

## THE RULES OF PETS WITHIN A HOMEOWNERS ASSOCIATION (HOA)

When you move into a gated community or housing estate, you may be required to join a Homeowners Association. The HOA is usually a resident body which ensures that infrastructure is maintained, rules are adhered to, and the safety of the residents is never compromised. While your property is still your own, the HOA may address things such as the colour that your house is painted or policies around pets.

For the most part these policies will relate to things like cleaning up after your pet (especially in communal parts of the estate). But, if a pet is noisy, poses a danger to other residents or is a continuous nuisance the HOA will be forced to act. In many cases the offending behaviour can be addressed, but if a pet continues to be a problem the consent to keep it may be revoked by the HOA.

Tips to keep your pets safe in residential complexes.

If you live in a residential complex, you should ensure that your pet stays in your space and doesn't become a nuisance to your neighbours. You need to make sure that your pet is content in your space, with access to sufficient food, clean drinking water and a secure, safe environment. But also, that they receive enough fresh air and exercise to keep them fit and happy. Oftentimes behavioural problems stem from cooped up energy. If your busy lifestyle doesn't allow time to exercise your pet, you need to consider a dog walker or using a doggy day care service.

The tips above are universal for every pet owner, but what about residential complexes specifically?

### **No leash, no walk**

No matter how well trained or behaved your dog is, you should always use a leash when taking them for walks. Not only does this build goodwill with the neighbours, but it also all but eliminates the chance of them being a nuisance through digging up gardens, damaging property or, in extreme cases, injuring another resident.

### **Clean up after them**

It is important to clean up after your pet if it "relieves itself" in a communal area. Always be sure to take a disposable bag with you, so you are prepared if nature calls. You should also ensure that your garden is kept clean of faeces and chew toys, so as to not run afoul of the HOA.

### **Stick to the rules**

Probably the best way to ensure your pet is safe within an estate or complex is to follow the rules to the letter. Whether the rules relate to vaccinations, freedom of movement or noise, ensure that you are subscribing to them and adapt your pet's behaviour where possible.





**PINOTAGE**  
— VILLAS —  
**HOMEOWNERS ASSOCIATION**

**Secure your windows and doors**

One conundrum when it comes to complex living is how to ensure that your home stays well ventilated while still keeping your pet safely indoors. You can leave the door ajar to let fresh air in, but this means your furry friends can escape. If you have an indoor cat, the problem can be even more complex, as any window provides an easy route for kitty to escape.

