

Perkins, Scott

From: Nan Artist <nanartist50@hotmail.com>
Sent: Friday, January 08, 2016 3:48 PM
To: Perkins, Scott
Subject: Minor Use Permit 3-15 (MUP 3-15); 11-20-15

Dear Mr. Perkins and Ms. O'Neal,

I am requesting a Public Hearing on the case of the Family Day Care Home at 211 McKinley Street increasing the number of children to the "Large" family day care, which will increase the business to have 14 children or so in our Residential Neighborhood, since we live in the property across from said business.

My reasons is as follows:

1.) McKinley Street is a very narrow street, and increased traffic and parking from the Day Care Business on it will create a problem for those of us who live on the street. Traffic coming to drop-off or pick-up children will add to the noise and congestion that is currently been added by the smaller Day Care Facility, which is currently on the location. The time of the Business should be regulated, so that the sounds of the vehicles stopping and starting for drop-off and pick-up won't be a constant din to those of us who live nearby.

If an Emergency Vehicle should have to come down our street, with the additional traffic caused by the 14 (28 with the drop-off and pick-up) or so added cars or trucks on our street, could be a problem by blocking them, when time is of the essence.

2.) The increased noise of the Business is of concern, since with the smaller Day Care, we currently do hear the screaming and screeching of the children when they are outside of the house. Doubling that noise will be very disturbing. I do like that children are playing outside, but not so many across from our yard, where we have to listen to them!

We moved to McKinley Street because it was a "nice quiet neighborhood," and by adding the traffic noise and congestion, and the children's noise, it will ruin our right to enjoy the quiet and sounds of nature/ the birds in our own yard.

Weather permitting, we spend most of our time outside enjoying our yard. Since I am currently handicapped, it is one of the few pleasures I have, sitting on our porch and deck, (which unfortunately, faces 211 McKinley Street,) feeding and watching the birds and their songs.

Please take these disturbances into consideration to the approval of increasing the size of this current business.

Also, there is concern, if we let in one business into our residential neighborhood; how many more will be allowed?

Yours sincerely,

Nancy R. Jorgensen
204 McKinley Street (across from 211 McKinley Street)
Ft. Bragg

Perkins, Scott

From: Bob Jorgensen <rjjorgensen@hotmail.com>
Sent: Friday, January 08, 2016 2:37 PM
To: Perkins, Scott
Subject: 211 McKinley Street Conditional Use

As a McKinley street resident (204) I do have some concerns about the “large” day care facility. Apparently, large is 7 to 14 children which seems to me to be quite a lot. The residence in which the day care facility would be housed is pretty small to begin with. The real estate listings indicated something like 1000 square feet. I understand that there is a current conditional use for up to 6 children.

Increasing the number to 7 to 14 seems to be an excessive increase. In addition—what are the allowed operating hours? What are noise control limits—please do not take this as not wanting to hear children playing but the difference between 6 and up to 14 is pretty big in terms of noise.

In addition, can you also tell me what other residences have been notified of this potential use change?

I don’t know the details on changes of this kind, but maybe 10 children would be OK given the size of the lot and house (catty corner across the street from my house). Operational hours—well I’m retired but I realize folks need to get to work—can we suggest no earlier than 630AM through 730PM?

And finally, do you need this in writing to initiate a hearing or will the email do?

Thanks, have a good weekend.

Perkins, Scott

From: O'Neal, Chantell
Sent: Thursday, January 07, 2016 4:49 PM
To: Perkins, Scott
Cc: Jones, Marie
Subject: FW: MUP 3-15

From: Kathleen Cameron [<mailto:kcameron@mcn.org>]
Sent: Thursday, January 07, 2016 4:26 PM
To: O'Neal, Chantell
Subject: RE: MUP 3-15

Dear Ms. O'Neal,

Thank you for the opportunity to respond to the request for a Minor Use Permit to allow for a large family day care home in my neighborhood.

Unless the site specifications on this property (211 McKenley St.) have been modified recently, I question the appropriateness of a facility for 7 to 14 children in an 800 square foot residence with 2 bedrooms and 1 bathroom. For example, on a cold wet day when children must stay indoors, would all the needs of that many children be adequately met? Wouldn't a "small day care facility" for up to 8 children better fit this property?

If you and the Director of Community Development find the applicants' request appropriate, and if all of the requirements found in the Fort Bragg Municipal Code Section 18.42.060 Child Day Care Facilities are strictly met with ongoing monitoring by your department, I do not have an objection to this Permit.

Sincerely,

Kathleen Cameron
Owner, 219 North Lincoln St.

Perkins, Scott

From: Stacey Jones <staceyjbc@hotmail.com>
Sent: Tuesday, January 19, 2016 9:06 AM
To: Perkins, Scott
Subject: Veronica's Daycare

January 19, 2016

To Whom It May Concern:

My oldest son is almost nine, he has been going to Veronica's Daycare since the age of one. My youngest son whom is six has been going since he was seven months old.

Veronica is such a warming and caring person along with her family. My children and I consider them extended family. I can't even imagine them not being able to go there. My family and I are quite and far from causing any sort of disturbance. I know for myself I cannot envision having to separate my children and have them attend separate daycare facilities. Living here on the coast it is hard to find loving daycare facilities that treat you like family and Veronica's Daycare is proof that is possible..

I am a single mom, working forty hours per week. My work week is from 8- 5 Monday thru Friday, in no way are these early or late into the evening hours.. If you have any further questions please feel free to give me a call @ 357-2027.

Stacey Jones

"Life is not about waiting for the storms to pass... it's about learning how to dance in the rain."

REC'D FEB 05 2016

163 McKinley Street
Fort Bragg, CA 95437

February 2, 2016

Planning Commission
City of Fort Bragg
416 N. Franklin Street
Fort Bragg, CA 95437

Dear Commissioners,

Re: Use Permit Application 2-16 (formerly Minor Use Permit 3-15) of Veronica Renteria at 211 McKinley St

We are writing in support of the application by Veronica Renteria. Our property is next door (immediately north) to the property under consideration. Veronica and her family have been good neighbors and her existing Small Family Day Care business has not been a problem for us. We believe that expansion of her business will result in only minor inconvenience for the neighborhood and that it will occur only during business hours. More importantly, the business provides a needed service to the community, enabling other families to work longer hours while their children are responsibly cared for. We request that you approve the application.

Sincerely,



Roger Adamson
Grete Adamson



Cc: Veronica Renteria

REC'D FEB 08 2016

City of Fort Bragg

Attn. Planning Commission

416 N. Franklin Street

Fort Bragg, CA 95437

RE: Use Permit 2-16

TO WHOM IT MAY CONCERN:

I am the owner of a rental at 125 Halsey Way and I am very concerned about issuing a Use Permit for a large family day care home in the small home at 211 McKinley Street.

This is a quiet residential area and should stay that way . If this permit is allowed, it will generate a lot of traffic especially if 14 families are coming and going to pick up their children.

Please do not allow this use permit so that the neighborhood can remain as it is, a quiet residential area.

Thank you for your consideration in this matter.

Sincerely,

Lena Luzzi-Pardini

Lena Luzzi-Pardini

Perkins, Scott

From: jennifer salyer <jennifersalyer@hotmail.com>
Sent: Monday, February 08, 2016 9:03 PM
To: Perkins, Scott
Subject: Veronica Renteria's childcare center

Hi Scott,

Veronica let me know there is a hearing coming up this week regarding the expansion of her daycare center. I am all for it. My son began after school care at Veronica's mid January, after my previous babysitter decided to stop doing childcare suddenly. Being a full time working single mom, I was pretty stressed out about finding new childcare quickly! I received several recommendations for Veronica from co-workers (I am a nurse at a local clinic) and was pleased to find that she had a clean, safe, and loving environment for children in her care- after visiting several other providers homes that were less than satisfactory. It is not easy entrusting the care of one's children to a stranger, let alone finding a situation that suits a work/school schedule and budget. My son has been happy taking the school bus to Veronica's where he is dropped off at the corner of her street and Oak Street, and has several friends to play with while there. I hope that her daycare expansion will be approved because in the summer, I will need care for my middle school aged daughter as well, since I don't feel comfortable leaving her home alone while I work, and the after school Kudos program will be closed for summer. The expansion will allow her to take in siblings, and that is quite a relief not to have to search again for yet another childcare setting. When I pick my son up in the evening, there are not any other parents there, they seem to come at staggered times, so the expansion should not be cause for concern about extra traffic on the street. She has a large backyard for outdoor play, which keeps the kids safe and confined behind the house, away from the street as well. If there is any other information that you need that could be helpful for the expansion, please let me know.

Sincerely,
Jennifer Salyer