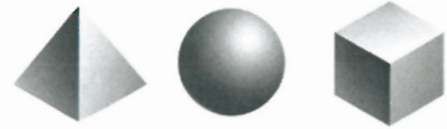


Pendley & Associates, Inc.



1 September 2018

Sunnyvale Planning Dept
456 W. Olive Ave.
Sunnyvale, CA, 94088
(408) 730-7435

Re. Sunnyvale International Academy conditional use permit
521 E. Weddell Dr, Sunnyvale, CA, 94089
APN = 110-14-196 (Santa Clara County)

Dear Planner:

Please find the enclosed use permit application for the 521 E. Weddell Drive property to include a daycare/preschool along with the existing church. Approval of this use permit will enable the Sunnyvale International Church, which was founded in Sunnyvale in 1921 as Sunnyvale First Assembly, to make a significant contribution to community life in Sunnyvale. Moreover, approval of this use permit will help provide for the needs of the rapidly growing residential district nearby.

At present they have about 170 people attending on Sunday mornings. The church draws people from the community area for Sunday services from 9am-1pm. There is a bible study Wednesdays 7-9pm. There are six full-time staff members with M-F 8am-5pm. The daycare/preschool will have 50 students M-F 7am-6pm.

The proposed site is located north of the 101 Freeway between 237 Freeway and Lawrence Expressway. It is a developed 2.29-acre and is zoned PF. The land is bordered to the north by a park and west by commercial/residential uses and to the east by a church. The existing 34,948 square feet (SF) building is occupied by Sunnyvale International Church. The property is served by existing public utilities and the building is improved with fire sprinklers.

There are 135 existing paved on-site parking spaces. We will remove 8 parking spaces and add no new parking spaces onsite. This will result in a total of 127 parking spaces. The existing offsite parking agreement (at 539 E. Weddell Dr.) adds another 72 parking spaces. There is an existing trash enclosure in the rear of the property.

Sunnyvale International Church has a critical need for its outreach mission to include a daycare/preschool. It is this critical need that has prompted the church leadership to start a daycare/preschool. From a financial

perspective this expanded facility allows Sunnyvale International Academy an extremely cost-effective ability to meet their current and future church needs. All of this has been budgeted, and works well financially for the church, provided there aren't any costly conditions imposed on them.

Sunnyvale International Church believes it provides high community value as well as positive impact on the people in the local area. The existing use permit for the church at this site will remain in as is. The church has been serving the needs of the community for years. And now want to continue this in their new daycare/preschool.

This project is consistent with the general plan and zoning and recently approved school use permits. There is no significant impact on the environment; including traffic, noise, light, air, water and archeology. And there is no threat to public health, safety and welfare and no hazardous materials involved. We request the conditional use permit be granted that we may proceed to the next step in the building process.

Please call for any clarifications.

Sincerely,

Brian A. Pendley
Architect

Sunnyvale International Church
521 E. Weddell Drive
Sunnyvale Ca. 94089
408-470-4200

Description of Facility Use

During Childcare hours: 6:00 a. m—6:00 p.m. M-F

Room	Use/ Hours	Employee #	Purpose
Administration Area Rooms 101-107			
101	7:30 a.m.—3 p.m. / M-F	1 staff member	Administrative/ reception
102	7:30 a.m.—5 p.m. / M-F	(Possible use) 1 staff member & 5 pastors	Office workroom
103	4:30 p.m.—8:30 p.m. / Tue. & Thu.	1 staff member	Bookkeeper
104	6 a.m.—6 p.m. / M-F	(Possible use) 1 Pastor	Worship & Tech Pastor's office
105	8:30 a.m.—4 p.m. / M- Thu.	1 Pastor	Asst. Pastor/office
106	10 a.m.—5 p.m. / M-F	(Possible use) 1 Pastor	Senior Pastor/ office
107	Not in use	N/A	WM director/ office
108	Not in use	N/A	Youth Room
109	Not in use	N/A	Student Ministries / Pastor's office
110	6 a.m.—6 p.m. / M-F	Childcare use	Isolation room
111	6 a.m.—6 p.m. / M-F	Childcare use	Director's office
112	6 a.m.—6 p.m. / M-F	Childcare use	Teacher's lounge
113	Not in use	N/A	Children's pastor's office
114	6 a.m.—6 p.m. / M-F	Childcare use	Classroom
115	6 a.m.—6 p.m. / M-F	Childcare use	Classroom
116	Not in use	N/A	Storage room
117	6 a.m.—6 p.m. / M-F	Childcare use	Classroom
Multi-Purpose Room	6 a.m.—6 p.m. / M-F	Childcare use	Multi-purpose use
Discovery Kids	6 a.m.—6 p.m. / M-F	1 Pastor	Children's pastor Office & admin.
Kitchen	6 a.m.—6 p.m. / M-F	Childcare use & possible use by 1 church employee & 5 Pastors	Prepare snacks, make coffee, & warm food
Café	Not in use	N/A	Café
Foyer	Not in use	N/A	Foyer
Baby Room	Not in use	N/A	Baby Room
Toddler Room	Not in use	N/A	Toddler Room
Library	Not in use	N/A	Library
Sanctuary	Not in use	N/A	Sanctuary

Sunnyvale International Academy Daily Schedule

Monday – Friday

6:00 a.m. – Opening time

6:00 a.m. – 9:00 a.m. – Arrival, welcome, and breakfast

Some children eat their breakfast and other children participate in a free choice learning inside classroom activities (practical life activities, quiet reading, coloring, building legos and blocks, manipulative games) until most children have arrived at the center

9:00 a.m. – 9:30 a.m. – Circle time in the classroom

(calendar, pledges, worship songs, Bible stories and prayer)

9:30 a.m. – 10:00 a.m. – Small Group Activities

Teachers will teach new jobs/lessons. Teachers will direct the children to choose activities from the learning centers: math, phonics and reading, library, practical life, sensory, writing, computer and science, creative arts, and manipulative games.

10:00 a.m. – 10:30 a.m. – Wash hands/snack Time

10:30 a.m. – 11:00 a.m. – Outdoor/playground for 2-3 year olds

10:30 a.m. – 11:00 a.m. – Indoor/music class for 4-5 year olds

11:00 a.m. – 11:30 a.m. – Outdoor/playground for 4-5 year olds

11:00 a.m. – 11:30 a.m. – Indoor/music class for 2-3 year olds

11:30 a.m. – 12:00 noon - Transition to lunch

(wash hands, prepare/set table for lunch)

12:00 noon – 12:30 p.m. – Lunch time

12:30 p.m. – 1:00 p.m. - Clean up and prepare for rest time

1:00 p.m. – 2:15 p.m. – Nap time and quiet work time

2:15 p.m. – 2:30 p.m. - Rest room, put mats, blankets and books away.

Sunnyvale International Academy Daily Schedule

2:30 p.m. – 3:00 p.m. – Outdoor/playground for 2–3 year olds

2:30 p.m. – 3:00 p.m. – Indoor/large group games for 4-5 year olds

3:00 p.m. – 3:30 p.m. – Outdoor/playground for 4-5 year olds

3:00 p.m. – 3:30 p.m. – Indoor/large group games for 2-3 year olds

3:30 p.m. – 4:00 p.m. – Wash hands/snack Time

4:00 p.m. – 5:00 p.m. - Teachers guide the children to choose activities inside the classroom learning centers: creative arts, science, practical life, math, science and computer, library, phonics and quiet reading, blocks, and manipulative games, writing, and sensory.

Dance and art classes for 4-5 year olds

5:00 p.m. – 5:30 p.m. – Reading aloud to children

5:30 p.m. – 6:00 p.m. – Some children will eat a light snack brought from home. Other children will choose activities that are easy to put away so that when their parents arrive they will be ready to go.

6:00 p.m. – Closing time