

# REQUEST FOR CONDITIONAL USE PERMIT

COMPLETE ALL FIELDS AND ATTACH CHECKLIST - PLEASE PRINT LEGIBLY

**\$200 NON-REFUNDABLE APPLICATION FEE + COSTS**

Nola Dorman

\* 1. 

Print Name (Property Owner) 10170 North Highway V V	Print Name (Potential Buyer/Lessee)
Address Columbia, MO 65202      573489.6655	Address
City - State - Zip      PHONE creationsbynola@icloud.com	City - State - Zip      PHONE
EMAIL ADDRESS	EMAIL ADDRESS

\* 2. LEGAL DESCRIPTION of land for which Conditional Use Permit application is made, including Section, Township and Range. Please attach copy of the current ownership deed and, if available, a survey.  
section 36, township 50, range 13

Parcel 06-904-36-00-010.00 01

\* 3. Present zoning A-2      Current land use Pasture for horses and goats. Some chickens are on the property.

\* 4. Lot/tract size 26.57      Acres/Sq. Ft.      5. Adjacent Zoning a-2, residential, business

\* 6. Classification and proposed use for conditional use: (Please be as detailed as possible in describing the proposed use. Attach additional page(s) if necessary)  
Most of the homes around our land is made up of 10-20 acre lots with single family homes and

sheds. There are many trees, hills, and valleys between my neighbors and I and I will be adding more. Please see additional page.

\* 7. Reason and justification for the request being submitted: (Attach additional page(s) if necessary)  
Dog boarding kennel. Has not been built yet. Building would be well insulated and as sound  
**proof as possible. Please see additional page.**

\* 8. Approximate size, use and location of all structures:

none

Existing: 1500-2000 square foot shed on the south side of current home. Total area, including lagoon and outside runs for each dog, will be about one acre.

Proposed: lagoon that needs built

\* 9. Type of wastewater system: lagoon that needs built

10. Additional fees to be paid by:	<u>Nola Dorman</u>	<u>10170 North Highway V V</u>	<u>5734896655</u>
	Name	Address	Phone Number

The above information is true and correct to the best of my knowledge. I have completed and submitted the required checklist and I understand that if I have not submitted the required documentation by the specified deadline this application will be invalidated and I may be required to re-apply.

Nola C Dorman      9/15/2021      \_\_\_\_\_      \_\_\_\_\_  
Owner's Signature      Date      Potential Buyer's/Lessee's Signature      Date

**NOTE:** Please attach any additional documentation, sketches, permits, names and addresses as required as minimum information. Failure to provide any of the required material(s) will result in the invalidation of this application. Do not email form. Original signature is required.

Received by Paula Cream      Date 9/21/21  
Boone County Resource Management

Number 6 continued.

There is a good deal of space between my neighbors and my property. I am wanting to locate the dog kennel just south of an existing building to help with blocking the noise going north, and the slight hill to the south and southwest will help with the noise as well. There are not any neighbors to the east that will be impacted since our property line goes back several hundred feet and has a lot of trees to the east of the house. My main concern is first and foremost, to be a good neighbor. I am planning on using as much soundproofing as possible on the building itself. If noise outside of the kennels is a concern, there are materials available that help with soundproofing.

I would like the building to be about 2000 square feet. 1500 square feet of the inside space would be designated for the kennel and would be climate controlled and sound proofed. The remaining 500 square foot would be for storage of larger items needed for the kennel. I plan on boarding up to 40 dogs at a time. I anticipate the average dog to be around 30 to 40 pounds. I also anticipate that different times of the year will be busier than other times of the year based on people traveling and the holidays, so I do not assume that I will always have a "full house".

Around the kennel walls, I would like to have two overhangs with space for outdoor kennels. These would provide shade in the heat, as all as allow dogs to be outside in cooler weather, like Siberian Huskies and Great Pyrenees. These will have concrete as the base. I am researching the safest material with which to build the kennels. I am planning on having drains put into the concrete to ease cleaning kennels and to be able to be more sanitary.

The outside runs will have gravel to help filtering. I am in talks with an excavator about putting in berms to help keep the storm water off of my neighbors' properties. We are discussing building a small pond to collect stormwater. Depending on the code and how large of a facility I am allowed, I will put in either an additional lagoon or a septic tank and the drains would directly go into one of these. I will also be planting trees, bushes, and other tall grasses to beautify the area and aid in soundproofing.

As far as storm water and waste, I have met with an excavator about building a lagoon or a pond and we are discussing options like berms and drains to ensure that any waste and storm water builds drains toward our lagoon and not any further, like down to the road or into any ditches.

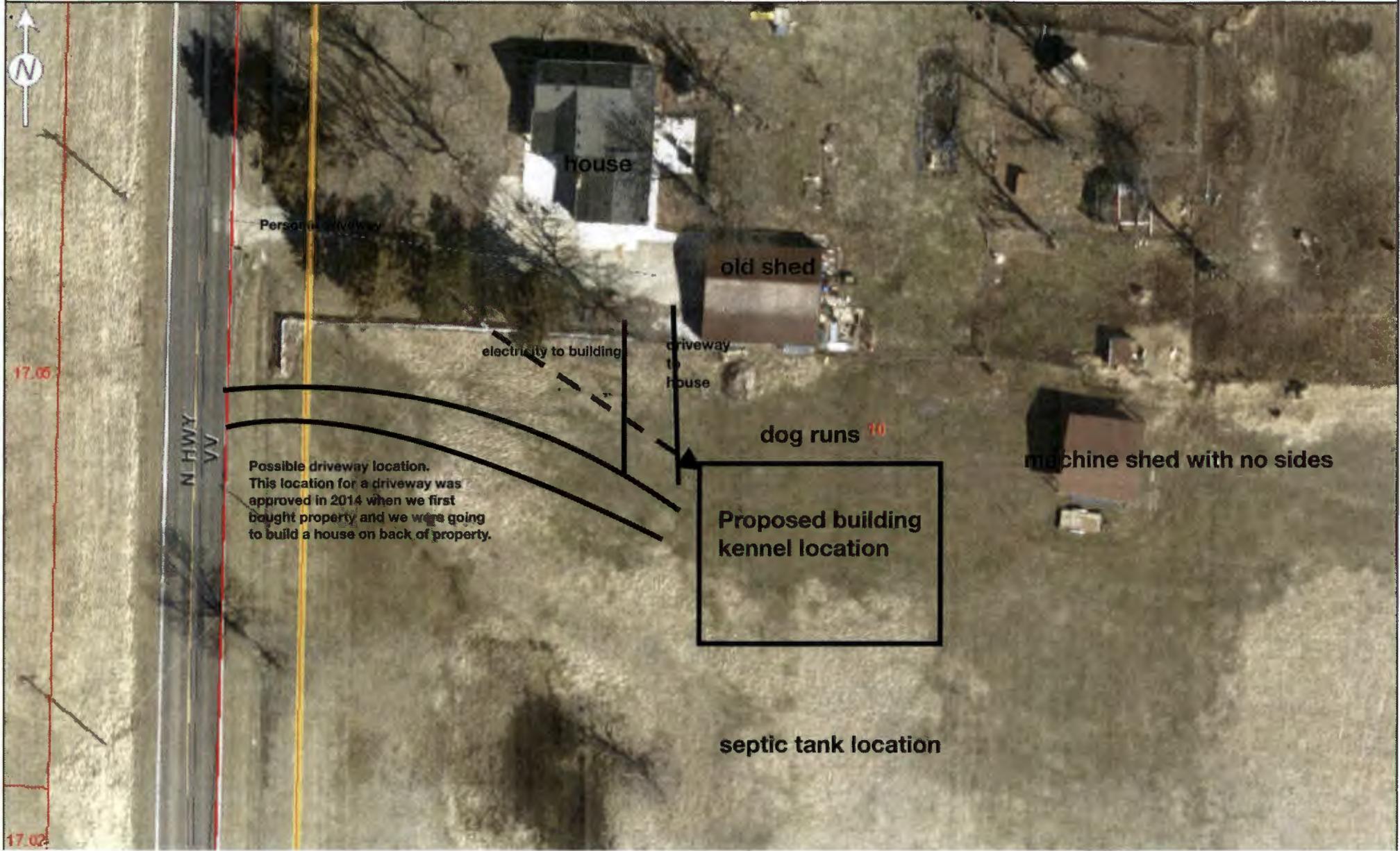
Thank you for your consideration!

Nola C. Dorman

Question 4 Continued

# Boone County Internet Parcel Map

Prepared by the Boone County Assessor's Office, (573) 886-4262



Possible driveway location.  
 This location for a driveway was approved in 2014 when we first bought property and we were going to build a house on back of property.

Proposed building kennel location

septic tank location

Our home, to the left of the Garage/shed, is not pictured on this page. It is around 120-130 years old and we remodeled it in the last 7 years. It is around 1700 square feet and is the only building with running water and uses an existing septic system on the north side of the house.

Horse run in sheds are 8x12 each and are 7 years old.

Chicken shed is 5x8 and is 5 years old.

Goat shed is 5 years old and 8x10.

Garage/shed is about 50 years old and is used to park car and to store feed, tools, and other household and farm items. Approximately 20x30.

Covered shed is about 6 years old. Used to store trailers, hay, and fencing materials. Approximately 16x20.

PROPOSED LOCATION



Question 8

**Our home, is around 120-130 years old and we remodeled it in the last 7 years. It is around 1700 square feet and is the only building with running water and uses an existing septic system on the north side of the house.**

**2 Horse sheds are not pictured here, but are 7 years old and 8x12 each.**

**Chicken shed is 7 years old.**

**Goat shed is 8x10 and about 5 years old.**

**Garage/shed is about 50 years old and is used to park car and to store feed, tools, and other household and farm items. Approximately 20x30.**

**PROPOSED LOCATION**

**Covered shed is about 6 years old. Used to store trailers, hay, and fencing materials. Approximately 16x20.**

