

Draft of Simple Majority Bill

Require only a simple majority (51% of unit owners) to vote to change from no-pet deed restrictions to reasonable pet guidelines.

(1) 63% of US households have at least one companion animal. In order to bring Florida in sync with the rest of the country and maintain its desirability as a place to re-home, amendments to association documents need to be made more obtainable.

(2) Removing no-pet deed restriction to allow companion animals shall require only a simple majority vote of owners, as long as reasonable guidelines are implemented with the change.

(3) Companion animals are defined to be cats, dogs, ferrets, birds, gerbils, or any other commonly accepted domesticated animals. The number of animals allowed per unit must correspond to applicable city/county codes.

(4) Reasonable guidelines for companion animals include:

- leash laws/**reasonable** restraint in common areas,
- requirements to properly dispose of animal waste,
- no animals with vicious or aggressive disposition*,
- animals must be spayed/neutered,
- pet application form should be completed and signed, including a photo of the pet,
- [a committee of animal owners/guardians to administer guidelines](#),
- allow animal control and health department to investigate, as needed

*rather than size or breed restriction, ask for certification of individual animals by veterinarians

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This bill DOES **NOT** force any changes, but merely makes it easier for communities to vote in changes that the younger people tend to want.

Passing this bill will improve Florida's economy by making property more acceptable to new retirees, baby boomers who are very motivated to keep their life-style choices.

Passing this bill will save the lives of thousands of homeless animals.

Passing this bill with stipulations for reasonable pet guidelines and pet committees to administer pet rules will help make allowing pets less of an issue.