

# Granada Lakes Condominium Association Pet Rules and Regulations



Units are limited to two, quiet and inoffensive household pets.  
Owners shall be responsible for the acts of their pets.

# Granada Lakes Condo Association Map

GLCA = Granada Lakes Condominium Association

Phase II

Pet Potty

Phase I

Pool

Club House

Waste  
Dumpster

Pet Potty

Pet Potty

Railroad Tracks

Railroad Tracks

Granada Lakes Drive

Granada Lakes Drive

Fine Committee Document  
April 24, 2023

## When out of doors:

1. Pets must be on a **leash** that is **controlled by owner** or caretaker at all times.
2. Pets are not permitted to excrete on common ground or other owner's property.
3. The area designated for pet potty time is all **Phase II** of the condominium grounds located at the end of Granada Lakes Drive. (Please see map for Phase II.) Your pets may also use any of the grassy areas after the railroad tracks adjacent to the access road to Granada Lakes Condo Association.
4. All solid excretions of pets must be immediately collected and disposed of by the owner or caretaker of the pet.
5. **Do not throw excretions** in GLCA **yard waste** container located in front of shed area fence.
6. Excretion must be bagged prior to disposing in the GLCA **garbage dumpster**. Do not throw in the lake.
7. No dog or cat may be left unattended, either locked in a unit for more than 24 hours or chained outside for any length of time.
8. ***Pets are not allowed on the grounds of another owner's property, without the owner's permission.*** GLCA is a one-way road system, and as such, we do not have common ground boulevards between the road and personal real property. Each lot is privately owned. A pet's poop on another owner's property is offensive. Often, where one pet urinates, the next pet will attempt to do the same. This is their way of showing dominance. It is their nature. This dominant behavior, however, can kill plants, shrubs, trees, grass, etc., and can be an annoyance and expense to GLCA and the property owner. Your consideration and adherence to this rule regarding pets is greatly appreciated by all owners.
9. Continual barking by pets can become a nuisance and may annoy your neighbors. Please attempt to silence your furry friends for the peace of our park and your neighbors. If away for longer periods of time, you may want to consider alternative care.

**Owners or Rental Units:** Warnings and fines for pet infractions will be sent to unit owners. All owners and renters have signed GLCA documents that they and/or their tenants agreed to abide by all the ***RULES and REGULATIONS***. All rules, including pet rules, can be found on the GLCA website. Please review the rules and, if applicable, give a copy to your renters.

## **Violations are as Follows:**

**1<sup>st</sup> Infraction** - Verbal warning.

**2<sup>nd</sup> Infraction** - Verbal and Written warning with option for hearing w/ Fine Committee and GLCA Board.

**3<sup>rd</sup> Infraction** - \$25.00 fine with 10 days to correct.

**4<sup>th</sup> Infraction** - \$50.00 fine with 10 days to correct.

**5<sup>th</sup> Infraction** - \$50.00 per day fine, up to \$1,000.00

While it may seem that GLCA has many pet rules, they simply involve common sense, and all pet rules are in place to ensure peace, harmony, health, safety, and enjoyment for all. All residents are obligated to follow all GLCA pet rules. GLCA's intention is to enforce rules in a fair and consistent manner.