Title Scheme is regulated to ensure that pet owners act responsibly. Consequently, pet owners are bound by the guidelines as set out herein. Kindly date and sign this document in acknowledgement that you accept the conditions of keeping a pet in Jewel Place and that you undertake to abide by these conditions as amended from time to time.

CONSENT TO KEEP A PET

A resident shall not, without the prior written consent of the Trustees, keep a pet in a flat. When granting such approval, the Trustees may prescribe any reasonable conditions. Permission may be withdrawn should any condition specified herein or in the Conduct Rules of the Scheme and as amended to from time to time be breached.

Please take note of the following:

1. Pet owners must complete a pet registration form for every pet they keep as all pets must be registered with the Trustees. Any pet not registered with the Trustees will be considered stray and may be removed from the Scheme at the discretion of the Trustees.
2. Only small pets or pets of a small breed will be considered for permission. Large animals or any animals that could be regarded as potentially dangerous such as poisonous reptiles and the like will not be permitted.
3. Accommodation for pets (including aviaries) is not permitted on the Common Property.
4. Residents must take into consideration the pets' needs, i.e. area required for size and sex of pet. Should complaints be received in this regard, the Trustees will investigate the situation and if merited the pet in question may be removed from the Scheme at the discretion of the Trustees. Similarly, if any pet is malnourished, sickly, or in any way not cared for properly the Trustees may, in their discretion, have the pet removed from the Scheme.
5. The Trustees shall have the power, in their discretion, to have removed from Jewel Place any permitted pets they deem are causing any problems, be it directly or through the actions of the pet owner as it relates to the keeping of a pet.

NEUTERING / STERILISATION

All pets are to be neutered/sterilised. Neutering/sterilisation is to be undertaken by no later than at 6 months of age. The owner must provide to the Trustees a letter/certificate from a reputable Veterinary practice specifying that the pet has been neutered/sterilised.

If for whatever reason, any pet older than 6 months is in residence in Jewel Place and not neutered/sterilised, the owner is to have it done immediately. The Trustees will entertain no motivation by the pet owner for not undertaking the surgery.





VACCINATION

Owners must have their pets vaccinated as per the schedule prescribed by Veterinary best practices. Vaccination is required for the protection of both humans and animals from contracting diseases which could cause severe illness, death, or in the case of pets, forced euthanasia of infected animals. The Trustees may require that a certificate/letter from a reputable Veterinary practice be provided to them confirming pet vaccinations. All pets are to be kept clean and free of parasites. Pet owners should follow Veterinary best practices to prevent and eradicate ticks, fleas, mites, intestinal parasites such as nematodes (worms), etc.

DISTURBANCE / NUISANCE

Pet owners are to ensure that his/her pet does not hinder or cause irritation to residents in other flats, through, for example, excessive barking, meowing, urine spraying, fighting, etc. Similarly, pet owners shall not cause through any actions related to the keeping of their pets any hindrance, disturbance, nuisance, or irritation to other residents, or damage to / soiling of the Common Property.

OTHER RESPONSIBILITIES

Further to the above, the following conditions are stipulated:

1. Dogs are not permitted on the Common Property of the Scheme unless carried or leashed.
2. The removal of excrement and refuse left by a pet on the Common Property is the sole responsibility of the pet owner and must be done immediately.
3. Pet owners shall not permit litter trays (which are to be cleaned daily), and cage linings to be left on the Common Property (which includes walkways and back porches), dumped out in the garden, or thrown onto the lawn. Owners shall ensure that used litter and cage debris are sealed in bags before disposal in refuse bins.
4. It is the pet owner's responsibility to immediately advise the Trustees if a pet contracts an infectious disease so that all pet owners can be notified accordingly.

CRUELTY / NEGLECT

1. If any resident is aware of a pet in their estimation being mistreated or neglected by its owner, he/she is urged to report same to the Trustees.
2. The Trustees will investigate the complaint, and if merited, the pet in question may, at the discretion of the Trustees, be removed from the Scheme.
3. Complaints received will be dealt with in strict confidence.

I, _____, hereby acknowledge and agree to abide by the Conditions of Keeping a Pet in Jewel Place Sectional Title Scheme.

Signature _____ Date _____