



ALLIANCE PROPERTY MANAGEMENT, INC

3578-E HARTSEL DRIVE, #307 • COLORADO SPRINGS, CO 80920 • ALLIANCECOLORADO.COM • (719) 355-8688

Pet Policy FAQs

ALL ANIMALS MUST BE APPROVED BY APM BEFORE THEY ARE ALLOWED IN THE HOME

UNAUTHORIZED PETS/ANIMALS brought into the home without prior approval are considered a lease violation; subject to a \$500 lease violation fee and eviction.

PROSPECTIVE TENANTS:

- √ Complete the rental application at: <https://www.alliancecolorado.com/tenants>
- √ Complete the pet screening profile at: <https://alliancecolorado.petscreening.com/>

CURRENT TENANTS:

- √ Submit the Change Lease Request form at: <https://www.alliancecolorado.com/tenants>
 - √ Complete the pet screening profile at: <https://alliancecolorado.petscreening.com/>
-

PET POLICY FAQs:

Will the property allow a pet? View the details of the listing on our website. Each home has their own policy as dictated by owner, but most do allow 1 dog. **If you are a current tenant**, submit the Change Lease Request form, located on the Tenant page of our website.

Do you have age restrictions on pets? Yes, dogs under the age of 12 months are not allowed in any of our homes.

Do you have size restrictions on pet dogs? Sometimes. View the details of the listing on our website. Some properties have size/weight restrictions due to HOA restrictions.

Do you have pet restrictions? Accepted pets in our pet-approved homes are dogs and fish (one tank, up to 20 gallons). We do not allow cats or exotic animals. All pets/animals are subject to approval and must pass our pet screening process. Your pet/animal must be approved by Alliance PM before it will be allowed in the home. **UNAUTHORIZED PETS/ANIMALS brought into the home without prior approval are considered a lease violation, subject to a \$500 lease violation fee and eviction.**

Do you have breed restrictions? Possibly. Read the listing details and if restricted, it'll be noted there. Each property has its own restrictions in regard to breed restrictions. All properties have a ban on exotic pets. In the event "no aggressive breeds" is a restriction for the premises, this will include a

ban on Akitas, Alaskan Malamutes, American Staffordshire Terriers, American Pit Bull Terriers, Chows, Doberman Pinschers, German Shepherds, Great Danes, Siberian Huskies, Pit Bulls, Presa Canarios, Rottweilers, St. Bernards, Wolf Hybrids, and/or any mix of these breeds. Rabbits and ferrets are included in exotic pets

Will you allow my well-behaved pet in a “no pet” policy home? I'm willing to pay more. No. Each of our homes has their own pet policy as dictated by the owner. We will not override an owner's wishes when it comes to pets in their home. We do not allow cats.

Will additional pet fees be charged for approved pets? Yes. For approved pets, tenant will pay an initial pet fee (due at lease signing or approval if you are a current tenant) and monthly pet rent. This amount is property dependent but is **generally** a \$300 nonrefundable pet fee + \$30 per month pet rent.

Will I be required to register my animal with your company? Yes. During the application process you will be required to register your animal with our [3rd party screening vendor](#). All pets must be properly licensed, and have shots required by State statute. Please be prepared to show documentation. The cost for this registration is \$20 for the first pet, and \$15 for each additional pet. *(this fee is subject to change without notice, per the 3rd party vendor)* These instructions are posted on our application. *(see our website application for complete details)*

Do you rent to people with service / support animals? Yes. We are a Fair Housing provider, and we follow the laws as they are currently written to approve or deny based on the information you provide to our 3rd Party screening vendor. Your service / support animal must be approved by Alliance Property Management before it will be allowed in the home. Please indicate on your pre-screening questionnaire for a showing if your animal is service / support animal to avoid delays in seeing a home that would not otherwise allow for an animal.

ALL ANIMALS MUST BE APPROVED BY APM BEFORE THEY ARE ALLOWED IN THE HOME!
UNAUTHORIZED PETS/ANIMALS brought into the home without prior approval are considered a lease violation; subject to a \$500 lease violation fee and eviction.