



NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that the Zoning Administrator of the City of Redwood City will hold a public hearing to consider the issuance of a **USE PERMIT** for the Woodside Hills Christian Academy project. The hearing will take place at the stated time and place to consider the following matter:

Date: Thursday, January 15, 2009

Time: 7:00 PM or as soon thereafter as the normal course of business permits.

Public Hearing Location: Council Chambers, City Hall
1017 Middlefield Road, Redwood City, CA 94063

Project: Number: UP2008-29

Project Address: 2323/2325 Euclid Ave., Redwood City, CA 94061

Assessor's Parcel Number: 058-405-300

Zoning District: Residential Single-Family (R-1) Zoning District

Si ustedes desean recibir esta notificación en español o para mas información sobre el proyecto propuesto, favor de comunicarse con el Departamento de Planificación: (650) 780-7234

Pursuant to Sections 5.4(A) and (D) of the Redwood City Zoning Ordinance, **Woodside Hills Christian Academy** (WHCA) is applying for a Use Permit to operate a kindergarten through twelfth grade private school and child care facility at the Redwood Baptist Church property located at 2323/2325 Euclid Avenue in the R-1 Zoning District. The proposed school use and child care facility are considered permitted quasi-public uses subject to approval of a Use Permit. Immediately abutting the subject property along its perimeter are single-family residences. Roosevelt Elementary School, the Redwood City Public Library, a church, various neighborhood-serving retail and professional office establishments as well as single- and multi-family residences are located to the North, and single-family residences are located to the South, East and West. The site currently contains a church sanctuary and accessory buildings including a fellowship hall, various administrative offices, community rooms/classrooms as well as a playground. The site was developed in 1953 as a church and has been occupied since by various church organizations. In addition, child care facilities were allowed to operate on the property including a Montessori Infancy to Child Care Facility and Montessori Community School. Four (4) of a total of five modular classrooms are proposed to be installed at the Southern end of the property which would replace an existing single-story building. One (1) modular classroom is proposed at the Northeast side of the property adjacent to the existing Fellowship Hall. A maximum capacity of 100 students for the school and 20 children for the child care facility is proposed, both of which would operate Monday through Friday. WHCA is currently operating under interim measures required by the City for the duration of the Use Permit review process, including a conditional provision to allow for up to 65 students on-site. A traffic study has been completed for the project to evaluate potential traffic and circulation impacts and is available for review at the Planning Department located at City Hall.

You are being sent this notice because you own and/or reside at property located within approximately 750 feet of the subject property (based on the latest equalized assessment rolls of record by the San Mateo County Assessor) where 300 feet is required by the City's Zoning Ordinance, you have indicated an interest in the project and/or have requested such notice be provided to you, or you may have expertise/experience regarding the project/site/issues. All testimony must either be given in person at the time of the public hearing or received in writing by the Planning Department prior to the date of the public hearing. Testimony cannot be given over the telephone. If you challenge any of the foregoing described actions in court, an appeal first of said actions to the City Council within the time period established in the Municipal Code is required and you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice or in written correspondence delivered to the Zoning Administrator at, or prior to, said public hearing.

CONTACT PERSON:

Michelle G. Tangunan, Associate City Planner

City of Redwood City

1017 Middlefield Road, Redwood City, CA 94063

Phone: (650) 780-7238 | Fax: (650) 780-0128 | E-mail: mtanganan@redwoodcity.org

NOTICE MAILED TO SURROUNDING PROPERTY OWNERS & INTERESTED PARTIES: January 2, 2009

PUBLISHED IN THE REDWOOD CITY DAILY NEWS: January 4, 2009