



THE OCEAN CLUB

Community Associations

PET POLICY

Bringing a pet to The Ocean Club condominiums is a privilege extended **ONLY** to owners and their children -- **NEVER** to renters or guests (including friends or extended family of an owner). If a renter or guest is found to have a pet on the property, they will be notified by management or Security and given 24 hours to remove the pet. If the animal is not removed immediately, the renters or guests are in violation of the Rules and Regulations and must vacate the property. Owners are responsible for the actions of rental guests and may be fined per violation occurrence. Owners who rent their unit are reminded that it is their responsibility to provide all renters or guests a copy of the current Ocean Club pet policy.

ALL PETS MUST DISPLAY OCEAN CLUB TAG WHEN ON PROPERTY.

Exception per North Carolina State Statute § 168-4.2. May be accompanied by service animal.

(a) Every person with a disability has the right to be accompanied by a service animal trained to assist the person with his or her specific disability in any of the places listed in G.S. 168-3, and has the right to keep the service animal on any premises the person leases, rents, or uses. The person qualifies for these rights upon the showing of a tag, issued by the Department of Health and Human Services, under G.S. 168-4.3, stamped "NORTH CAROLINA SERVICE ANIMAL PERMANENT REGISTRATION" and stamped with a registration number, or upon a showing that the animal is being trained or has been trained as a service animal. The service animal may accompany a person in any of the places listed in G.S. 168-3.

To have a "service animal" a person must have a disability and their "service animal" must have a tag issued by the State of North Carolina Department of Health and Human Services which is stamped with a registration number. There is also a certificate issued by the State Department of H&HS. Once that has been verified, the person has a right to have a "service animal" with them during their rental period.

It should be noted that "comfort animals" or "emotional support animals" are not afforded **any** accommodations under either the North Carolina General Statutes or the Americans with Disabilities Act (ADA).

North Carolina law also states that anyone renting a condominium, apartment, house or any other property in the State of North Carolina is bound by the General Statutes of the state whenever they are in North Carolina. That is common sense and it means that no matter where a renter is from, they are bound by the General Statutes of this state while they are in this state.



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Emotional support animals are welcome at The Ocean Club with a written prescription from a physician or therapist stating the pet owner's needs. If traveling with a service or emotional support animal, notification to Crystal Coast Management (CCMC) is requested prior to check-in. Service and emotional support animals are not to be left unattended in the condominium unit. Current rabies vaccination, as well as proper proof of the need for a service animal, must be documented and readily available for review upon request by CCMC personnel or Ocean Club Security.

1. All pets **MUST** be properly registered with CCMC to ensure accuracy of their records. (Please see C-4 Pet Registration Form.) Failure to register your pet and remit an initial Pet Registration Fee of \$10 per animal will result in a fine per occurrence when the unregistered pet is found on The Ocean Club property and will be asked to remove the pet within 24 hours. Pets are limited to dogs, cats, fish or birds.
2. All dogs and cats must be on leash (under physical restraint and owner control) at all times when located on any of the public portions of condominium property. **Pets are not permitted in the pool areas.**
3. All pet owners are asked to use the Doggie Dunes and **must** immediately clean up after their pet and place pet waste into the pet litter receptacles or dumpster. Pet owners must do this in all public areas including the beach.
4. Pets will be provided with and must wear a collar tag provided by CCMC upon pet registration. Additionally, the pet should also have an owner collar tag identifying the pet and its owner when it is on Ocean Club property. Loss of identification tag provided by CCMC will be replaced by the owner at a cost of \$10.00.
5. Ocean Club pet tags are not to be transferred to another pet. Each tag is numbered and recorded with the description and photo of the animal. CCMC is to be notified of any change to the registration information so records can be updated.
6. Pet owners are responsible for maintaining current rabies and distemper vaccinations for their pets. Documentation must be provided upon request. In the case of an incident involving your pet, the animal may be quarantined by Carteret County Animal Control until vaccination information is provided. Current rabies vaccination collar tags provided by veterinarians are acceptable forms of documentation.
7. Careful attention should be given when grooming pets, as this is **ONLY** permitted on the owner's property. If you are grooming your pet on the porch, please take



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precautions to ensure that hair and dander do not fall onto the porch below or onto your next-door neighbor's porch.

8. Pets must NEVER be left unattended on or leashed to any porch, deck, walkway, elevator, fence, deck rail or picket or any other permanent or temporary anchor. Pets must not be left unattended in any storage or common area. Pets are never permitted to relieve themselves on private or common deck areas.
9. The pet owner shall indemnify the Associations and hold them harmless against any loss or liability of any kind or character arising from or growing out of having any animal in the condominium. If a dog or other animal becomes obnoxious to other owners, by barking or otherwise, the owner of the pet must correct the problem. Quiet hours are 10pm to 8am.
10. No pet is to remain unattended in any unit, without proper care, for more than 24 hours. The owner must designate an emergency contact that can tend to the pet if the owner is unable to do so. In instances where a pet appears to have been abandoned for more than 24 hours, and the owner and/or emergency contact cannot be located, the Managing Agent or appropriate local authorities will enter the unit as in an emergency, to rescue and board the animal. The owner will be responsible for all costs incurred in the rescue and boarding.

Kindly return your completed registration to CCMC:

The Ocean Club Master Association, Inc.
c/o Crystal Coast Management Consultants
P.O. Box 4455, Emerald Isle, NC 28594
Fax: (252) 354-3750 or Email: info@ccmc-nc.com