

REQUEST FOR CONDITIONAL USE PERMIT

COMPLETE ALL FIELDS AND ATTACH CHECKLIST – PLEASE PRINT LEGIBLY
\$225 NON-REFUNDABLE APPLICATION FEE + COSTS

* 1. <u>Faye Nowell</u>	<u>Robin Diebold</u>
Print Name (Property Owner)	Print Name (Potential Buyer/Lessee)
<u>5550 W Gillespie Bridge Rd</u>	<u>1734A Woodie Proctor Rd</u>
Address	Address
<u>Columbia, MO 65203</u> 573-864-8280	<u>Columbia, MO 65203</u> 816-282-4010
City - State - Zip PHONE	City - State - Zip PHONE
<u>elizamay77@gmail.com</u>	<u>robin.diebold@gmail.com</u>
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 20, Township 48 North, Range 13 West
Current Deed of Ownership is attached, along with a historic survey.

* 3. Present zoning A-2 Current land use Agricultural w/ Residence
* 4. Lot/tract size 4.31 acres Acres/Sq. Ft. 5. Adjacent Zoning A-2, R-S & R-1

* 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)
Continued use of the property as a small private day care & boarding kennel after the property changes ownership. See attachments for details.

* 7. Reason and justification for the request being submitted: (Attach additional page(s) if necessary)
Owner is retiring and wants to sell the property & the business to her current manager, to carry the business in a like-minded fashion into the future.

* 8. Approximate size, use and location of all structures:
Existing: Residence (~3,000 sq. ft.); Dog House (720 sq.ft.) ; Office (256 sq. ft.)
Proposed: (none proposed)

* 9. Type of wastewater system: gray water to daylight

10. Additional fees to be paid by: Robin Diebold 1734A Woodie Proctor Rd 816-282-4010
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.

Faye Nowell 11/21/22
Owner's Signature Date

Robin Diebold 11/21/22
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 Pauln Lewis
Boone County Resource Management

Date 11/21/22

Current Permit

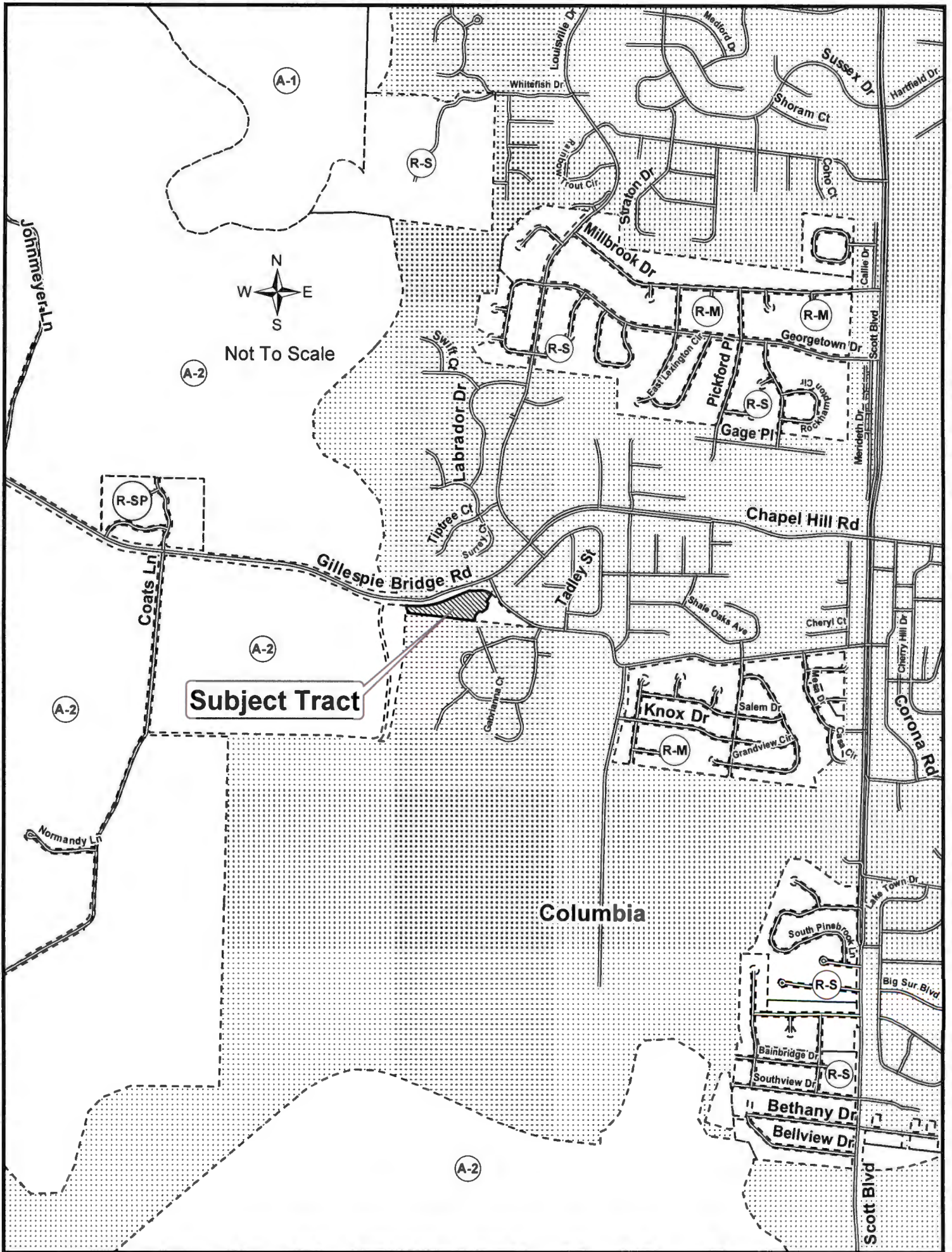
1. There be no more than ten (10) dogs at any one time on the property
2. The permit be issued to Ms. Nowell only, and is non-transferable.
3. The business is to be opened from 7:00am to 7:00pm, Monday through Friday, and weekends by appointment only.
4. No breeding, raising or selling of animals would ever occur.
5. The permit is contingent upon the business plan.

Requested Permit

To acquire approval from the County Commission for a permit for a boarding kennel, daycare, and training facility for dogs with the following conditions:

- 1. The limit of dogs on property will be determined by the Boone County and Department of Agriculture regulations and ordinances; the size of the property, buildings, and yards; and safe, ethical practices.**
 - a. With the current permit's wording, the owner of the property cannot adopt a dog without reducing the number of clients they can have on site each day even though their animal would be kept separate, as the condition of 10 dogs total applies to the permit for the use of the property not just the business.
 - b. In order to meet the current permit's condition #1, if the company expands to have training classes or small events, such things would have to be canceled, or boarding dogs denied. This would be very limiting on the business and its services.
 - c. Other dog daycare and boarding facilities in Columbia do not have this condition.
- 2. The permit will be issued for the property and will be transferable as is normal.**
 - a. As of the current permit, should the person the permit is listed under pass away unexpectedly, the current employees would be out of a job and all clients currently in care would immediately be illegal.
 - b. Having the property listed for a specific person is highly unusual.
 - c. The neighborhood would be safer with a regulated business on the property rather than an unregulated private owner. With the current yard and fencing set up, an animal hoarding situation could easily find the property attractive. Current management would like to maintain the property as a good neighbor, following the attached proposed business plan.
- 3. The business will be open to clients by appointment only, seven days a week.**
- 4. No breeding and selling of animals would ever occur.**
 - a. The current wording is too restricting... "No breeding, raising, OR selling of animals would ever occur." This means the owner cannot "raise" their own puppy or kitten on property separate from the business.
 - b. If Service Dog training were to be added, we would then potentially be "raising" and "selling" highly trained service dogs to disabled people in need. With the proposed wording, breeding kennels would still be restricted but service dog training would be allowed.

As a reminder, South Paw Acres LLC has been providing a valuable, high quality service for over 20 years with no complaints.



Subject Tract

Columbia



Not To Scale

A-1

R-S

A-2

R-SP

A-2

A-2

R-M

R-M

R-S

R-S

R-SP

R-M

R-S

A-2