



Meeting Date:	April 1, 2024
Submitter:	Maura Rigoni, AICP, Interim Planner
Department:	Community & Economic Development
Agenda Item:	Cozy Pawz Accommodations, LLC

Summary:

Lisa Holland, owner of Cozy Pawz Accommodations, LLC appeared before City Council on March 25, 2024, requesting a special use to operate a dog daycare and boarding facility and a parking variation for the property at located 2551 Theodore.

The application appeared before the PCZBA on February 8, 2024 and March 14, 2024, at which time the special use and variation requests received a favorable recommendation, conditioned upon the following:

- No dog walking is allowed from the subject property/facility. All dog walking services provided by the business would be provided off-site at the customer's location.
- Dogs are allowed to be in the outdoor fenced area during the hours of operation of the business, which are as follows:

Monday through Friday 6:30 a.m. – 7:00 p.m.

Saturday 8:00 a.m. – 4:00 p.m.

Sunday 9:00 a.m. – 3:00 p.m.

- Employees may remain on the property outside of normal business hours only during the instances where dogs are on the property for overnight boarding. The facility shall not provide overnight accommodation that represents sleeping or living quarters.
- Dogs being boarded overnight may utilize the outdoor fence area within the hours prescribed in the noise ordinance.
- The outdoor area must be secured by fencing on all sides. At such time, should the fencing on the adjacent property to the east be removed, the business owner must install fencing along the east property line immediately.
- The business owner shall clean/remove feces from the outdoor dog area both mid-morning and mid-afternoon. Feces shall be placed in plastic bags and then in a covered heavy plastic container that is lined

City Council

April 1, 2024

Cozy Pawz

with a bag. The container utilized for feces waste is to be located at the north-east end of building and emptied on regular garbage pick-up day.

- All overhead garage doors must be closed when not actively being used to move products or dogs in and out of the Cozy Pawz space.
- There will be seven parking spaces allocated for Cozy-Pawz Accommodation, LLC.

Council Action: If the Mayor and City Council are amenable to the proposal, you may approve the Ordinance issuing the approval of the special use and variation request for Cozy Pawz Accommodation, LLC at 2551 Theodore Street, subject to the Findings of Fact and the conditions as outlined in the Ordinance.

Attachments:

- Special Use and Variation Ordinance