

F. Pets. Tenants will be responsible for the actions of their pets. All pets residing on the premises of SRHA units must be licensed with the Standing Rock Game, Fish and Wildlife Department pursuant to Standing Rock Tribal Code, Title XXII, Section 22-120. Tenants with pets must abide by the following conditions or be subject to lease violations and/or lease termination depending on the seriousness of the violation:

1. Tenants will be allowed to be no more than two (2) dogs, except for Complex unit. No pets will be allowed at the complex units.
2. Tenants must complete a SRHA pet form, pay a pet deposit of fifty dollars (\$50.00) per pet and pay a monthly fee of twenty (\$20.00) pet fee for dogs or cats.
3. Tenants must provide proof to SRHA that dogs and cats are registered with the Standing Rock Game, Fish and Wildlife Department pursuant to Standing Rock Sioux Tribe Title XXII Code, Section 22-120.
4. Tenants will not allow their dogs or cats authorized by the SRHA to bite or cause harm to any of the other residents in the community. Tenants will be held liable for any damage caused to people or property.
5. Tenants shall not keep any pets without prior written authorization of the SRHA.
6. All dogs and cats must be vaccinated for Rabies and Distemper, including feline distemper (FVRCP) for cats, always, and verification of vaccination must be filed with the SRHA.
7. Dogs must be always leashed or fenced in.
8. All pet feces and urine shall be cleaned on a regular basis for dogs and cats kept inside of the housing unit and in housing unit yards.
9. Dogs cannot be allowed to remain at-large, or to roam freely without physical control such as fencing or leashing.
10. Dogs must be fenced or chained in a manner that avoids potential danger to the community, such as but not limited to a) unprovoked attack on humans or other animals; b) dog bites whether skin is broken or not.
11. No livestock is permitted in the dwellings or in the cluster site housing.
12. Tenants shall not be allowed to own, possess, or keep dogs that are prohibited by the Tribe's Animal Control Ordinance, as listed in Title XXII of the Code of Justice, i.e., Pit Bulls, Rottweilers, or Doberman Pinchers, or any pedigree of such dogs.
13. Tenants shall not chain dogs in such a manner that blocks access to the front and back door of the unit, when notice has been provided that the SRHA will be conducting an inspection, repair or other SRHA business.
14. SRHA will, to the best of its ability, make accommodations relating to Service Animals or Emotional Support Animals (ESA) in accordance with the Animal Control Code.

C. Lease Violations that require Corrective Action Plans.

1. The SRHA shall issue lease violations for the following actions, committed by the tenant head of household, any household members, or guests, which will require the tenant to enter a corrective action plan with SRHA:
 - a. Loud activities that disrupt neighbor's right to peace and quiet, including but not limited to drugs and alcohol;
 - b. Failing to keep the premises clean of debris and in a sanitary manner in and outside the unit;
 - c. Allowing children to be unsupervised for extended periods of time;
 - d. Storing combustible materials, such as gas cans or any other fire hazards inside or near the unit, including fireworks;
 - e. Failing to properly dispose of trash and rubbish either inside or outside of the unit, including inoperable vehicles;
 - f. Use of any bb guns, slingshots, paint guns, stun guns;
 - g. Allowing more than two (2) pets to be unattended without proper fence enclosure, or leased, which threatens the safety of neighbors or pedestrian access near the property, or impedes SRHA access to the property;
 - h. Use of heating devices that pose a potential fire hazard without SRHA approval. Stove top burners and ovens are prohibited for use as heating sources;
 - i. Allowing guests to stay for a period longer than five (5) days without SRHA approval, or renting, sub-leasing, or boarding any portion of the unit to individuals not on the composition for the unit;
 - j. Using any portion of the unit as a business, whether for profit or non-profit at any time, except for rummage and lunch sales;
 - k. Failure to repair non-operating vehicles or ensuring vehicles located on the property are currently registered in the owner's name on a timely basis to avoid towing at owner's expense;
 - l. Allowing vehicles to be placed on jacks, tree stumps, blocks, ramps, or other devices which have the potential to cause bodily injury to tenants or others;
 - m. Painting vehicles or changing oil in vehicles in any areas reserved for parking or thoroughfare;
 - n. Failure to inform SRHA of any bug, pest, or rodent infestation as soon as tenant becomes aware of presence;
 - o. Failure to adhere to corrective action plans, or failure to abide by the terms and conditions of corrective action plans.

B. Violations Requiring Immediate Lease Termination.

1. Where indicated in this Policy, the serious nature of certain violations requires immediate lease termination. The following enumerated offenses, committed by the Head of Household, any household

members or guests, are justification for immediate termination of a tenant's lease:

- a. Nonpayment of rent under the lease agreement and in accordance with the Compliance & Collection Policy procedures;
 - b. Discharging firearms in any of SRHA housing units or on its property. SRHA will follow Tribal and applicable State law regarding concealed weapons carry permits.
 - c. Manufacturing, selling, distributing, importing, exporting, use, or possession of narcotics, stimulants, depressants, hallucinogens, anabolic steroids and other chemicals that are regulated, as defined in the Controlled Substance Abuse Act (CSA).
 - d. Use, or attempt to use, or threaten to use any physical force, substantial enough to cause or be reasonably likely to cause serious bodily injury or damage to property.
 - e. Allowing propane tanks to become empty at any time that poses threat to health and safety of people or damage to property serious enough to make the unit uninhabitable for any length of time;
 - f. Three consecutive lease violations within one (1) year time frame.
2. In addition, if a person loses eligibility to reside in an SRHA in Article III of this Policy, SRHA must terminate the person's tenancy with the SRHA. In such cases, SRHA shall proceed directly to issuing a Notice of Lease Termination and Notice to Quit without first providing any lease violation notices.