

Adopted: November 14, 2006
Revised: November 14, 2012

General Pet Rules
Effective date February 1, 2013

Per CC&R Section 4.13 "The Association shall have the right to prohibit maintenance of any animal, which constitutes, in the sole and exclusive opinion of the Board, a nuisance to any other person. Each person bringing or keeping a pet upon the Development shall be liable to the Association and all other persons for any damage to persons or property caused by any pet brought upon or kept upon the Development by such person or by members of his family, his guests or invitees. The Board may adopt and enforce Pet Rules in addition to the provisions of this Section" as follows;

1. No animals of any kind shall be kept, maintained or bred in any Unit or elsewhere within the Development except that domestic dogs, cats and other customary household pets maybe kept in reasonable numbers and size, provided they are not kept, bred or raised therein for commercial purposes. "Reasonable numbers" shall be deemed to limit the total number of all dogs, cats and birds in the aggregate to two (2) per Condominium.
2. Owners or keeper of a pet shall not allow or permit such pet to run at large in or upon any common area. All pets must be securely restrained by a substantial leash, not to exceed three (3) feet in length while in the common area and held by a responsible person capable of controlling the pet.
3. Pets must be kept in the Unit and may not be kept or tethered in the common area, garage, carport or storage unit.
4. Pet owners are responsible for picking up after and properly disposing of all pet waste promptly.
5. Animals may not be a "public nuisance" which is defined by the City of Antioch as;
 - a. Molests passersby or passing vehicles;
 - b. Attacks other animals or humans;
 - c. Is repeatedly at large;
 - d. Damages private or public property;
 - e. Barks, whines, or howls in an excessive, continuous, or untimely fashion;
 - f. Is allowed to run at large while in the stage of heat; or
 - g. Is allowed to defecate or urinate on public property or on private property without the consent of the property owner.

Rules Specifically for Dogs

6. Every dog over four months old must procure a license from the City of Antioch within 30 days of being a resident of the City. The license tag shall be attached securely to collar or harness upon the dog for which issued at all times the dog is within the City, on the common area, and not confined indoors.
7. Every dog must be registered with the homeowners association after securing a City license and within 45 days of being a resident of Contra Loma Estates. Each dog will receive a tag which must be attached to its collar or harness and must be worn at all times.
8. Pit bulls, Rottweilers, Doberman Pinschers, Mastiffs, Presa Canarias, or any other breed commonly known as a "fighting breed" are prohibited from the Property at all times. The Board, in its sole and exclusive opinion shall determine whether a dog meets these definitions. Any dog that meets these definitions and legitimately resides in Contra Loma Estates on the date this rule takes effect shall be "grandfathered" subject to registration and licensing described in rules # 6 and # 7 above within 30 days of the effective date of this rule.

Any Contra Loma Estates resident may contact the City of Antioch's Animal Services directly by calling (925) 779-6989.