

## Tools for You

Property managers, tenants, landlords, Neighborhood Justice Center representatives, and experts in real estate and condominium association law provided input in the development of the Pets in Housing program and materials.

For more information, contact us at [advocacy@hawaiianhumane.org](mailto:advocacy@hawaiianhumane.org).



## Laws to Learn

Visit [HawaiianHumane.org/current-laws](http://HawaiianHumane.org/current-laws) for more info on these laws:

- Hawaii State Revised Statutes protect pet owners and govern pet issues.
- The Fair Housing Act prohibits discrimination against people with disabilities who need service or emotional support animals.
- The Housing & Urban-Rural Recovery Act allows access to certain federally subsidized rental units.
- The Pet Deposit Bill allows a landlord and tenant to negotiate a pet security deposit no more than one month's rent.

## Facts to Know

- Nearly 60% of Oahu households have pets.
- 43% of Oahu households own dogs.
- More than 300,000 pets are family members on Oahu.
- Responsible pet owners tend to be great tenants.
- Smaller dogs do not necessarily make better tenants.
- Breed-restrictive policies don't work, as breed is not indicative of aggression.

## About Us

The Hawaiian Humane Society is an education and advocacy organization that shelters, protects, rescues, reunites and rehomes animals. It is Oahu's only open-admission shelter that welcomes all animals. Established in 1883, this non-profit organization is not a chapter of any group as there is no national humane society.

Make a gift at [HawaiianHumane.org](http://HawaiianHumane.org) or call 356-2213 to donate.



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# Pets in Housing

No one should ever have to choose between their pet or a place to live.



## Pets are Family Too

The Hawaiian Humane Society's Pets in Housing program works to increase the number of residences that allow pets. We work with landlords and tenants, home owners and associations, property and resident managers, realtors, as well as people who love animals and people who don't. Workable solutions can be achieved for the benefit of all.

More than 60 percent of Oahu's households include pets. Policies that ban animal companions limit the pool of qualified applicants and unnecessarily penalize the majority of pet owners who are responsible. Bans, including breed and size restrictions, increase the number of families that have to relinquish pets.

## What's Wrong with Breed Bans?

Breed bans have been proven ineffective as breed is not the only factor that can influence behavior. The Centers for Disease Control discontinued documenting dog bite data by breed because it's believed that an owner is the most important indicator as to whether a dog is likely to bite.



## Finding a Pet-Friendly Home

**Take your time.** Give yourself plenty of time before your lease expires to check ads and contact realtors and rental agencies.

**Get help from the experts.** Seek assistance from realtors, rental agents or resident managers. Make a professional connection with someone who understands how important it is to stay united with your pet.

**Secure endorsements.** Secure a letter from your current landlord or resident manager that says you're a responsible pet owner. Also get a letter from your veterinarian stating that you have been diligent in your pet's medical care and that your pet is sterilized.



**Respect the rules.** Keeping a pet in violation of a no-pets rule puts your pet and you at risk for eviction and other legal action.

**Put your best paw forward.** Responsible pet owners make excellent tenants. Pet owners are more likely to stay longer, and lower vacancy rates can mean savings for landlords and real estate agents. Offer to bring your well-behaved pet to meet the owner or property manager.

**Put it in writing.** Permission to have a pet should be in writing and should be signed by you and your new landlord. Use our Pet Addendum form at [HawaiianHumane.org](http://HawaiianHumane.org). Comprehensive agreements protect people, property and the animals themselves. If your lease has a no-pets clause, verbal approval is not enough.