



# PEABODY CITY COUNCIL

Special Permit #3

**Map 26 Lot 44**

February 20, 2013

Building Inspector  
City Hall  
Peabody, MA

Dear Sir:

At a Regular Meeting of the Peabody City Council held on Thursday evening, February 14, 2013, the following Special Permit was approved:

P90-13 COUNCILLOR GAMACHE – BE IT ORDERED by the City Council of the City of Peabody that the application from Melissa R. Guevin, 558 Lowell Street, Peabody, MA, for a Special Permit to allow for canine pet care services/doggie daycare/boarding and grooming at said 558 Lowell Street, Peabody, MA, as filed in accordance with Sections 4.2, 6.1 and 15.7 of the Peabody Zoning Ordinance be approved based on the following reasons and subject to the following conditions:

REASON: Owing to the fact that the use as approved satisfies a desirable local need, that its design and appearance will not be injurious to the established or future character of the vicinity and the neighborhood, and that said approval is in harmony with the general purpose and intent of the Zoning Ordinance of the City of Peabody.

CONDITIONS:

1. This Special Permit is approved on a six-month trial period subject to review by the City Council (7/14/13).
2. The drop-off hour starts at 7:00 a.m. Monday through Sunday.
3. There shall be a limit of ten (10) dogs on the property at any one time.
4. A kennel license shall be obtained by the applicant through the City Clerk.
5. The special permit will run with Melissa Guevin as the owner of the property; and
6. The handout from Melissa Guevin will be attached as part of the special permit.  
(Carried 10-0; Councillor Driscoll absent)

Reason: Owing to the fact that the use as approved satisfies a desirable local need, that its design and appearance will not be injurious to the established or future character of the vicinity and the neighborhood, and that said approval is in harmony with the general purpose and intent of the Zoning Ordinance of the City of Peabody.

**NOTICE OF DECISION:** *IN ACCORDANCE WITH CHAPTER 40A, SECTION 17 OF THE MASSACHUSETTS GENERAL LAWS, AN APPEAL OF THIS DECISION MUST BE FILED WITHIN TWENTY (20) DAYS FROM THE DATE OF FILING OF SAID DECISION WITH THE APPROPRIATE COURT AND OFFICE OF THE CITY CLERK.*

## Ward Councillors

Barry P. Osborne, Ward 1  
Arthur W. Athas, Ward 2  
Rico E. Mello, Ward 3  
Robert E. Driscoll, Ward 4  
David R. Gamache, Ward 5  
Barry C. Sinewitz, Ward 6

## Councillors at Large

Michael V. Garabedian  
Thomas L. Gould  
David C. Gravel  
James K. Liacos  
Anne M. Manning-Martin

## Clerk of Council

Timothy E. Spanos

## City Council

### Stenographer

Allyson Danforth

City Hall  
24 Lowell Street

978-538-5900  
FAX (978) 538-5985

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*IF SAID SPECIAL PERMIT WAS APPROVED, YOU MUST OBTAIN A CERTIFIED COPY OF THE SPECIAL PERMIT FROM THE OFFICE OF THE CITY CLERK, AND A BUILDING PERMIT MUST BE APPLIED FOR AND ISSUED BY THE INSPECTOR OF BUILDINGS AFTER THE TWENTY DAY APPEAL PERIOD HAS EXPIRED. IF THE 20<sup>TH</sup> DAY FALLS ON A WEEKEND DAY (SATURDAY OR SUNDAY), THE NEXT BUSINESS DAY IS CONSTITUTED AS THE 20<sup>TH</sup> DAY. SAID SPECIAL PERMIT MUST BE EXERCISED WITHIN TWO YEARS FROM THE DATE OF TIME STAMP WITH THE OFFICE OF THE BUILDING INSPECTOR. IF NOT, SAID SPECIAL PERMIT SHALL EXPIRE.*

**THERE SHALL BE NO TRANSFER OF THIS SPECIAL PERMIT UNTIL WRITTEN APPROVAL OF THE SAME IS OBTAINED FROM THE SPECIAL PERMIT GRANTING AUTHORITY, OR ITS DESIGNEE**

**A COPY OF YOUR SPECIAL PERMIT MUST BE POSTED UPON THE BUSINESS PREMISES IN A CONSPICUOUS PLACE VISIBLE TO THE PUBLIC AT ALL TIMES.**

**THE LAST DAY TO FILE AN APPEAL IN ACCORDANCE WITH MASSACHUSETTS GENERAL LAWS, CHAPTER 40A, SECTION 17 IS MARCH 12, 2013**

**IF THE SAID SPECIAL PERMIT WAS APPROVED, YOU CAN OBTAIN A BUILDING/OCCUPANCY PERMIT FROM THE BUILDING INSPECTOR ON MARCH 13, 2013 IF NO APPEALS ARE FILED. IT IS REQUIRED THAT SAID PERMIT BE OBTAINED FROM THE BUILDING INSPECTOR, AND A CERTIFICATE OF BUSINESS BE OBTAINED FROM THE CITY CLERK IN ORDER TO COMPLETE THE SPECIAL PERMIT REQUIREMENTS.**

PEABODY CITY COUNCIL  
COUNCILLOR THOMAS L. GOULD  
CITY COUNCIL PRESIDENT

Timothy E. Spanos  
City Clerk

cc: Planning Board, Community Development Department, Police Department,  
Human Services Department

Peabody City Council/Health Department,

The following is to inform you what actions I will take to avoid noise and odor complaints as well as business hours of operation:

**Noise**- Every dog that will be at my home/business will immediately begin training as to not being allowed to bark constantly. The one thing I do not tolerate is constant barking. Yes, dogs will bark if they are playing or get excited- but I will immediately calm them down once it begins.

If there should be a dog that constantly barks and if for some reason I am not able to control the dog and train him to stop barking, I will be forced to not allow the dog to come to my business anymore.

**Odor**- for the time being I will have the grass in the yard, I hope to cement, asphalt, or put soft stones down sooner than later.

The poop will be picked up immediately, I don't want to risk any dogs stepping or rolling in it along with I don't want to have to smell it as well as any neighbors.

While I have the grass, hopefully not too long, I will use Lyme powder if/when necessary to control the odor.

When I replace the grass, I plan to clean the yard daily and disinfect it weekly. I use different solutions for cleaning and disinfecting such as:

- 1) **OdoBan**- This product is safe for the dogs to come in contact with daily. This product is a deodorizer, sanitizer, disinfectant, and also controls and inhibits the growth of mold and mildew as well as it kills the HIV-1 and influenza viruses.

2) **Top Performance® 256 Disinfectant and Deodorizer** This product is something I would use once every two weeks, this is a product that may not be exposed to any animal until it is completely dry. It is a powerful, concentrated, multi-purpose disinfectant and deodorizer that provides area control of staph, salmonella, E. coli, bordetella bronchiseptica, adenovirus, canine distemper, feline picornavirus, HIV-1, infectious bovine rhinotracheitis, rabies, herpes, pseudorabies, respiratory syncytia, streptococcus and canine parvovirus.

Kennels, veterinary clinics, and grooming shops use this product to keep their businesses cleaned and disinfected.

### **The Business Hours of Operation:**

**When I begin:** I plan to start off by going to pick up dogs early in the morning, I would leave my house/business by 7am and would not return to the yard until 9/10a or later, depending on traffic and what towns I would go to etc. When I get to the yard, I will let the dogs out to run around and hang out and I would pack them up by 2/3pm in the afternoon to take them home.

**When I am ready:** Maybe a year or more from now, I would like to allow customers to come drop their dog(s) off to me, if/when that happens, I will allow them to come as early as- 6a/7a. I would not allow the dogs to go out and start the day until at least 7am. Then I would plan to close for the day by 6p.

By 6p the latest the dogs that are staying overnight with me will be in the house in their designated area. They will be in until about 9p when I let them out to go to the bathroom for one last time before I go to bed. When they go out at night, **THEY WILL BE QUIET**, even if it means I have to take them out one by one to control the noise if it should be an issue.

**Weather:** During cold, rainy, hot days, the dogs will be inside the business for most of the day. I would let them out to go to the bathroom every few hours. Weather can be stressful to a dog, especially the very hot and cold days. Depending on the weather will determine the time of indoor and outdoor play times.

Thank You,  
Melissa Guevin