



Pet Policy

PETSCREENING IS A REQUIRED PART OF THE APPLICATION PROCESS FOR ALL APPLICANTS:

A welcoming environment is paramount to all of our residents. To help ensure ALL of our residents understand our pet and animal-related policies, we use a third-party screening service and require **EVERYONE** to complete a profile (No Pet/Pet/Animal). This process ensures we have formalized pet and animal-related policy acknowledgments and more accurate records to create greater mutual accountability. If you need accommodation in another way, please contact your housing provider.

PET PROFILE PERKS TO THE APPLICANT:

- Maintain a central place to keep track of their pet records.
- Easy way to share pet information and records for pet daycares, groomers, new vets, etc.
- Provide pet verification needs they might have elsewhere.
- The pet profile stays with the applicant/tenant even if they move, so they can use their profile for future residential pet information requests.

Here are our restricted breeds, in addition to any breeds with an adult average weight of 80lbs or more: Pit Bulls, Staffordshire Terriers, Rottweilers, Dobermans, German Shepherds, Malamutes, Akitas, Chow Chows, Presa Canarios, Huskies, Wolf breeds, Great Danes and any other dog breed considered as dangerous, aggressive, or vicious by the CDC or Insurance Companies, or any individual dog trained for aggressive behavior.

If the applicant has any pets, they will be given a FIDO score, ranked by “paws,” based on a pre-set rubric of pet attributes in the context of our restrictions. Pet Screening provides a risk level assessment for each pet profile which is based on the overall risk of the pet. That FIDO score will determine both the pet rent and the pet security deposit. A non-refundable Pet Program fee of \$300 is due at the time of move in.

Please get started by selecting a profile category on our landing page.

<https://onestoppm.petscreening.com/>

One Stop Property Management, LLC complies with all Fair Housing requirements with regards to assistance animals, and these animals are not considered "pets" with regards to the foregoing policies. There will be an option on the <https://onestoppm.petscreening.com/> profile to acknowledge the animal as an “Assistance Animal.”

Pet Program Fee (Per Household)	\$300 (Non-Refundable)
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Fido Score	Monthly Pet Rent (Per Pet)	Deposit Increase	Inspection
5	\$25	25%	None
4	\$35	35%	None
3	\$45	45%	Case by Case Basis
2	\$55	55%	Case by Case Basis
0-1	Denial	N/A	N/A
Caged Pets	\$10	N/A	Case by Case Basis
Birds	\$25	N/A	Case by Case Basis
Reptiles	\$10	10%	Case by Case Basis

Most of our homes are pet friendly and will allow up to two pets, but be sure to look at the listing marketing description to see if the home is not a pet friendly home.

We know the value and fulfillment pets and animals can provide, and are happy to offer this program to accommodate them in our properties as much as possible. If you have not already created your pet profile, please do so here: <https://onestopppm.petscreening.com/>

All tenants with pets will be automatically enrolled in the Resident Benefits Package PLUS program for \$60.00/month. This includes all the features of our standard Resident Benefits Package PLUS on-demand pest control and no eCheck processing fees. Pest control services include up to four service requests for active/visible pests yearly. Each service request covers a maximum of three pest types and includes a 30-day warranty. Pests covered under this agreement include household ants (inside only), **fleas, ticks**, bed bugs, mice (baiting and trapping), weevils, cockroaches, mites, and spiders. For more details about the Resident Benefits Packages see <https://www.onestopppm.com/resident-benefits-package>.