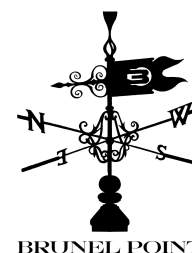


## BRUNEL POINT MANAGEMENT COMPANY LIMITED

### Pet Policy and Consent Form

Version 2.0 - Issued 13 February 2021



1. Consent to keep an animal at your property is at the discretion of Brunel Point Management Company Limited (“**BPMC**”). BPMC also has the right to revoke consent that has been granted for any animal to be kept at your property in it’s sole discretion.
2. Every lease issued by BPMC to a leaseholder at Brunel Point, has a restriction substantially in the following form:

*Not to keep on the Demised Premises any bird dog or other animal without the prior written consent of the Management Company which consent may be revoked by the Management Company at any time*

3. In order to assist BPMC and its residents in understanding when consent will generally be given or revoked for animals, BPMC has set out the following criteria. Note that these criteria are subject to change and are not binding on BPMC, who may grant or refuse consent at any time, in its sole discretion.
4. You, as a leaseholder (the “**Lessee**” or “**Lesees**”) wish to request the consent of BPMC in relation to the animal listed below, and with the below listed accompanying documents.

### Granting of Consent

Requests for consent will typically only be considered by BPMC if accompanied by the following:

1. a letter from a professional trainer, vet or animal charity (if an adopted animal), stating that the property and environment is suitable for the animal in question;
2. a letter from the leaseholder describing the type of animal to be kept and how they will ensure they minimize the impact of that animal on other leaseholders;
3. continuing compliance with other terms of the lease including payment of service fees;
4. acknowledgement that the animal will be kept under control at all times, and in the case of dogs must be kept on a leash at all times within the boundaries of the development; and
5. a signed completed and returned copy of this Pet Policy and Consent Form.

### Revocation of Consent

Although BPMC has sole discretion as to revocation of consent, the following may be taken into consideration:

1. a formal noise complaint that is not successfully defended;
2. evidence of damage to the common areas or property of other leaseholders;



*Brunel Point Management Company Limited,  
94 Park Lane, Croydon, Surrey, CR0 1JB  
- [management@brunelpoint.com](mailto:management@brunelpoint.com) -*

*working in partnership with*  
 **HML GROUP**  
Property & Estate Management

3. evidence of fouling in the common areas or that of a leaseholder that is not picked up and cleaned.
4. reports with accompanying evidence of threatening behaviour or physical attacks by the animal towards other persons; and
5. a failure to maintain control of the animal at all times, and in the case of dogs, where they are not kept on a leash within the boundary of the development.

By signing this document I agree to adhere to the terms of the consent granted to me in relation to my pet and I understand the guidelines for revocation of that consent. I understand that BPMC may revoke it's consent at any time for any reason, and shall not be liable for any associated costs arising out of such revocation. I understand that should I breach any of these terms, then BPMC may, in it's sole discretion revoke such consent, and should or avoid requesting such consent or after revocation of consent retain any animal at the property, this will constitute a breach of my lease, which BPMC may seek to enforce.

Signed by the **Lessee(s)**:

Full Name of Lessee(s):

Signature:

Date:

Property:

Animals Name:

Animal Type:

List of Supporting documents (enclosed):

Signed for and on behalf of **Brunel Point Management Company Limited**:

Name:

Signature:

Role:

Date:



*Brunel Point Management Company Limited,*  
94 Park Lane, Croydon, Surrey, CR0 1JB  
- [management@brunelpoint.com](mailto:management@brunelpoint.com) -

