



**STROUD
DISTRICT
COUNCIL**
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Pet Policy

November 2021

Housing Services

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Next document review by: June 2026

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Approved by: *Housing Committee*

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1.0. Introduction

- 1.1 Stroud District Council recognises the health and wellbeing benefits that owning a pet can bring to its owners and accepts that pets should be welcomed in our properties and are happy to support our tenants in pet ownership. However, we also accept that rules have to be adhered to ensuring that irresponsible pet owners are prevented from causing a nuisance to other residents in the community.
- 1.2 This policy applies to all Council owned homes, including the provision of temporary accommodation. If tenants have to move into temporary or emergency housing then Stroud District Council will work with tenants to ensure their pets are able to move on a temporary basis with them or we will support and facilitate a kennel stay if the tenants prefer.

2.0. Guidance

- 2.1 Tenant Services will give clear guidance on pet ownership, including:
- What type of pets are acceptable in our properties
 - What type of pets are not acceptable in our properties
 - Actions that will be taken against irresponsible pet owners
 - Appropriate training for staff dealing with pets in our properties
- 2.2 Stroud District Council works in collaboration with the Cotswold Cats & Dogs home to offer pet advice to tenants . Their information can be contacted at [Support & Advice - Cotswolds Dogs and Cats Home](#).

3.0 Legislation

- 3.1 The Animal Welfare Act 2006 states that anyone who owns a pet must care for their animal in a proper manner.
- 3.2 It is a legal requirement to ensure that all pets have:
- Adequate protection from suffering and disease
 - A suitable environment to live in
 - Able to exhibit a normal behaviour pattern
 - Need for a suitable diet and access to a constant supply of fresh, clean water
 - Need to be housed with or apart from other animals
- 3.3 *All pets should be looked after in line with guidance given by the PDSA <https://www.pdsa.org.uk/taking-care-of-your-pet/looking-after-your-pet/birds-fish-and-other-pets>*
- 3.4 Section 47 of the Care Act 2014 refers to protecting pets and includes:

Duty to Protect Property:

Local authorities have a duty to take reasonable steps to protect the moveable property of adults who are unable to manage their own affairs, including pets.

When the Duty Applies:

Section 47 applies when an adult is receiving care and support services that involve accommodation or is admitted to hospital, and it appears there's a risk of loss or damage to their property because they are unable to protect it, and no suitable arrangements are in place.

Reasonable Steps:

Local authorities must take reasonable steps to prevent or mitigate the loss or damage, which may include securing the property, finding suitable care for pets, or storing personal belongings.

Entry to Premises:

Local authorities can enter the premises where the adult was living to protect their property, provided they do so at reasonable times and on reasonable notice.

Dealing with Property:

They can also deal with the property in any way that is reasonably necessary to prevent or mitigate loss or damage.

Reimbursement:

Local authorities can also seek to recover from the adult the reasonable expenses incurred in protecting their property, including costs related to pet care.

- 3.5 Stroud District Council will work within a multi agency context to support tenants to find homes for their pets if they are no longer able to care for them. We will signpost tenants and support them with a referral to The Cinnamon Trust at <https://cinnamon.org.uk>. The Cinnamon Trust will arrange support and foster homes for animals for older people or those who are living with a terminal illness or through the Cotswold Cats & Dogs home at [Giving Up Your Pet - Cotswolds Dogs and Cats Home](#).
- 3.6 If tenants need support to rehome their pets temporarily then Stroud District Council will work with other agencies to facilitate this.

4.0 In the Event of an Emergency

- 4.1 There should be a named person who will take responsibility for the pet in an emergency or should the tenant become incapacitated in any way. Tenants should provide Stroud District Council with written and signed confirmation from their emergency contact, showing they are willing to take care of the animals in an emergency.
- 4.2 In the event of an emergency if the named person is not able to take responsibility for the pet, then Stroud District Council will arrange accommodation at a kennel or cattery and the cost will be charged to the tenant.

- 4.3 In the event of the tenant becoming incapacitated and there is no person to take responsibility for the pet, then Stroud District Council will arrange for the pet to be taken care of in an appropriate manner. Attempts to rehome an animal will always be the first line of enquiry.
- 4.4 The keeping of a pet is at the sole discretion of Tenant Services. Appeals against any decision may be made to the Head of Tenant Relationships, whose decision will be final.

5.0 Types of Pets

- 5.1 Tenant Services consider that the following pets are reasonable to live in our properties, however, permission must be agreed by the appropriate Neighbourhood Management Officer.
- Domestic cats and dogs
 - Fish (Tenant Services do not give permissions for ponds to be installed in gardens)
 - Budgies and canaries
 - Small animals such as rabbits, hamsters and guinea pigs

6.0 Best Practice

- 6.1 We expect our tenants to ensure:
- All Cats/dogs MUST be neutered/spayed and micro-chipped.
 - Pets should be vaccinated and treated appropriately to prevent flea infestation.
 - Faeces must be picked up and disposed of correctly. Animal faeces must not be left in communal gardens. This will result in permissions being withdrawn and any cost of cleaning/removal of faeces will be charged to the tenant
 - Litter trays and cages (as appropriate) should be cleaned out regularly and disposed of in an appropriate manner.
 - Where possible, tenants should always take out insurance for their pets.

7.0 Nuisance Pets

- 7.1 Tenants will have a responsibility to ensure that their pets do not cause a nuisance to others. This includes the following rules:
- Dogs must be kept on a lead when in communal areas.
 - Dogs must have a collar and ID tag worn when outside of the property.
 - Excessive noise (such as dog barking constantly) will not be tolerated and will be investigated in terms of a breach of tenancy and may result in permissions being withdrawn.
 - Pets should not be allowed to roam in either communal facilities or across the grounds.
 - For the consideration of other tenants, pets must not be left on their own for an excessive amount of time as this can cause excessive behaviour problems.
 - Pets must not be allowed to damage property. If damage is caused tenants will be subjected to a financial recharge.
 - Food must not be left outside the property as this could attract vermin.

- Pets must be controlled and staff, contractors and visitors must not be at risk when attending your home.
- 7.2 If the pet policy is not adhered to then enforcement action may be taken and permission to keep a pet withdrawn.
- 7.3 Should you wish to keep pets that need caging, such as chickens, rabbits, guinea pigs etc. then permission must be asked if you wish to house the pet in a cage or hut in the grounds of the property, and this should include a plan of the proposed structure with details of the species that will be housed within. We will not be able to facilitate this request in a communal area.
- 7.4 SDC will not give permission for cockerels to be kept as these have previously led to significant noise complaints.

8.0 Dangerous Dogs Act 1991

- 8.1 Tenant Services will not grant permission for residents to keep dangerous animals, such as dangerous dogs, poisonous insects, spiders, or snakes.
- 8.2 The Dangerous Dogs Act 1991 states it is an offence to keep specific breeds of dogs:
- Pit Bulls
 - Japanese Tosas
 - Dogos Argentinos
 - Filas Brazilerios
 - XL Bully
- 8.3 Therefore, these breeds will not be acceptable, unless dogs on the Index of Exempted Dogs (IED) are legally owned and the owner continues to comply with the exemption conditions.

9.0 Wild Animals

- 9.1 Wild animals are not allowed to be kept as pets. The dangerous wild animals act 1976 prohibits individuals from keeping wild animals as pets such as (but not limited to):
- Monkeys
 - Venomous Snakes
 - Crocodiles

10.0 Evictions & Abandonments

- 10.1 Should an eviction be necessary, SDC will ensure that any pets are considered during the eviction process. Where possible appropriate arrangements will be made before the eviction.
- 10.2 Should SDC believe a property has been abandoned and the tenant has no intention of returning but has left pets behind, SDC will make appropriate arrangements to manage the welfare of the animals.

11.0 Breeding and sale of animals

11.1 The breeding and sale of animals is strictly prohibited from our properties.

12.0 Cat Flaps

12.1 Due to fire legislation we are unable to give permission for cat flaps to be installed in any fire door as this would compromise the integrity of the door and the subsequent safety of any tenant(s). We can also not allow cat flaps to be installed in composite doors as this would invalidate the warranty on the door.

13.0 Local reputable animal welfare & veterinary organisations

Stroud Five Valleys Veterinary Practice	01453 765304
Clockhouse Veterinary Hospital	01453 752555
Bowbridge Veterinary Group	01453 762350
Valley Cat Rescue	01453 886354
Cotswold Cats & Dogs Home	01453 890014
RSPCA Stroud	01453 412180
Teckels Animal Sanctuary	01452 740300
Cats Protection League	0845 371 2730

14.0 Procedure for Managing Complaints

14.1 If you wish to raise a complaint regarding pet owners and neighbours regarding nuisance animals, welfare, health or cruelty issues you can speak with your Housing Officer on 01453 766321 or email Tenant.Complaints@stroud.gov.uk and an investigation will be undertaken. If you witness immediate cruelty taking place, please call the RSPCA on 0300 1234 999 which is their 24-hour cruelty line.

Document Responsibility		
Name	Document title	Service
Tenant Relationship Manager	Pet Policy	Housing Service

Document Version Control			
Date	Version	Issued by	Summary of changes
November 2021	Version 1	Michelle Elliott, Tenant Relationship Manager	Policy approved at Housing Committee
June 2023	Version 1.1	Andy Kefford, Strategic Head of Housing	<p>Addition of 1.2 to apply the policy to all Council owned homes, including temporary accommodation.</p> <p>Amendment to 8.3 to give discretion to have an excluded dog if the dog is legally owned and complies with exemption conditions.</p> <p>Addition of chapter 13, local reputable welfare and veterinary organisations. Addition of chapter 14, procedure for managing complaints</p>
August 2024	Version 1.2	Andy Kefford, Strategic Head of Housing	Addition of XL Bully as excluded dog type to 8.2.
June 2025	Version 1.3	Michelle Elliott, Tenant Relationship Manager	<ul style="list-style-type: none"> Added wording in 1.2 around temporary accommodation. Addition of para 2.2. Inclusion of reference to the Care Act 2014 at section 3 (3.4-3.6). Amendment to job title in 4.4

Policy Review

Updating frequency	Review date	Person responsible	Service
2 years	June 2026	Tenant Relationship Manager	Housing Service

Document Review and Approvals		
Name	Action	Date
Housing Committee	Approved	November 2021
Mattie Ross & Lucas Schoemaker, Housing Committee Chair and Vice Chair	Approved minor changes as per authorised delegation as outlined in version 1.1	June 2023
Housing Oversight Board, including Terry Cook, performance monitor and Gary Luff & Lucas Schoemaker, Housing Committee Chair and Vice Chair	Approved minor changes in version 1.2 and approval to extend the policy by a further 2 years. Next date for review is June 2026.	August 2024
Gary Luff & Lucas Schoemaker, Housing Committee Chair and Vice Chair	Approved minor changes set out in version 1.3	June 2025