

Stonecrest Villas of Tega Cay Request for Master Deed Waiver – Pets

NEW OWNERS - DO YOU HAVE MORE THAN ONE PET?

If your answer is YES, you MUST complete the enclosed form. This is a one-time opportunity open only to New Owners to Grandfather* your additional pets. This form does not apply and will not be approved for any renters. This waiver is necessary to bring everyone in compliance with the Master Deed requirement, as follows:

Section 8.7. Pets. *No Owner or Occupant of a Unit may keep more than one (1) dog or cat at any given time without prior approval from the Declarant or the executive Board. An Owner or Occupant may keep in his or her Unit a number of smaller, generally recognized household pets, such as fish or hamsters, subject to such rules and regulations as may be adopted by the Executive Board. No Owner or Occupant may keep, breed or maintain any pet for any commercial purpose. Pets may not be left unattended outdoors or kept unattended outdoors, including on any patio areas. Dogs must be kept on a leash and be under the physical control of a responsible person at all times while on the Common Elements. The owner of the pet or person responsible for the pet must remove any feces left upon the Common Elements by pets. No other animals, livestock, or poultry of any kind shall be kept or maintained on the Property.*

Waiver requests received from New Owners will be approved and documented in your file at Henderson Properties.

This waiver is a one-time waiver and will not apply after a pet registered with this waiver dies.

*Grandfather – a grandfather clause allows the current status of something pre-existing to remain unchanged, despite a change in policy which applies in the future.

If there are any questions, please contact one of your board members or Heather Todd at Henderson Properties.

SEE PAGE 2 for WAIVER

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Owner Name(s): _____ Unit #: _____

Email: _____ Phone: _____

	<u>Dog/Cat No. 1</u>	<u>Dog/Cat No. 2</u>
Name		
Breed		
Weight		

If you have more than 2 pets (including indoor only pets), please provide the required information for ALL pets.

All pet owners must be in compliance with all York County and Tega Cay codes governing animals.

~~No tethering is permitted; identification and rabies tags must be up to date and worn by the animal.~~ No pets may be allowed to roam the neighborhood (including cats), and owners must **immediately** clean up pet's waste. Please see Stonecrest Rules and Regulations.

NOTE: This form is a one-time only exemption to have more than one pet and available to New Owners only.

Please email, fax, or mail completed form to:

Stonecrest Villas
2012 Highway 160 W, Suite 26
Fort Mill, SC 29708
Fax: 704/5699669
Email: HOA@hendersonproperties.com

For Board Use Only

Approved: _____

Declined: _____

Date: _____