

## PET APPLICATION FORM

The Owners Corporation understands that some owners may wish to keep a pet on their property. The keeping of any animal on a lot requires written permission from the Owners Corporation. This form is to guide owners through the application process.

### APPLICATION PROCESS

1. An application form must be completed in full for each pet. Please Note: Applications will not be accepted unless all information is provided including all supporting documentation. Your completed application should be submitted to building management via email at [management@neuesydney.com.au](mailto:management@neuesydney.com.au) along with all accompanying information.
2. Building management will conduct an initial review of your application to confirm it is complete and then forward the application to the Strata Manager who will liaise with the Strata Committee for approval. You will be cc'd on the email to the Strata Manager. Please note: Building management does not approve your application; the Strata Committee does. Any questions regarding your application once it has been forwarded to the Strata Manager should be directed to the Strata Manager who will follow up with the committee on your behalf.

Approval Time: Once your application has been sent to the committee it may take up to 4 weeks for approval or may be held off until the next SC meeting.

Strata Manager: Esther Lee  
Company: Strata Sense  
Phone: 1300 859 044  
Email: [esther.lee@stratasense.com.au](mailto:esther.lee@stratasense.com.au)

3. Once the application is approved, the strata manager will notify you of the approval via email or a letter. This will then be minuted at the next Strata Committee meeting.



## APPLICATION ASSESSMENT (CONDITIONS & BY-LAWS)

Your application to keep a pet will be assessed in accordance with the conditions of this application and the Neue by-laws as follows:

### By- Law 15. KEEPING AN ANIMAL

#### 15.1 Prohibition

Subject to section 139(5) of the Strata Management Act and by-law 15.2, an Owner or Occupier of a Lot must not keep any animal on the Lot or the Common Property without obtaining the prior written consent of the Owners Corporation (not to be unreasonably withheld).

#### 15.2 Assistance Animal

An Owner or Occupier of a Lot who keeps an assistance animal on the Lot must, if required to do so by the Owners Corporation, provide evidence to the Owners Corporation demonstrating that the animal is an assistance animal as referred to in section 9 of the *Disability Discrimination Act 1992* (Cth).

#### 15.3 Exceptions

(a) Despite by-law 15.1 but subject always to by-laws 15.4, 15.5, 15.6, 15.7 an Owner or Occupier of a Lot may keep on the Lot:

- (1) one dog up to 20kg in weight; or
  - (2) one cat; or
  - (3) one small caged bird; or
  - (4) fish kept in a secure aquarium,
- without the need to obtain the prior written consent of the Owners Corporation.

#### 15.4 Behaviour

If an Owner or Occupier of a Lot keeps any animals on the Lot as permitted under by-laws 15.1, 15.2 or 15.3, then the Owner or Occupier must, other than in relation to fish kept in a secure aquarium:

- (a) notify the Owners Corporation that the animal is kept on the Lot and provide the following details:
  - (1) breed;
  - (2) age;
  - (3) sex and indicate if pet is neutered or not;
  - (4) microchip details;
  - (5) vaccination record; and
  - (6) photograph of the pet;
- (b) keep the animal within the Lot, and in the case of a caged bird, not in the external area of the Lot;
- (c) either carry or keep the animal on a leash when it is on the Common Property;
- (d) supervise the animal when it is on the Common Property;



# NEUE

MACQUARIE  
PARK

**STRATA PLAN 102966**

137 & 139 Herring Road, Macquarie Park

**P:** (02) 7208 9232

**E:** [management@neuesydney.com.au](mailto:management@neuesydney.com.au)

**W:** [www.neuesydney.com.au](http://www.neuesydney.com.au)

(e) take any action that is necessary to clean all areas of the Lot or the Common Property that are soiled or damaged by the animal;

(f) ensure that the behaviour of the animal (including but not limited to noise) does not interfere with the reasonable quiet enjoyment of any other Owner or Occupier; and

(g) indemnify the Owners Corporation for any:

(1) damage to or loss of property caused by the animal;

(2) injury to any person caused by the animal; and

(3) noise which is disturbing to the extent that it is unreasonable.

## **15.5 Conditions**

If the Owners Corporation gives its prior written consent under by-law 15.1 to the keeping of an animal, then an Owner or Occupier of a Lot seeking such approval acknowledges that the Owners Corporation may impose such conditions as to the keeping of such an animal in that Owner or Occupier's Lot and whilst on Common Property as the Owners Corporation thinks fit and the Owner or Occupier must comply with those conditions.

## **15.6 Prohibited breeds**

Despite the provisions of by-laws 15.1, 15.2 or 15.3, on no account is an Owner or Occupier of a Lot permitted to keep in that Lot any:

(a) pit bull terrier;

(b) Japanese tosa;

(c) dog prohibited from importation into Australia by the Commonwealth Government; or

(d) unregistered dog or any dog declared as dangerous under the *Companion Animals Act 1998* (NSW) from time to time.

## **15.7 Withdraw consent**

The Owners Corporation may withdraw its consent to the keeping of an animal under this by-law 15 at any time if the animal becomes vicious, noisy, offensive or a nuisance in the opinion of the Owners Corporation. If the Owners Corporation withdraws its consent to the keeping of an animal under this by-law 15, the Owner or Occupier must remove the animal immediately from the Building and keep the animal away from the Building and the Strata Parcel.



## PET APPLICATION FORM

PLEASE ENSURE ALL INFORMATION IS SUPPLIED, APPLICATIONS WILL NOT BE SENT FOR APPROVAL  
UNLESS ALL INFORMATION HAS BEEN PROVIDED.

REQUEST TO KEEP A PET – APPLICATION FORM	
Name of Applicant/Owner of pet:	
Apartment Number:	
Pet owner's contact details.	Phone: Email:
Owner occupier or tenant?	
If tenant/flat mate, has Landlord's/Apartment Owner's permission been obtained?	YES      NO      NOT APPLICABLE (Please tick relevant advice) If Yes, has a copy of permission to be attached? YES      NO (Tenants must submit Owner/Landlord approval for the application to be considered)
Is this the only pet residing in the apartment?  If no, how many and what kind of other pets reside in the apartment?	YES      NO (please tick relevant advice)
Type of Pet for which approval is now required (i.e. dog, cat, etc.):	
Name of pet:	
Breed and Profile:	
Colour/Description:	

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Age:	
Height at Full Size:	
Weight at Full Size (kgs): (Dogs only permitted up to 10 kgs)	
Pet Registration Number or Microchip Number:	
Pet Registration Papers Attached: (Dogs & Cats must be registered for the application to be considered)	YES                      NO                      (please tick relevant advice)
Have you attached a photo of your Pet:	YES                      NO                      (please tick relevant advice)
Has this Pet ever been the subject of a dangerous dog order under the <i>Companion Animals Act 1996 (NSW)</i> (or other state/territory equivalent)? If yes, please provide full details	YES                      NO                      (please tick relevant advice) Comments:
Have you or any person in your household been the subject of any action or order (including any fine or seizure) under the <i>Prevention of Cruelty to Animals Act 1979</i> (or other state/territory equivalent) in relation to this Pet? If you answer yes, please provide full details.	YES                      NO                      (please tick relevant advice) Comments:
Owners Comments:	



## APPLICANT AGREEMENT & CONDITIONS TO KEEP A PET

- Approval to keep a pet is subject to the SP102966 By-laws and the following conditions which must be observed at all times by pet owners or carers (including temporary carers). Owners are responsible for ensuring that carers are aware of and understand these conditions.
- Applicants should read through and familiarise themselves with the requirements stipulated in the By-Laws ahead of submitting their application.
- The Owners Corporation may at any time may change these conditions, and those changes will apply to existing approvals. Owners will be notified of any changes.
- Applications shall be made to the Owners Corporation via the Building Manager not less than 14 days prior to the acquisition of the pet(s) and must include full details of the animals/birds.
- If an owner or occupier of a lot keeps a cat, dog or caged bird on the lot then the owner or occupier must:
  - Keep the animal/bird within the lot;
  - Carry the animal/bird when it is on the common property; and
  - Take such action as may be necessary to clean all areas of the lot or common property that are soiled by the animal/bird.
- Approval in writing from the Owners Corporation must be obtained for this application prior to keeping a pet on my lot.
- I/we shall be liable for any damage to common property caused by the pet(s) and shall pay the Owners Corporation immediately for any costs incurred in rectifying this damage.
- I/we accept full responsibility and indemnify the Owners Corporation for any claims by or injuries to third parties or their property caused by, or as a result of the actions of my nominated pet (s).
- The Consent of the Owners Corporation operates in respect of the nominated pet(s) only and that any change of pet must be the subject of a separate application.
- In the event of a breach of any by-law relating to pets, the Owners Corporation may withdraw any consent it has given me for the keeping of a pet.

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## DECLARATION BY OWNER

I declare that I have read the above conditions and agree to be bound by them (including the indemnity). I will ensure that all other carers of my pet are aware of and observe these conditions. I declare that all information and documents supplied in my application form are accurate and not misleading.

By ticking this box, I agree to the above declaration and rules for keeping of pets.

.....

Owner's Name

.....

Date

