

Use Permit

Goals and Policies that relate to this project are:

General Plan Chapter 3 – Policy 58

Encourage and support home businesses that remain secondary to the use of each home and do not detract from the primary residential character of the neighborhood.

General Plan Chapter 3 – Policy 59

Allow compatible and supporting uses such as group homes, places of assembly, community centers, recreational centers, and child-care centers in residential neighborhoods (including single-family neighborhoods) subject to review and consideration of operations, traffic, parking, and architecture.

1. *The proposed use attains the objectives and purposes of the General Plan of the City of Sunnyvale as the project. **Finding met.***

As conditioned, the proposed project is desirable in that the proposed use promotes policies enumerated in the City of Sunnyvale General Plan, and would comply with related requirements per the City of Sunnyvale Municipal Code.

2. *The proposed use ensures that the general appearance of proposed structures, or the uses to be made of the property to which the application refers, will not impair either the orderly development of, or the existing uses being made of, adjacent properties. **Finding met.***

The proposed use is a desirable addition to the community, as it provides conveniently located neighborhood child care. Sufficient parking is available within the mobile home park. The outdoor play area is lined by the trees along the side and rear property lines that helps minimizing privacy and noise-related impacts to adjacent properties. All the three neighbors adjacent to the outdoor play area have signed waiver to exclude the requirement of a six feet high solid fence per SMC 19.58.050. Therefore, the proposed use would not prove detrimental to the public welfare or injurious to the property, improvements, or uses within the immediate vicinity.