

Stephen J. Puleo

From: Miekal Liberty <owner@saltydogmaine.com>
Sent: Wednesday, December 31, 2025 9:40 AM
To: Stephen J. Puleo
Cc: Tom H. Bartell; Amanda L. Lessard
Subject: Re: Salty Dog

External sender <owner@saltydogmaine.com>

Make sure you trust this sender before taking any actions.

Good morning,

Our kennel suites are built by Main Line Fence and used for meals during the day and sleeping at night. We'd like to have 30 suites in various sizes.

Suite sizing is as follows:

- 6'x4' (5lbs-60lbs)
- 8'x5' (60lbs-150lbs)
- 16'x12' this suite can comfortably sleep up to 5 dogs of the same family.

We'd like to have 70 daycare dogs a day which means of the 7200sf of leased space, about 5000 needs to be dedicated to the dogs. The remaining sf will be lobby, office, laundry room etc.

Hope that helps. Happy New Year!

On Tue, Dec 30, 2025 at 2:29 PM Stephen J. Puleo <sjpuleo@windhammaine.us> wrote:

Hi Miekal,

Could you tell me how much space you need for small, medium, and large dogs for overnight boarding (including weights)? And how many daycare dogs would you like to have?

Thanks, and I hope you had a nice Christmas with your family.

Best regards,
Steve Puleo
Director of Planning

sjpuleo@windhammaine.us | www.windhammaine.us

Office: 207-894-5960 x6123 | Direct: 207-777-1927 | Mobile: 207-712-1069 | Fax: 207-892-1916



Public Hours: Monday 7:00–5:00 | Tuesday 7:00–6:00 | Wednesday 7:00–5:00 | Thursday 7:00–4:00 | Friday Closed

NOTICE: Under Maine's Freedom of Access ("Right to Know") law, documents – including emails – in the possession of public officials about town business are considered public records. This means if anyone asks to see it, we are required to provide it. There are very few exceptions. We welcome citizen comments and want to hear from our constituents, but please keep in mind that what you write in an email is not private and will be made available to any interested party. *AI-assisted draft, staff reviewed.

From: Miekal Liberty <owner@saltydogmaine.com>

Sent: Tuesday, December 16, 2025 5:39 PM

To: Tom H. Bartell <thbartell@windhammaine.us>; Amanda L. Lessard <allessard@windhammaine.us>; Stephen J. Puleo <sjpuleo@windhammaine.us>

Subject: Fwd: Salty Dog

Warning: Unusual sender IP

This message originated from a source not commonly seen for this domain, which could be an indication of a scam.

This is from Ethan. Hope that answers your question!

----- Forwarded message -----

From: Ethan Croce <ecroce@falmouthme.org>

Date: Tue, Dec 16, 2025 at 4:50 PM

Subject: RE: Salty Dog

To: Miekal Liberty <owner@saltydogmaine.com>

Hi Miekal,

As I recall, you would have needed to obtain a conditional use approval from the Board of Zoning Appeals (BZA) in order to establish the kennel use on the property. That is because kennels were listed as a conditional use in that zoning district. (If kennels had been listed as a “permitted use” instead of a “conditional use” then you would not have needed a BZA conditional use approval.)

Because the renovation of the interior building space was less than 10,000 square feet, you would not have triggered site plan review for the renovation of the interior building space. You did, however, have to apply for site plan review for the addition of the exterior/outside play area. As I recall, though, that site plan review was approved administratively by staff and did not need to go to the Planning Board due to the smaller scale and nature of those outdoor improvements.

I hope that’s helpful!

Regards,

Ethan

Ethan J. Croce
Community Development Director
Town of [Falmouth](#)
[271 Falmouth Road](#)
[Falmouth, ME 04105](#)