

CHARTER TOWNSHIP OF BERLIN
COUNTY OF MONROE
STATE OF MICHIGAN

CERTIFICATE OF HOME OCCUPATION

Applicant must be present at Planning commission Meeting.

PREMISES LOCATED AT: 8899 Birchwood Dr. Newport, MI 48166

OWNERS NAME: Kerry Guiliano

TYPE OF HOME OCCUPATION: petsitting business, 2 or less
at a time. I do not offer daycare sitting
services, only overnight sitting. ourhomepetcare.com
In home, no kennels.

NUMBER OF PERSON(S) EMPLOYED self PARKING SPACES: 0
only

Certificate of Applicant:

Applicant certifies that he/she has read, understands, and will comply during the life of the requested permit, with all provisions of Berlin Township Code of Ordinances, Chapter 18, Article XV, Section 18-303 thereto. Applicant further certifies that he/she will comply with all Federal and State laws.

Kerry Guiliano
Signature of Applicant

This Certificate is for the Specified Home Occupation as stated above and valid only after Signed and Sealed by the Berlin Charter Township Clerk.

Date of Planning Commission Recommendation _____
Date of Township Board _____ Approval ___ Denial ___

Denise E Sovey-Meyer, Clerk

Date Issued
home occupation

BERLIN CHARTER TOWNSHIP

NEWPORT, MICHIGAN 48166

TRUST & AGENCY FUND

TREASURERS RECEIPT

Date 4/9/24 20

Received of Kerry Guiliano

Address 8899 Birchwood

AMOUNT

\$	<u>650</u>	<u>-</u>
----	------------	----------

Six Hundred Fifty Dollars

DESCRIPTION


Planning Commission Home Occupation Base Fee \$150

Escrow Fee \$500

✓ # 365

RECEIVED BY MJG

NO 7717

 **KERRY GUILIANO**
TRAVIS RODRIGUEZ
8899 BIRCHWOOD DR.
NEWPORT, MI 48166

DATE 4/9/24 365
62-7611/311


CHECK AMOUNT

PAY TO THE ORDER OF Berlin Charter Township \$ 650.00

Six hundred and fifty dollars only DOLLARS

MEMO Home Occupancy

Kerry Guiliano



① Photo Safe Deposit

①031176110①036121401659① 0365

MICHIGAN MI USA

ENHANCED DRIVER LICENSE

G 450 465 018 947 ISS: 01-25-2021
DOB 12-13-1984 EXP: 12-13-2024



KERRY GUILIANO
20039 CHURCHILL AVE
BROWNSTOWN TWP, MI 48163-5006

Sex: F Hgt: 508 Eyes: BLU

Lic Type: E, O End: NONE

Restrictions: NONE

Kerry Guiliano

DD: 0083934590116

DDNR
04-07-2012

Berlin Charter Township Planning Commission
Special Land Use Application

Applicant Information:	
Name: Kerry Guiliano	Address: 8899 Birchwood Drive
Telephone: (734) 732-6298	Newport, MI 48166
Fax: _____	_____
Property Owner Information (if different from Applicant):	
Name: Travis Rodriguez (Co-Owner)	Address: Same as above
Telephone: (734) 558-6455	_____
Fax: _____	_____
Engineer/Architect Information:	
Name: N/A	Address: _____
Telephone: _____	_____
Fax: _____	_____
Legal Council:	
Name: N/A	Address: _____
Telephone: _____	_____
Site Information:	
Address: 8899 Birchwood Drive Newport, MI 48166	Parcel Number: 03 087 021 00
Proposed Use: Hobby Kennel	_____
Application Fee:	
Amount Paid: \$150 Fee \$500 Escrow	Date Paid: April 9, 2024

Intent: Berlin Charter Township recommends that the applicant check off each item below as it is completed. This will assist in avoiding missing a required submittal item that could require resubmittal. The provisions below are intended to only be an outline of the requirements of the Ordinance. The application is not intended to be comprehensive. The appropriate sections of the Ordinance should be reviewed when developing the required information.

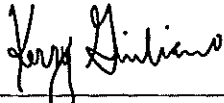
- Planning Commission Schedule Provided to Applicant
- Site Plan Submitted.** Twelve (12) copies of the Site Plan must be submitted. The following information must be included on the Site Plan. A Site Plan which is not complete will not be accepted for review by the Township.
- Legal description of the property under consideration.
- A map indicating the gross land area of the development, the present zoning classification thereof and the zoning classification and land use of the area surrounding the proposed development.
- A fully dimensioned map of the land showing topographic information at a contour interval of two feet (2') or less.
- A vicinity map showing the location of the area in relation to surrounding properties, streets, freeways, schools, school sites and other significant features of the community where appropriate.
- A site development plan with at least the following details shown to scale and dimensional.
- The date, north arrow, and scale. The scale shall be not less than one inch (1") equals twenty feet (20'), for property under three (3) acres and at least one inch (1") equals one hundred feet (100') for those three (3) acres or more.
- Statistical data, including number of dwelling units, size of dwelling units, if any, and total gross acreage involved.
- The location and height of all existing and proposed structures on and within one hundred feet (100') of the subject property's boundary.
- All lot and/ or property lines are to be shown and dimensioned, including building setback lines on corner lots.

- The location and dimensions of all existing and proposed drives, sidewalks, curb openings, signs, exterior lighting, curbing, parking areas (show dimensions of a typical parking space), unloading areas and recreation areas.
- Vehicular traffic and pedestrian circulation features within and contiguous of the site.
- The location of all proposed landscaping, fences or walls should include any topographic alterations or changes in natural terrain.
- Size and location of existing and proposed utilities, including proposed connections to public sewer or water supply systems.
- The location and pavement width and right-of-way width of all abutting roads, streets, alleys or The location and size of all existing and proposed surface and subsurface water Drainage facilities.
- The plan shall show areas of marsh, swamp, and floodplains together with any other feature that is of significance to the use and to the site.
- The location of all free-standing signs.
- The location of any outdoor storage materials and the manner in which they shall be screened or covered.
- The names and addresses of the architect and/or engineer responsible for the preparation of the site plans.
- Other Agency Approvals. Prior to site plan approval by the Planning Commission, the Applicant/Property Owner shall have secured approval from all applicable government agencies and departments, as applicable, including bur not limited to:
 - Monroe County Road Commission approval.
 - Monroe County Drain Commission approval.
 - Monroe County Health Department/ Michigan Department of Public Health approval.
 - Michigan Department of Natural Resources approval.

Applicant/Property Owner should be prepared to address the following issues – that the proposed special land use:

- will meet all site plan standards and requirements;
- will be designed, constructed, operated and maintained to be harmonious with the character of the neighborhood;
- will be adequately served by essential public facilities and services;
- will not create excessive additional public costs for public facilities and services;
- will not be detrimental to any persons, property or the general welfare;
- will be consistent with the intent and purpose of the zoning district in which it is proposed to be located; and
- will protect the natural environment and preserve natural resources.

I, Applicant/Property Owner, have reviewed article 16, *Special Land Use* and *§18-316 Site Plan Review* of the Berlin Charter Township Zoning Ordinance, and have submitted all documents, data and other information as required, and further depose that this Application and accompanying documents, data and other information are true and accurate, and further grant permission to Berlin Charter Township to enter the above-described property for the purposes of gathering information related to this application.



Signature of Applicant/Property Owner

April 22, 2024

Date

Special Land Use Application Summary

This summary follows the outline of Article 7. Special Land and Uses, section 18.123 STANDARDS FOR SPECIAL LAND USES. I am requesting your Planning Commission to review circumstances and facts for the use of the existing structure at 8899 Birchwood Drive, a single family home for use as a hobby kennel business.

- A. Please review the following outline of circumstances and facts in your consideration for the approval of this hobby kennel business.
1. **Compatibility with the Master Plan.** Given the economic climate and future for our community, the hobby kennel business is intended to comply with Berlin Charter Township Master Plan as your Planning Commission sees fit.
 2. **Compliance with Zoning Standards.** My home currently meets zoning standards and no modifications to the current design, construction, operation, or maintenance is necessary. Having a hobby kennel business in my home is in compliance with zoning standards. We do not have any outdoor kennels on the premises. We have a 54" fenced area for dogs to use the bathroom.
 3. **Compatibility with Adjacent Uses.** I currently use this residence to house my own two dogs. This process has not altered the existing or intended character of the general vicinity in consideration of the environmental impacts. The business operation using these same practices will be implemented and expected to continue to have no significant impact on the environment.
 4. **Impact of Overall Environment.** This home business is to positively impact the overall environment of our community by providing local "hobby kennel" pack-based boarding options to our community members. Many families dread leaving their dogs in a kennel environment. Our business allows their dogs to become a part of our family while they are on vacation.
 5. **Impact of Public Facilities.** Reasonable care and maintenance will continue at the residence to maintain the drainage system and all other aspects of public facilities. The hobby kennel business will provide and accommodate customers without unreasonable public burden. In addition, dog poop is picked up daily and dogs are not left outside for extended periods of time.
 6. **Traffic impact.** The location of the hobby kennel business allows for customers to drop off and pick up on the property in the driveway, which can accommodate eight vehicles. Pet owners are on the premises for no more than 5 minutes each time they drop off or pick up, with visits in length similar to that of an Amazon or Fedex dropoff. The only vehicles parking for longer than a few minutes on our property are our own. There is additional parking inside the garage. Current street design capacity successfully carries garbage trucks, school busses, fire trucks, and more. Vehicle and pedestrian traffic generation will be within normal limits of the existing traffic operations.
 7. **Public Safety and Welfare.** Dogcationers are required to participate in a meet and greet in their own home before they become a client. This allows me to meet the client and get

a sense of their demeanor before they visit. Dogs that are deemed a safety concern due to aggressive behavior or any other reason are not taken on as clients. At that time the client provides updated vaccination records and a current negative fecal within six months of the date of the stay in compliance with state laws. All pets are properly licensed in their home city/township. All pets wear a tag while at our home labeled with the business information and is numbered. Our family is a blended family with five children ranging in age from 5-11. We take extra care in the dogs we board to ensure they are family-friendly. Our children's safety and the safety of our neighborhood is of the utmost importance.

8. **Special Use Approval Specific Requirements.** I am prepared to review and consider any specific requirements not covered in this summary that are presented by the Planning Committee for agreement in Application Approval.

B. Additional Findings. For further awareness of the Planning Commission, the activities being conducted will be that in the nature of dog boarding. The dogs who are boarded stay with the business's family and are not kenneled in any way. There are two dogs already in the home, and at any time there will be two additional dogs being boarded. There is a small area in the backyard that is fenced for dogs attached to the deck/house. The dogs are let out using the sliding glass door off the deck. The fence is 54" high. There is a 3' no-dig barrier below ground, as well. All dog poop is picked up daily. The dogs are let outside to use the bathroom as needed, but they do not stay outside for extended periods of time and any dogs who have the tendency to bark have extra care to get them out and in as quickly as possible to ensure our neighbors are not listening to excessive barking. We walk our dogs around the neighborhood for exercise once a day, and dogs are on a 4' or 6' leash. All dogs wear a martingale collar. Dog dropoff and dog pickup is anytime between 7:00 am and 7:00 pm, and on average dogs will spend 6 overnights in our home. I am a Certified Petsitter by the National Association of Professional Petsitters. I am certified in Pet CPR & First Aid, expiration 8/2025. The business will *not* provide same day dropoff/pickup daycare services. There will be no outdoor storage related to the business. Our home has a shed for outdoor maintenance equipment we use for personal use of the home that was present when we purchased the home.

Thank you for considering the implementation of the hobby kennel business at a personal residence in the Township. The majority of people in our community, including myself, consider dogs to be members of their family and want to give their dogs a good experience if they need to travel or need overnight care. I am committed to providing a safe, healthy, and professional business in serving members of our community. With guidance from your Planning Commission and team of experts I look forward to benefiting this community with my own hobby kennel business.

Thank you for the opportunity,

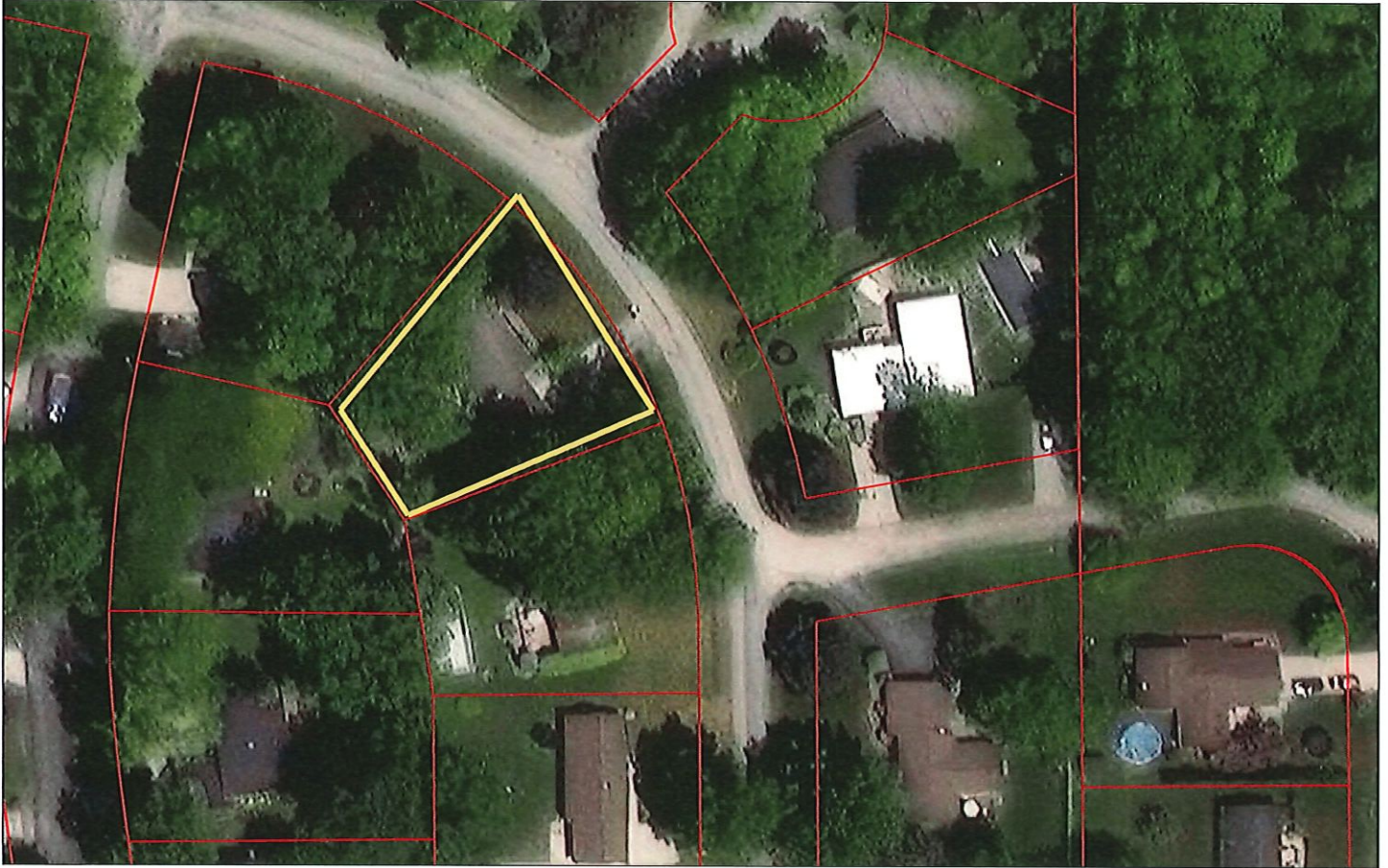


Kerry Guiliano


Parcel ID 03 087 021 00
Municipality Berlin Township
Owner 1 GUILLIANO KERRY
Owner 2 RODRIGUEZ TRAVIS
Property Address 8899 BIRCHWOOD DR
Property City NEWPORT
Property State MI
Property ZIP 48166
MBOR Assessment 134,800.00
Last Sale Date 12/29/2022, 7:00 PM
Last Sale Price 280,000.00
Land Value 42,363.00
Total Acres 0.33
Zoning AG
Neighborhood Code 00002
Property Class Code 401
Owner Address 8899 BIRCHWOOD DR
Owner State MI
Owner ZIP 48166
Tax Description BR-37 NEWPORT WOODS NO 2 LOT 37.



Newport



4/22/2024

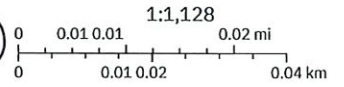
-  TaxParMasterPublic
- World Imagery
- Low Resolution 15m Imagery

- High Resolution 60cm Imagery
- High Resolution 30cm Imagery
- Citations

30cm Resolution Metadata



Maxar, Microsoft



Guiliano 9

8899 Birchwood Drive

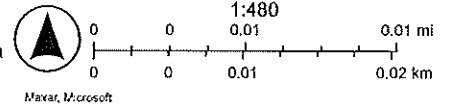


4/22/2024

TaxParMasterPublic
World Imagery
Low Resolution 15m Imagery

High Resolution 60cm Imagery
High Resolution 30cm Imagery
Citations

15cm Resolution Metadata



Gulliano 10



**COMMERCIAL GENERAL LIABILITY COVERAGE PART – CLAIMS-MADE FORM
CERTIFICATE PAGE**

IT IS AGREED THAT THIS CERTIFICATE IS ISSUED TO THE CERTIFICATE HOLDER LISTED BELOW TO CERTIFY COVERAGE
UNDER THE COMMERCIAL GENERAL LIABILITY INSURANCE MASTER POLICY LISTED BELOW.

INSURANCE COMPANY: Certain Underwriters at Lloyds NAME OF INSURED: Beauty Health & Trade Alliance CERTIFICATE HOLDER: Our Home Pet Care, LLC. ADDRESS: 8899 Birchwood Drive, Newport, MI 48166 POLICY PERIOD: 03/15/2024 to 03/15/2025 12:01 A.M. Standard Time at the Address of The Certificate Holder RETRO-DATE: 03/15/2021	POLICY NUMBER: JN1223 CERTIFICATE NUMBER: PCI83109 ISSUANCE DATE: 03/15/2024
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LIMITS OF INSURANCE			
General Aggregate Limit (Other Than Products-Completed Operations)	\$	2,000,000	
Products-Completed Operations Aggregate Limit	\$	2,000,000	
Personal and Advertising Injury Limit	\$	1,000,000	
Each Occurrence Limit	\$	1,000,000	
Damage to Premises Rented To You Limit	\$	100,000	Any One Premises
Medical Expense Limit	\$	5,000	Any One Person
Animal Bailee – Animals In Your Care, Custody or Control	\$	5,000	Each Occurrence
	\$	10,000	Aggregate Limit
Veterinarian Expense Reimbursement	\$	1,000	Each Occurrence
	\$	2,500	Aggregate Limit
	\$	250	Deductible
Lost Key Liability Coverage	\$	2,000	Each Occurrence
	\$	2,000	Aggregate Limit

ADDITIONAL COVERAGE OPTIONS – Coverage Applies When Checked			
<input type="checkbox"/> Employee Coverage Elected			Included in LIMITS OF INSURANCE shown above
<input checked="" type="checkbox"/> Independent Contractors Elected			Included in LIMITS OF INSURANCE shown above
<input type="checkbox"/> Dog Training Coverage			Included in LIMITS OF INSURANCE shown above
<input type="checkbox"/> House Sitting Coverage			Included in LIMITS OF INSURANCE shown above
<input checked="" type="checkbox"/> Pet Daycare Coverage			Included in LIMITS OF INSURANCE shown above
<input type="checkbox"/> Pet Sitting Coverage			Included in LIMITS OF INSURANCE shown above
<input type="checkbox"/> Pet Groomers Professional Liability			Included in LIMITS OF INSURANCE shown above
<input type="checkbox"/> Broadened Property Damage Coverage	\$	10,000	Each Occurrence
	\$	25,000	Aggregate Limit
<input type="checkbox"/> Employee Dishonesty (Bond)	\$	10,000	Each Occurrence
	\$	25,000	Aggregate Limit

FORMS AND ENDORSEMENTS applicable to all Coverage Parts and made part of this Policy at time of issue are listed on the attach Forms and Endorsements Schedule IL 88 01 (11/85).

TYPE OF BUSINESS: <input type="checkbox"/> Sole Proprietor/Individual <input type="checkbox"/> Corporation <input type="checkbox"/> Partnership <input checked="" type="checkbox"/> LLC <input type="checkbox"/> Other:		
Premium: \$205.00 BHTA Fee: \$93.00 SL Tax: \$4.10 Stamping Fee: \$1.03 TOTAL COST OF INSURANCE: \$303.13 <i>Total Cost Includes Premiums, Taxes and Fees</i>	POLICY DEDUCTIBLE:	
BUSINESS DESCRIPTION: Pet Sitting		

Mandatory Forms and Endorsement	
SLC-3	Lloyds Jacket
PC1001	Declaration Page and Terminology
PC1110	Participation By Respective Contract
LSW1135B	Lloyds Privacy Policy Statement
IL0017 11/98	Common Policy Conditions
CG0002 04/13	Commercial General Liability - Claims-Made Form
PC1002	Claims Reporting
PC1004	Expense within Limits/Single Aggregate Limit
PC1005	Minimum Policy Premium
PC1007	Animal Bailee
PC1009	Dog Training - Exclusion
CG2158 07/98	Exclusion – Professional Veterinarian Services
PC1012	Assault & Battery Exclusion
PC1016	Miscellaneous Exclusion Endorsement
PC1017	Contractors Coverage Limitation
PC1018	Athletic or Sports Participants Exclusion
PC1019	Communicable Disease Exclusion
PC1020	Employment-Related Practices Exclusion
PC1021	Total Liquor and State Approved Recreational Liability Exclusion
PC1022	Limitation of Coverage to Business Description
PC1023	Lost Key Coverage Extension
PC1024	Exclusion – Injury to Any Temporary Workers, Volunteers, Casual Workers or Independent Contractors
PC1025	Veterinarian Expense Reimbursement
PC1026	Pet and Dog Breeding – Exclusion
PC1027	Extended Reporting Period
PC1028	Kennel(s) – Exclusion
PC1029	Who Is An Insured
PC1030	Employee and Independent Contractor Definition
PC1031	Claims Made and Reported Endorsement
PC1032	Owned Animal Exclusion
LMA5020	Service of Suite
NMA1331	Cancellation Clause
CG2184 01/08	Exclusion of Certified Nuclear, Biological, Chemical or Radiological Acts of Terrorism
CG2149 09/99	Total Pollution Exclusion
VER001	Recording and Distribution of Material or Information in Violation of Law Exclusion
CG2106 05/14	Exclusion – Access or Disclosure of Confidential or Personal Information and Data-Related Liability
LMA5390	Terrorism Risk Insurance Act
NMA2920	Terrorism Exclusion Endorsement
LSW1001	Several Liability Notice
LMA3100	Sanctions Limitation Exclusion Clause
NMA1256	Nuclear Incident Exclusion Clause
PC1035	Exclusion - Pre-Existing Conditions
PC1036	Exclusion - Fees
PC1037	Bodily Injury Redefined
NMA 9136 08/20	Radioactive Contamination Exclusion
NMA2918	War and Terrorism Exclusion Endorsement

Optional Forms – Coverages Applies When Checked		
<input type="checkbox"/>	PC1008	Broadened Property Damage
<input type="checkbox"/>	PC1010	Employee Dishonesty
<input type="checkbox"/>	PC1013	House Sitting Exclusion
<input checked="" type="checkbox"/>	PC1014	Pet Daycare Operation Exclusion
<input type="checkbox"/>	PC1015	Pet Groomers Professional Liability
<input checked="" type="checkbox"/>	CG2026 04/13	Additional Insured – Designated Person or Organization
<input type="checkbox"/>	CG2001 04/13	Primary and Non-Contributory – Other Insurance Condition
<input type="checkbox"/>	CG2404 05/09	Waiver of Transfer of Rights of Recovery Against Other to Us
<input type="checkbox"/>	CG8802 11/85	Hired and Non-Owned Auto Liability

Employee and Independent Contractor Schedule	
Kelsey Woodson	Independent Contractor

THIS INSURANCE IS SUBJECT TO ALL THE TERMS AND CONDITIONS, INCLUDING APPLICABLE ENDORSEMENTS, OF THE COMMERCIAL GENERAL LIABILITY INSURANCE MASTER POLICY. A COPY OF THE COMMERCIAL GENERAL LIABILITY INSURANCE MASTER POLICY ACCOMPANIES THIS CERTIFICATE. ADDITIONAL COPIES WILL BE PROVIDED TO THE CERTIFICATE HOLDER UPON REQUEST. PLEASE READ THE POLICY AND ALL ENDORSEMENTS.

IMPORTANT INFORMATION ON CLAIMS-MADE POLICY

THIS IS A CLAIMS MADE AND REPORTED POLICY. SUBJECT TO ITS TERMS, THIS POLICY APPLIES ONLY TO ANY CLAIM FIRST MADE AGAINST THE INSURED AND REPORTED IN WRITING TO THE UNDERWRITERS DURING THE POLICY PERIOD OR EXTENDED REPORTING PERIOD (AS SET OUT IN CLAUSE X. OF THE POLICY), IF APPLICABLE. DAMAGES AND CLAIMS EXPENSES SHALL BE APPLIED AGAINST THE DEDUCTIBLE. CLAIMS EXPENSES ARE WITHIN AND REDUCE THE LIMIT OF LIABILITY UNDER THIS POLICY. THE UNDERWRITERS SHALL NOT BE LIABLE FOR ANY DEFENSE COSTS OR FOR ANY JUDGEMENT OR SETTLEMENT AFTER THE LIMIT OF LIABILITY HAVE BEEN EXHAUSTED. PLEASE READ THIS POLICY CAREFULLY.

CLAIMS/INCIDENTS REPORTING

Full detail of any incident should be submitted via the customer dashboard. Questions can be sent via email to claims@vopins.com or by letter to Julie Sheffield at Veracity Insurance Solutions, 260 South 2500 West, Suite 303, Pleasant Grove UT 84062.

NO ADMISSION OF LIABILITY MAY BE MADE EITHER VERBALLY OR IN WRITING

Program Administrator:
 Veracity Insurance Solutions, LLC
 260 South 2500 West, Suite 303
 Pleasant Grove UT 84062
 888.568.0548
info@petcareins.com

UNIQUE MARKET REFERENCE NUMBER:
B0572YF23ST24
AUTHORITY REFERENCE NUMBER:
YF23ST24

ADMINISTRATOR SIGNATURE: 



NAPPS Certification

National Association of Professional Pet Sitters <napps@petsitters.org>
To: ourhomepetcaremi@gmail.com

Thu, Jul 8, 2021 at 8:26 AM

Kerry,

Congratulations on completing/passing the NAPPS Certification Course.

I have attached the Certified logo for your use on any of your marketing materials.
Also, I have added the *Certified* icon to your membership profile. It may take up to 24 hours to populate.

A Certificate of Completion is available in the Professional Development Section of the NAPPS website.

Best,
Cathe

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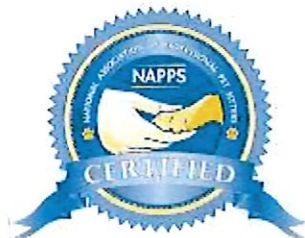
National Association of Professional Pet Sitters
PO Box 362
Huron, Ohio 44839

856-439-0324
www.petsitters.org

2 attachments

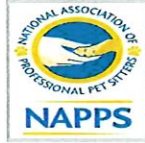


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50K



NAPPS-11-Certified-Logo-NEW.jpg
383K

**National Association of Professional Pet
Sitters**



Kerry Guiliano

Membership #: 66479744

Member Type: Member

Member Individual - Expires: February 28, 2025

LARA Corporations Online Filing System

Department of Licensing and Regulatory Affairs

ID Number: 803008919

[Request certificate](#)

[Return to Results](#)

[New search](#)

Summary for: OUR HOME PET CARE LLC

The name of the DOMESTIC LIMITED LIABILITY COMPANY: OUR HOME PET CARE LLC

Entity type: DOMESTIC LIMITED LIABILITY COMPANY

Identification Number: 803008919

Date of Organization in Michigan: 03/29/2023

Purpose: All Purpose Clause

Term: Perpetual

The name and address of the Resident Agent:

Resident Agent Name: KERRY GUILIANO

Street Address: 8899 BIRCHWOOD DRIVE

Apt/Suite/Other:

City: NEWPORT

State: MI

Zip Code: 48166

Registered Office Mailing address:

P.O. Box or Street Address:

Apt/Suite/Other:

City:

State:

Zip Code:

Act Formed Under: 023-1993 Michigan Limited Liability Company Act

Acts Subject To: 023-1993 Michigan Limited Liability Company Act

Managed By:

Members

View filings for this business entity:

- CERTIFICATE OF ABANDONMENT OF MERGER
- ARTICLES OF ORGANIZATION AND CERTIFICATE OF CONVERSION
- CERTIFICATE OF CONVERSION
- CERTIFICATE OF RESTORATION OF GOOD STANDING
- CERTIFICATE OF MERGER

[View filings](#)



ProPetHero
By ProTrainings.

5 Douglas Avenue
Kalamazoo, MI 49009
806.9271

269.270.3393
Jean@K9carecamp.com
www.k9carecamp.com

JEAN STEPHENS
OWNER/TRAINER

K9 CARE CAMP
TRAINING • GUIDANCE • DISCOVERY

ProTrainings hereby certifies that
Kerry Guiliano
has successfully completed the education in
First Aid and CPR for Pets

and has earned Continuing Education Credits recognized by these organizations.



CONTACT HOURS: 2



CONTACT HOURS: 2



CONTACT HOURS: 2



CONTACT HOURS: 2



CONTACT HOURS: 2



CONTACT HOURS: 2



CONTACT HOURS: 2

INSTRUCTOR
JEAN STEPHENS #3010373

CERTIFICATE NUMBER
169300498014152

DATE ISSUED
25 Aug 2023

RENEW BY
25 Aug 2025

ProTrainings | 6452 E Fulton St. #1, Ada, MI 49301 | 888-406-7487 | support@protrainings.com

protrainings.com



MICHIGAN DEPARTMENT OF LICENSING AND REGULATORY AFFAIRS
FILING ENDORSEMENT

This is to Certify that the ARTICLES OF ORGANIZATION

for

OUR HOME PET CARE LLC

ID Number: 803008919

received by electronic transmission on March 20, 2023 ***, is hereby endorsed.***

Filed on March 29, 2023 ***, by the Administrator.***

The document is effective on the date filed, unless a subsequent effective date within 90 days after received date is stated in the document.



In testimony whereof, I have hereunto set my hand and affixed the Seal of the Department, in the City of Lansing, this 29th day of March, 2023.

Linda Clegg

Linda Clegg, Director

Corporations, Securities & Commercial Licensing Bureau

Mandatory Forms and Endorsement	
SLC-3	Lloyds Jacket
PC1001	Declaration Page and Terminology
PC1110	Participation By Respective Contract
LSW1135B	Lloyds Privacy Policy Statement
IL0017 11/98	Common Policy Conditions
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CG2184 01/08	Exclusion of Certified Nuclear, Biological, Chemical or Radiological Acts of Terrorism
CG2149 09/99	Total Pollution Exclusion
VER001	Recording and Distribution of Material or Information in Violation of Law Exclusion
CG2106 05/14	Exclusion – Access or Disclosure of Confidential or Personal Information and Data-Related Liability
LMA5390	Terrorism Risk Insurance Act
NMA2920	Terrorism Exclusion Endorsement
LSW1001	Several Liability Notice
LMA3100	Sanctions Limitation Exclusion Clause
NMA1256	Nuclear Incident Exclusion Clause
PC1035	Exclusion - Pre-Existing Conditions
PC1036	Exclusion - Fees
PC1037	Bodily Injury Redefined
NMA 9136 08/20	Radioactive Contamination Exclusion
NMA2918	War and Terrorism Exclusion Endorsement

Optional Forms – Coverages Applies When Checked		
<input type="checkbox"/>	PC1008	Broadened Property Damage
<input type="checkbox"/>	PC1010	Employee Dishonesty
<input type="checkbox"/>	PC1013	House Sitting Exclusion
<input checked="" type="checkbox"/>	PC1014	Pet Daycare Operation Exclusion
<input type="checkbox"/>	PC1015	Pet Groomers Professional Liability
<input checked="" type="checkbox"/>	CG2026 04/13	Additional Insured – Designated Person or Organization
<input type="checkbox"/>	CG2001 04/13	Primary and Non-Contributory – Other Insurance Condition
<input type="checkbox"/>	CG2404 05/09	Waiver of Transfer of Rights of Recovery Against Other to Us
<input type="checkbox"/>	CG8802 11/85	Hired and Non-Owned Auto Liability

Employee and Independent Contractor Schedule	
Kelsey Woodson	Independent Contractor

THIS INSURANCE IS SUBJECT TO ALL THE TERMS AND CONDITIONS, INCLUDING APPLICABLE ENDORSEMENTS, OF THE COMMERCIAL GENERAL LIABILITY INSURANCE MASTER POLICY. A COPY OF THE COMMERCIAL GENERAL LIABILITY INSURANCE MASTER POLICY ACCOMPANIES THIS CERTIFICATE. ADDITIONAL COPIES WILL BE PROVIDED TO THE CERTIFICATE HOLDER UPON REQUEST. PLEASE READ THE POLICY AND ALL ENDORSEMENTS.

IMPORTANT INFORMATION ON CLAIMS-MADE POLICY

THIS IS A CLAIMS MADE AND REPORTED POLICY. SUBJECT TO ITS TERMS, THIS POLICY APPLIES ONLY TO ANY CLAIM FIRST MADE AGAINST THE INSURED AND REPORTED IN WRITING TO THE UNDERWRITERS DURING THE POLICY PERIOD OR EXTENDED REPORTING PERIOD (AS SET OUT IN CLAUSE X. OF THE POLICY), IF APPLICABLE. DAMAGES AND CLAIMS EXPENSES SHALL BE APPLIED AGAINST THE DEDUCTIBLE. CLAIMS EXPENSES ARE WITHIN AND REDUCE THE LIMIT OF LIABILITY UNDER THIS POLICY. THE UNDERWRITERS SHALL NOT BE LIABLE FOR ANY DEFENSE COSTS OR FOR ANY JUDGEMENT OR SETTLEMENT AFTER THE LIMIT OF LIABILITY HAVE BEEN EXHAUSTED. PLEASE READ THIS POLICY CAREFULLY.

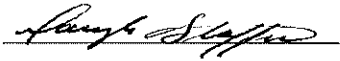
CLAIMS/INCIDENTS REPORTING

Full detail of any incident should be submitted via the customer dashboard. Questions can be sent via email to claims@vopins.com or by letter to Julie Sheffield at Veracity Insurance Solutions, 260 South 2500 West, Suite 303, Pleasant Grove UT 84062.

NO ADMISSION OF LIABILITY MAY BE MADE EITHER VERBALLY OR IN WRITING

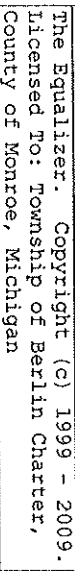
Program Administrator:
 Veracity Insurance Solutions, LLC
 260 South 2500 West, Suite 303
 Pleasant Grove UT 84062
 888.568.0548
info@petcareins.com

UNIQUE MARKET REFERENCE NUMBER:
80572YF23ST24
AUTHORITY REFERENCE NUMBER:
YF23ST24

ADMINISTRATOR SIGNATURE: 



Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Pct. Trans.							
WINKLER ANNA LL	GUILIANO, KERRY & RODRIG	280,000	12/30/2022	WD	03-ARM'S LENGTH	2023R00265	PROPERLY TRANSFER	100.0							
WINKLER ALBERT & ANNA	WINKLER ANNA	0	02/01/2021	QC	09-FAMILY		PROPERLY TRANSFER	0.0							
WINKLER ANNA	WINKLER ANNA LL	0	02/01/2021	QC	09-FAMILY		PROPERLY TRANSFER	0.0							
WINKLER ALBERT I & ANNA M	WINKLER ALBERT & ANNA	0	01/26/2016	WD	03-ARM'S LENGTH		DEED	0.0							
Property Address	Class: RESIDENTIAL-IMPRO		Zoning: AG (*)		Building Permit(s)		Date	Number	Status						
8899 BIRCHWOOD DR	School: AIRPORT COMMUNITY SCH DIST		P.R.E. 100% 01/09/2023		Mechanical		12/22/2023	PM230122	CLOSED						
Owner's Name/Address	2024 Est TCV 297,940 TCV/FEA: 120.23		RES, ALTERATION		RES, ALTERATION		04/28/2015	PB150052	CLOSED						
GUILIANO KERRY & RODRIGUEZ TRAVIS 8899 BIRCHWOOD DR NEWPORT MI 48166	MAP #:		R.R. ALTERATION		R.R. ALTERATION		05/04/2012	PB120042	CLOSED						
Tax Description	X Improved		Vacant		Land Value Estimates for Land Table 00002.NEWPORT WOODS		07/28/2005	PB050171	CLOSED						
BR-37 NEWPORT WOODS NO 2 LOT 37.	Public Improvements		Dirt Road		Frontage 104.00		Rate 400	Adj. Reason 100	Value 42,363						
Comments/Influences	Gravel Road		Paved Road		Depth 140.00		Rate 1.0184	Adj. Reason 1.0184	Value 104 Actual						
	Storm Sewer		Sewer		Front Feet, 0.33 Total Acres		Rate 0.33	Adj. Reason 0.33	Value Total Est. Land Value =						
	Sidewalk		Water		Total Acres		Rate 0.33	Adj. Reason 0.33	Value Total Est. Land Value =						
	Water		Sewer		Total Acres		Rate 0.33	Adj. Reason 0.33	Value Total Est. Land Value =						
	Electric		Gas		Total Acres		Rate 0.33	Adj. Reason 0.33	Value Total Est. Land Value =						
	Curb		Street Lights		Total Acres		Rate 0.33	Adj. Reason 0.33	Value Total Est. Land Value =						
	Standard Utilities		Underground Utilis.		Total Acres		Rate 0.33	Adj. Reason 0.33	Value Total Est. Land Value =						
	Topography of Site		Level Rolling		Total Acres		Rate 0.33	Adj. Reason 0.33	Value Total Est. Land Value =						
			Low		Total Acres		Rate 0.33	Adj. Reason 0.33	Value Total Est. Land Value =						
			High		Total Acres		Rate 0.33	Adj. Reason 0.33	Value Total Est. Land Value =						
			Landscaped		Total Acres		Rate 0.33	Adj. Reason 0.33	Value Total Est. Land Value =						
			Swamp		Total Acres		Rate 0.33	Adj. Reason 0.33	Value Total Est. Land Value =						
			Wooded		Total Acres		Rate 0.33	Adj. Reason 0.33	Value Total Est. Land Value =						
			Pond		Total Acres		Rate 0.33	Adj. Reason 0.33	Value Total Est. Land Value =						
			Waterfront		Total Acres		Rate 0.33	Adj. Reason 0.33	Value Total Est. Land Value =						
			Ravine		Total Acres		Rate 0.33	Adj. Reason 0.33	Value Total Est. Land Value =						
			Wetland		Total Acres		Rate 0.33	Adj. Reason 0.33	Value Total Est. Land Value =						
			Flood Plain		Total Acres		Rate 0.33	Adj. Reason 0.33	Value Total Est. Land Value =						
			Who		When		What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value	
			SLI 01/09/2023		INTERIM O		2024	2023	2022	2021	2021				
			2024		2023		21,200	21,200	21,200	16,400	127,800	113,600	134,800	110,600	141,540C
			2023		2022		21,200	21,200	21,200	16,400	127,800	113,600	134,800	110,600	134,800S
			2022		2021		21,200	21,200	21,200	16,400	127,800	113,600	134,800	110,600	84,447C
			2021		2020		16,400	16,400	16,400	12,800	86,000	86,000	102,400	81,750C	81,750C



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*** Information herein deemed reliable but not guaranteed***

