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Strata Plan 36253
1 Kiara Close
North Sydney 2060

By-Law 135. Keeping of Animals – 30/12/14 (AJ140385)

- . 1) Subject to section 49 (4) of the Act, an owner or occupier of a lot must not, without the prior written approval of the owners corporation, keep any animal (except a small caged bird, or fish kept in a secure aquarium on the lot) on the lot or the common property. On the death of that animal, it cannot be replaced without the approval of the Executive Committee pursuant to this by-law.
- . 2) An owner or occupier who wishes to keep a dog or a cat on the common property may only do so if approval is given by the Executive Committee and in accordance with the following conditions;
 - a. An owner or occupier of a lot must not keep any more than one small cat or one small dog on the lot.
 - b. Approval must be sought by preparing the application form which is available from the executive committee, the lora website, and the strata manager.
 - c. An owner or occupier who keeps any animal on a lot must ensure that:
 - i The animal is kept on the lot at all times, except when moving to and from the strata scheme, at which time it must be carried or kept on a secure lead by a responsible adult.
 - . ii The animal is a Companion Animal.
 - . iii The Owner or Occupier immediately cleans all areas of the lot, the neighbouring lot, or the common property that are soiled by the animal.
 - . iv All litter and waste from any animal must be disposed of in a hygienic manner with litter and waste being double bagged and placed in the general garbage bins. Under no circumstances must litter and waste be placed in the rubbish chutes.

- . v The animal does not menace, harass, or attack any person or animal on the strata scheme.
 - . vi If the animal is a dog or cat, it is at all times registered and immunized.
 - . vii The animal will at all times be kept clean, healthy, and well fed.
 - . viii The animal will at all times be kept in accordance with the Companion Animals Act (NSW).
 - . ix The animal will not create any noise or nuisance likely to disturb the quiet enjoyment of any person on the strata scheme.
- d. If an animal is kept on the lot in breach of these by-laws then the Executive Committee may notify the responsible owner or occupier, allowing the owner or occupier one month to correct the breach. If the breach is not totally rectified in one month then the animal must be removed from the strata scheme.
- e. Notwithstanding clause 2(d) if an animal kept on the strata scheme menaces, harasses or attacks any person or animal on the strata scheme the Owner must immediately, if instructed by the Strata Manager or Executive Committee, remove the animal from the strata scheme.
- . 3) With the approval of the Owners' Corporation, temporary visits by animals may be permitted but, if approved, the animals must be supervised at all times and must comply with all conditions in clause 2) c. of this by-law AND the following conditions:
 - a. Fourteen (14) days written request must be made for permission to temporarily keep an animal on the lot.
 - b. A visit of not more than 10 (ten) days by an animal is permitted
 - c. The animal is immediately removed if any of the above conditions are breached.
- . 4) In this by-law, 'Companion Animal' means an animal that provides a degree of companionship and affection.