

All Owners / Residents of Clavadel

Dogs

Over the years, the trustees have tried to control dogs at Clavadel, by issuing letters etc. to owners to keep their dogs on leashes, clean up if the dogs mess on the common property etc.

At the Annual General Meeting held on the 17th November 2012, the issue of dogs in Clavadel was raised again. **A vote was taken and it was unanimously agreed that all dogs should be removed from Clavadel with immediate effect.**

It was then proposed at the meeting that maybe less drastic steps should be pursued initially, and individual residents that transgress the rules should be penalised accordingly.

Therefore, with immediate effect, the following extracts from Clavadel's Conduct Rules (available on www.clavadelriverlodge.co.za) will be strictly applied

- All residents who keep dogs on the property will contact the Managing Agent and have recorded the name, breed, and size (approximate) details pertaining to the dog
- Owners or occupiers are personally responsible for the cleaning up of any mess made by their dogs in any common area of the complex, including the garden
- Unaccompanied dogs are not allowed on the common areas. Dogs are to be on a lead at all times
- Dog owners must ensure that their dogs are not a nuisance to any other residents of Clavadel

Action will be taken against owners or occupiers that do not comply with the above in the following manner

- The owner or occupier will receive three written warnings, after which the owner or occupier will be requested to make alternative arrangements for their pet within one month of the final written warning
- If the owner fails to comply with the written warnings, then the trustees will ask the local SPCA to remove the offending dog

Note that all owners / residents of Clavadel have a responsibility towards ensuring that all rules etc. pertaining to Clavadel are complied with. With this in mind, please also have a chat with your neighbour if you feel that they are not complying with the above.

If the situation at Clavadel does not improve rapidly, then the trustees will resort to the decision taken at the AGM, and have all dogs removed.

The Trustees of Clavadel