

**TAMARRON ASSOCIATION OF CONDOMINIUM OWNERS, INC.
REASONABLE ACCOMMODATION POLICY**

The TAMARRON ASSOCIATION OF CONDOMINIUM OWNERS, INC. (the "Association") is committed to granting reasonable accommodations to its rules, policies, practices, or services when such accommodations may be necessary to afford people with disabilities the equal opportunity to use and enjoy the Association property. A reasonable accommodation is a change or exception to a rule or policy that is needed because of a person's disability.

One common type of reasonable accommodation is allowing a person with a disability to keep assistance animal. An assistance animal is an animal that works, provides assistance, performs tasks for the benefit of a person with a disability, or provides emotional support that alleviates one or more identified symptoms or effects of a person's disability. The Association recognizes the importance of assistance animals, and is dedicated to ensuring that individuals with assistance animals are permitted to keep them within the common interest community.

The Association will not deny a request to keep assistance animal solely because the animal has not received formal training. Some assistance animals, known as service animals, are trained by professionals, their owners, or someone else to work or perform tasks for individuals with disabilities. Other assistance animals, however, do not require any special training. The relevant question is whether the animal performs the assistance or provides the benefit needed by the person with a disability.

If an individual requests to keep an assistance animal, the Association will make a general inquiry as to the necessity for the assistance animal but will not ask about the specific nature or extent of the person's disability. Many times, it is readily apparent that an animal is trained to do work or perform tasks for an individual with a disability, such as a dog guiding an individual who is blind or has low vision, pulling a person's wheelchair, or providing assistance with stability to an individual with a mobility disability. If this is the case, the Association will not make any inquiries at all and the reasonable accommodation will be granted. If, however, it is not readily apparent that an animal is trained to aid an individual with a disability, then the Association will make inquiries before granting the reasonable accommodation. In such case, the Association will ask if the animal is required because of a disability and

what work or task the animal has been trained to perform. The Association will not, however, require documentation that an animal is trained or certified or licensed as a service animal. If the animal is not trained to perform specific tasks for individuals with disabilities, the Association will ask for a statement from a health or social service professional, such as a doctor, physician's assistant, psychologist, or social worker, verifying that the individual has a disability and that the designated animal provides emotional support or other assistance that alleviates one or more symptoms or effects of the person's disability. The Association will request the completion of the medical or health provider's verification statement which the Association will provide to the person making the request.

In no case will a person requesting to keep an assistance animal as a reasonable accommodation be charged any fee, deposit, or other charge for making the request or for keeping the animal.

A form to request a reasonable accommodation is available from the Association's property manager. If assistance is required in completing the form, the property manager will assist in filling out the form or will fill out a form based on an oral request. The Association will use this form to record reasonable accommodation requests and the form will be used only for the purpose of obtaining information that is necessary for a reasonable accommodation decision.

All requesters shall be notified in writing of a decision within 10 days of the request. If the request is denied, an explanation for the denial will be provided in the written notification. If an individual with a disability believes that the request is denied unlawfully or that the response is delayed unreasonably, then he or she may file a complaint with the U.S. Department of Housing and Urban Development Office of Fair Housing & Equal Opportunity, 451 7th St. SW, Washington DC 20410.

The Association does not tolerate misrepresentation and may report all suspected offenders. Intentional misrepresentation of entitlement to an assistance animal may subject a violator to penalties and conviction under Colorado law at C.R.S. 18-13-1073 et seq.