



Strata Living

Headline: Are guide training dogs exempt from pet bylaws?

Topics: Pet Bylaws

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Dear Tony: We have signed up to become hosts of a new pup that will hopefully become a guide dog for site assistance. The strata council have sent us a notice that they will only permit certified guide dogs and not training pets because they do not want the pet to remain in the building if it is not successful. Our bylaw only permits 1 cat per strata lot, and were told the new Guide Dog Act exempted these types of pets.

John W. West Vancouver

Dear John: Yes there are some exclusions for pets that are classed under the *Guide Dog Service Animal Act*, but they are limited to the following under the *Strata Property Act*. A bylaw that prohibits a pet or other animal or that restricts the access of a pet or other animal to a strata lot or common property does not apply to (a) a guide dog or service dog, or (b) a dog that is a member of a retired guide or service dog team if the person who is a member of the team is an owner, tenant or occupant. A dog in training, that is being trained by a dog trainer to become a guide dog or service dog, and is certified as a dog in training, is not included in the exemptions that apply to strata corporations. A trainer and the dog in training are permitted to visit public locations, but they are not exempt for residency in a strata corporation with pet restriction bylaws. Always check your bylaws first before you consider adopting any pet, and confirm that your environment is suitable for the type of pet you are adopting.