TOWN OF EAST HADDAM
LAND USE OFFICE
1 Plain Road, Moodus, CT 06469 - 860-873-5031

HOME OCCUPATION APPLICATION FOR BUSINESS PERMIT
(Section 27 East Haddam Planning & Zoning Regulations)

APPLICANTS NAME - Andre Sico

BUSINESS NAME - Cosmic Dog Training & Boarding

ADDRESS - 65 Falls Road Moodus CT 06469

PROPERTY OWNERS NAME - Andre Sico & Howell Gallagher

ASSESSOR'S MAP - 65 LOT - 062

DEED REFERENCE: VOLUME - 1006 PAGE - 324

BEST CONTACT NUMBER - 413-250-9833 (HOME - CELL - BUSINESS) CIRCLE ONE

OTHER CONTACT NUMBER - 781-856-6733 (HOME - CELL - BUSINESS) CIRCLE ONE

EMAIL ADDRESS - andre.o.sico@gmail.com

TYPE OF BUSINESS YOU ARE APPLYING FOR - Pet and service dog training, scent work

APPLICANTS SIGNATURE - Andre Sico Date 1/26/2023

PROPERTY OWNER'S SIGNATURE - Andre Sico Date 1/26/2023

Please answer the following questions regarding your proposed business.

1. Please give a detailed description of the home occupation, including any required machinery, equipment, materials, etc. Include vehicle(s) class and weight
No required machinery or vehicles. Equipment and materials limited to playground sets, balls, leads/leashes, small containers for competition scents. Classes takes place in a fenced area with 6 foot welded wire fencing. Pet waste is removed immediately.

2. What are the days and hours of operation? Friday and Saturday, 11am to 3pm

3. Will there be any commercial vehicle traffic or customer vehicle traffic associated with this home occupation? If yes, please explain frequency and type of vehicle traffic.

Dependent on size of class; no more than six vehicles parked on driveway or adjacent lawn

4. Please give details of any signage required. The sign shall not exceed three (3) square feet and shall not be illuminated.

One white sign with company logo, the head of a border collie next to a planet

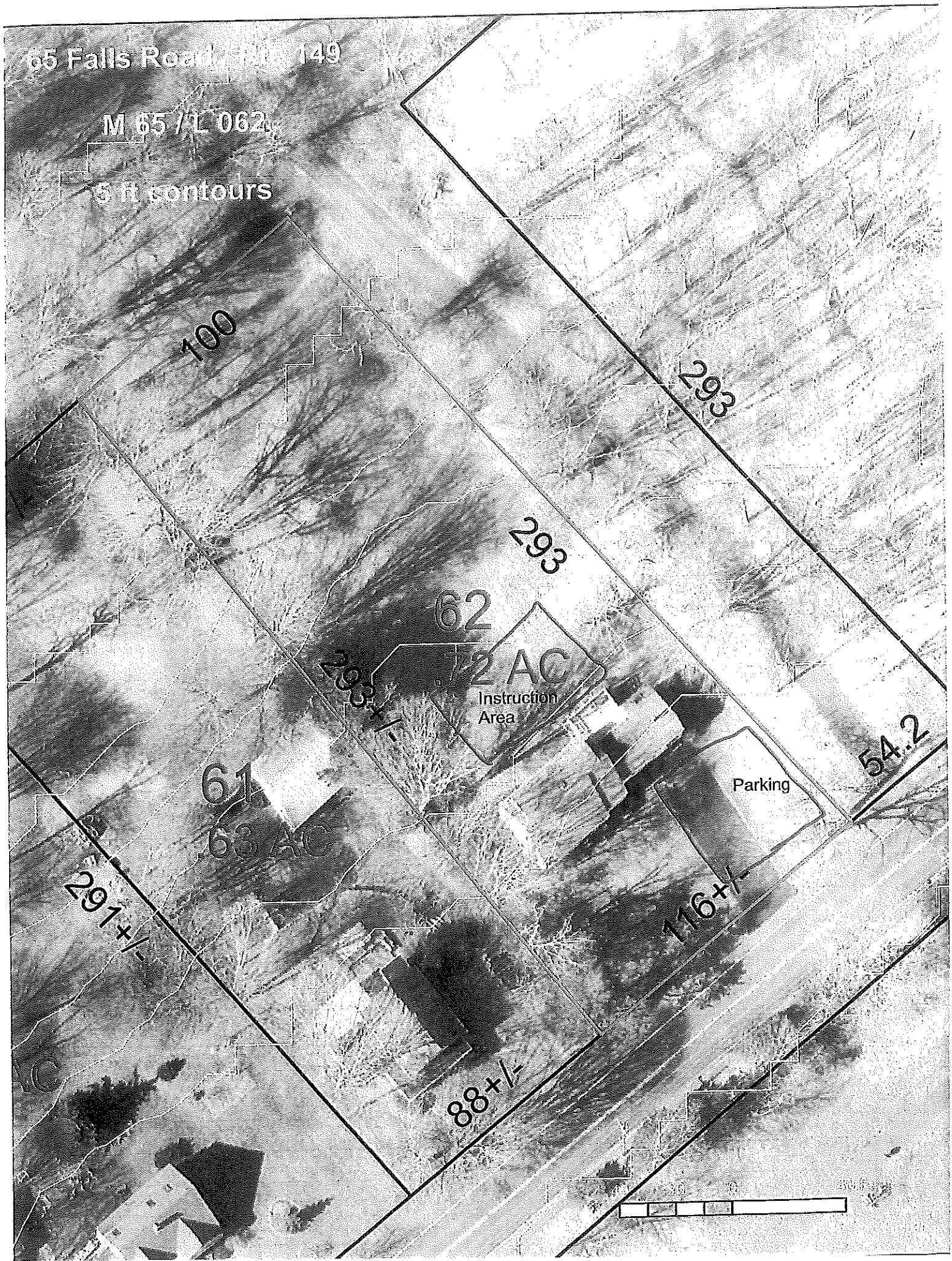
5. Please provide a site plan of the property depicting any areas to be used for the home occupation (personal and customer parking and any other necessary outside use) and a floor plan of the dwelling or accessory building in which the proposed home occupation will be conducted indicating the area to be occupied by the proposed home occupation. Include any proposed buffering of the site. Please remember that a home occupation is limited to 25% of the total living space up to a maximum of 750 square feet in Minor Impact Home Occupations and potentially up to 1000 square feet in Moderate Impact Home Occupations.

6. Please share any other information that you feel may be reasonably required by the Planning & Zoning Commission to assist in the review of the application.

All parking will be fully off Route 149, and will provide space for clients to turn around to avoid them backing onto the road to leave.

7. Are you aware of any deed restrictions that prohibit home occupations? Yes _____ No X

8. Any application that is considered a potential Moderate Impact Home Occupation and more than office use only and no customers will require the Planning and Zoning Commission Special Exception Review and public hearing. All applications are required to notify abutting property owners within 100 feet of your property about this application. A notification list and form letter will be provided by the Land Use Office. This application form and site plan shall be mailed with the notification form letter.


65 Falls Road
M 65 / L 062
5 ft contours
100
293
293
62
2 AC
Instruction Area
293 +/-
61
63 AC
Parking
54.2
291 +/-
116 +/-
88 +/-