

Ambassador Club of Naples, Inc
1910 Gulf Shore Blvd. N.
Naples, FL 34102

HOUSE RULES - PART "C" - Members/Tenants/Lessees

Emotional Support Animals (ESA)

GENERAL REGULATIONS

Section 12.6 of the Amended and Restated Declaration of Condominium for The Ambassador Club of Naples, Inc. strictly prohibits pets at the Condominium. The Association intends on strictly enforcing this rule. However, the Association understands that occupants may be approved to have an emotional support animal ("ESA") in their unit. These rules are an attempt to protect the health, safety and welfare of all owners in the Condominium.

The owner of an ESA shall provide to the Association, prior to occupancy by an ESA, appropriate documentation of the need for an ESA. Owner must also provide proof of compliance with state and local requirements for licensing and vaccinating the ESA.

ESA RULES

- ESA must be on a leash or be in a carrier at all times while on the condominium property outside of an owner's unit.
- ESA shall not be allowed to relieve itself on any common property.
- Any accidental animal discharge must be cleaned up immediately.
- Animal is not allowed in the fenced pool area.
- ESA is not allowed in the common building areas i.e. office, laundry room, pool bathroom, and recycle room.
- Any damage by the ESA to the common property resulting in costs to repair or replace i.e. pool decontamination, grass or landscape repair or replacement, etc., shall be charged to the ESA owner.

NUISANCE RULE

The "Nuisances" rule both within and outside the unit shall apply to excessive barking, noise and offensive urine & fecal odors caused by an ESA:

12.7 Nuisances. No owner shall use his unit, or permit it to be used, in any manner which is unreasonably disturbing, detrimental, offensive or a nuisance to the occupant of another unit, or which would not be consistent with the maintenance of the highest standards for a first class residential condominium, nor permit the premises to be used in an immoral, disorderly or unlawful way. The use of each unit shall be consistent with existing laws and the condominium documents, and occupants shall at all times conduct themselves in a peaceful and orderly manner

Three (3) violations of either the Nuisance rule or the ESA rules above in a one year period may result in the Association demanding that an ESA be removed.

** These rules are not intended to violate any provision of the Federal Fair Housing Act or the Florida Fair Housing Act. To the extent that a government agency with jurisdiction or a Florida court determines or has determined that a rule violates a provision of the Federal Fair Housing Act or the Florida Fair Housing Act said rule is deemed to be void, however, all the other rules remain in effect and enforceable.*

I have read these rules on ESA for the Ambassador Club and agree to abide by them.

ESA Owner _____ (signed) _____ (date)

Unit Owner _____ (signed) _____ (date)