



Comhairle Chontae Chill Chainnigh
Halla an Chontae Sraid Eoin Cill Chainnigh

Pobail agus Áiteanna Inbhuanaithe a Chruthú

Kilkenny County Council
County Hall John Street Kilkenny



Creating Sustainable Communities and Places

12th Dec 2022

**TO: AN CATHAOIRLEACH
& EACH MEMBER OF KILKENNY COUNTY COUNCIL**

**RE: Policy on Pets in Local Authority Social Housing Apartment
Accommodation**

Dear Councillor,

As part of the Housing Capital Delivery Programme of Kilkenny County Council, in-keeping with national policy on housing densities, the local authority has increased the provision of apartment type accommodation in the county. The housing department receive a large number of complaints annually in relation to animals at local authority accommodation. These include noise and waste complaints which are increasingly difficult to manage within apartment living.

No pets have been accepted into apartments allocated by Kilkenny County Council to-date and tenancy agreements prohibit the keeping of pets in apartments due to lack of space and difficulties in managing tenancies.

The Housing Strategic Policy Committee sought a review of the position in relation to the keeping of pets in apartments due to a number of cases where persons being offered accommodation had refused it due to the fact that they could not take their pets.

Following much discussion at the Housing SPC it was agreed to provide a policy on pets in local authority social housing apartment accommodation which makes provision for the keeping of pets at a limited number of apartments where adequate space is provided and where potential disruption to other tenants is minimised. Priority will be given to support pets where applicants provide details of medical need with their housing need assessment information.

The attached policy has been agreed by the Housing SPC at its meeting held on 5th December last and is recommended for the approval of Kilkenny County Council at its December meeting 2022.

**Mary Mulholland,
Director of Services,
Kilkenny County Council.**

POLICY ON PETS IN LOCAL AUTHORITY SOCIAL HOUSING APARTMENT ACCOMMODATION

Kilkenny Council recognises the benefits to tenants of keeping pets. However, there are rules about the kinds of animals you are allowed to have and how many.

We need to make sure that the property is suitable, and can give any pets the time and care they need to stay healthy. We also need to make sure that pets do not become a nuisance or danger to others living in the accommodation or estate.

Generally, the Council will allow its tenants to keep pets where the property type is suitable, the Tenancy Agreement is complied with and the animal's welfare will be assured.

The Tenant shall not keep any agricultural animals, poultry, pigs, birds, horses or other animals (other than domestic pets i.e. cats or dogs which are not likely to create a nuisance or become a source of annoyance) on the Premises or on any open space within the estate or adjoining lands. If domestic pets are kept by the Tenant he/she shall ensure that no nuisance is thereby caused and the sheds, shelters or yards where such domestic pets are housed shall be properly constructed, paved, and drained. All domestic pets shall be kept under control, and cared for. **Only two domestic pets shall be permitted per household at specified accommodation types.** There are no pets allowed in apartments except in "Designated Pet Apartments" (see below). Certain types/breeds of dogs are not allowed in any Council property. These dogs are defined as "controlled breeds" under the Control of Dogs Regulations 1998. These dogs include:

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|------------------------------|-------------------------------------|
| ▪ American Pit Bull Terrier | ▪ Rhodesian Ridgeback |
| ▪ English Bull Terrier | ▪ Rottweiler |
| ▪ Staffordshire Bull Terrier | ▪ Japanese Akita |
| ▪ Bull Mastiff | ▪ Japanese Tosa |
| ▪ Doberman Pinscher | ▪ Strains and crosses of these dogs |
| ▪ German Shepherd (Alsatian) | |

Any pets visiting the property must not cause a nuisance while they are at the property. The tenant is equally liable for any nuisance being caused at the property even if it is from a visiting pet.

Kilkenny County Council will designate a proportion of units in apartment blocks as suitable for pets e.g. Designated Pet Apartments. Where possible the units will be chosen based on a number of factors including the number of units in the apartment block, the proximity of neighbours, access to outdoor space etc. Only one domestic pet is permitted in apartments. The "controlled breeds" of dogs identified above are not permitted in apartments. Where there is an oversubscription of pet owners when allocating the designated pet apartments, priority will be given to pet owners who require the pet due to medical conditions, e.g. guide dogs, therapy dogs, assistance dogs, emotional support pets etc. When allocating a designated pet apartment, pet owners must submit evidence of a licence, microchipping, any other regulative requirements, in advance of allocation. This will indicate the type of pet so that the Housing Authority can ensure it is compliant with animal regulations and Kilkenny County Council policies on restrictive breeds before allocation.

A tenant will not be allowed keep a pet if the tenant or another household member has any convictions for, or past history of abandonment, cruelty, neglect or mistreatment of animals or has been disqualified from keeping animals or a particular type of animal due to a conviction.

The Council will take action against tenants where there is a breach of the policy and in cases where tenants allow animals to cause nuisance. This includes causing injury to others through biting, noise nuisance or smells, fouling or pets damaging property.