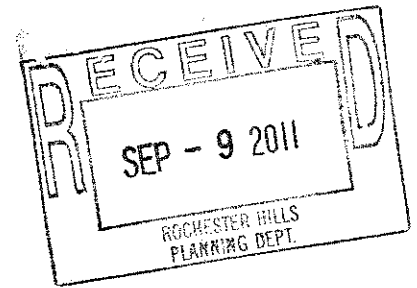


September 5, 2011

City of Rochester Hills
Planning Commission and City Counsel
C/O Maureen Gentry
1000 Rochester Hills Dr.
Rochester Hills, MI 48309



Dear Planning Commission

This letter is in addition to our Development Application.

I believe my request for a special land use meets the standards set by the City of Rochester Hills, particularly in those items described in subsections 1-4 of Sec. 138-4.440.

The proposed plan follows the city's guidelines in agreement intended for a child day care for 12 children between the hours of 6:30 am – 5:30 pm without change to the existing use in relation to the appearance to the general vicinity. The facility will not be disturbance to existing or future neighboring uses, or create additional issue for the city.

1. *Licensing shall be in accordance with applicable state laws, all state licensed residential facilities shall be registered with or licensed by the State of Michigan, and shall comply with applicable standards for such facilities.*

All city zoning permits will be submitted with application for licensing prior to receiving actual license to operate a day care facility as is required by the State of Michigan.

2. *Separation Requirements to comply with new state licensed residential facilities with 7 or more residents shall be located a minimum of 1,500 square feet from another state licensed residential facility with 7 or more residents, as measured between the nearest points on the property lines of the lot in question.*

There is no residential child care facility register or licensed by the State of Michigan that falls with 1,500 square feet of any point on the property lines of the lot in question.

3. *Proposed daycare is compatible with neighborhood in such that any state licensed residential facility and the property included therewith shall be maintained in a manner consistent with the visible characteristics of the neighborhood in which it is located.*

The child care facility is in an existing residence within the approved neighborhood guidelines and the property will be and has been maintained in accordance with those neighborhood guidelines.

4. *A. The intended daycare plans to fall within the city guidelines with regards to an outdoor play area. A minimum of 150 square feet of outdoor play area shall be provided and maintained per child at the licensed capacity of the day care home provided that the overall play area shall not be less than 1,500 square feet. The play area shall be located in the rear yard area of the group day care home premises and shall be suitably fenced and screened.*

The pre-existing outdoor play area is in accordance with all therefore mentioned city guidelines. All permanent play toys and the pre-existing fence meet both city and state guidelines.

4. *B. The proposed day care will also fall within the guidelines providing that adequate areas shall be provided for employee and resident parking, and pick-up/drop-off of children or adults in a manner that minimizes pedestrian-vehicle conflicts and allows maneuvers without affecting traffic flow on the public street.*

The facility is located on a lightly populated street with ample parking and driveway space to not affect through traffic within the neighborhood.

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