



Why Dixie Adoptables
needs a better location

The property where it is located has many problems

The city shelter is currently located in an narrow area bordered by Depot Creek on one side and railroad tracks on the other, landlocking any efforts to expand.



Problems caused by location

- Train, which runs less than 30 feet from the kennels, is loud and a constant source of stress for employees and animals
- Unable to expand - What little land is available is marshy and unsuitable for use as building foundations or even parking space
- Lack of needed storage area
- Supplies and equipment get ruined from lack of proper storage areas
- Currently having to rent storage space, and also keep things at board members homes

Problems caused by location

- Lack of isolation areas, meet and greet areas, play areas
 - These would drastically improve the lives of the animals while at the shelter
 - Happier animals and adequate meet and greet areas would increase adoptions

Problems with the facilities

The shelter's main building was constructed in the 1980s using a fundamentally flawed design. Over the years lack of maintenance has caused many structural problems which are difficult and expensive to correct.



Problems with the Facilities

- **Easy access to animals** - There is no way to secure outside kennels
 - **Theft** - Animals have been stolen from kennels at night
 - **Liability** - It is difficult to control movements of visitors to the shelter and is easy for children to reach into kennels, resulting in bite risks
- **Potential Harm to Animals** - Unable to contain animals on the grounds. If an animal gets out of a kennel, they run into the woods, across the creek, down the railroad tracks, or onto the road.

Problems with the Facilities

- Intake is limited by many factors which include:
 - Number of runs
 - At any given time, some will be unusable until repairs are made
- Cost related to the time it takes to clean the runs each day
- At this time, the shelter has 27 concrete runs. It takes constant repair efforts to keep them in working order.

Problems with the Facilities

- There are 7 10X10's chain link kennels located outside the building (used as overflow)
- 3 are in need of repairs at this time and unusable
- Standard chain link or consumer-grade kennels are not durable enough for shelter use.
- Quarantine space is extremely limited with space for only 8-10 small puppies



Problems with the Facilities - Plumbing

- Shared drains don't meet the most basic quarantine regulations
- Plumbing has uncorrectable issues that cause constant drainage problems, often flooding the kennel runs with sewage.
 - Fixing the problems would require tearing up slabs.
- Sewage lift station located adjacent to kennels doesn't work, and the sewage holding tank must be pumped out every few months
 - Smell from the sewage on the property is terrible and gives a very bad impression to potential adopters.
- Constant repairs to maintain plumbing are costly (money Dixie Adoptables doesn't have)

Problems with the Facilities - Repairs

- Overall facility is in constant need of repairs
- Repairs made less than two years ago are already in need of fixing
 - Repaired and repainted kennel doors are again rusting out
 - Concrete run walls are collapsing in places
 - Epoxy paint, applied to floors and walls at a cost \$3000, is already wearing off
 - New outside runs are falling apart and unusable due to exposure to weather and necessary cleaning chemicals

Problems with the Facilities - Repairs

- Costly repairs must be made throughout the facility on a weekly basis (money Dixie Adoptables doesn't have)
- Unable to properly heat and cool - Building is poorly insulated and has no central HVAC system. Installing new systems would be cost prohibitive and take up space that we don't have to spare
- The only cooling available to the animals consists of two exhaust fans which do not move enough air
- The only heating available is small plug-in heaters in the main building and a forced-air kerosene heater for the large back kennel area

New Facility Needs

Dixie Adoptables recently acquired \$100,000 worth of top of the line kennels (41) through a very fortunate highly discounted purchase and Dixie Adoptables needs a larger facility to house them.

There is no way to install the kennels in the existing building due to space and plumbing limitations.



Benefits of new kennels

- Provide the utmost in quarantine ability
- Enhance cleaning
- Easy to clean
 - Less time spent cleaning will allow more time to get things done that aren't getting done as often as required
 - Less cleaning time means that more time will be available for potential adopters to meet animals
 - Reduces cost by lessening time required for employees to be on the schedule for kennel cleaning
- Plumbing is foolproof - Drain system eliminates anything getting clogged
- Each kennel has an individual drain which prevents cross-infection between kennels.

New Facility Needs

- Additional space is needed for quarantine
- Meet and Greet rooms are needed to let potential adopters get to know animals in a safe, quiet environment
- Additional storage space is needed for crates, carries, cleaning supplies, food bags, and many other items
- Adequate space is needed to install the 41 new kennels
- Better ventilation is needed in animal kennel areas
- Animals need to be housed away from the stress of passing trains and other noise