

Date Application Received: 4-9-14

Application for Special Use Permit City of Harrisonburg, Virginia

Fee: \$375.00 plus \$30.00 per acre

Total Paid: \$ 405⁰⁰ pd OB.

Property Owner's Name: Erica Lynn Dorsey

Street Address: 1214 Windsor Road Email: edorsey46@gmail.com

City: Harrisonburg State: Virginia Zip: 22801

Telephone: Work 5404214754 Fax n/a Mobile 540-282-7453

Owner's Representative: N/A

Street Address: _____ Email: _____

City: _____ State: _____ Zip: _____

Telephone: Work _____ Fax _____ Mobile _____

Description of Property and Request

Location (Street Address): 1214 Windsor Road

Tax Map Number Sheet: 84 Block: 5 E Lot: 4 Lot Area: 105 x 170

Existing Zoning Classification: R1

Special Use being requested: Family Day Home 10-3-34(6)

Please provide a detailed description of the proposed (use additional pages may be attached): _____

The single-family home located at 1214 Windsor Road in Harrisonburg, VA on a dead end street surrounded by large shady oak trees, has 4,000 square feet of living space. The formal living room (24'6"x20'2"), (continued...)

Names and Addresses of Adjacent Property Owners (Use separate sheet for additional names)

North: Hurl Lambert + Karen Evans - 1212 Windsor Road, Harrisonburg, VA 22801

South: Roger Allen Jones - 1216 Windsor Road, Harrisonburg, VA 22801

East: Gerald + Linda Hopkins - 1142 Nelson Drive, Harrisonburg, VA 22801

West: Daniel + Rebecca Fulcher - 1215 Windsor Road, Harrisonburg, VA 22801

Certification: *I certify that the information contained herein is true and accurate.*

Signature: 
Property Owner

ITEMS REQUIRED FOR SUBMISSION

- Completed Application
- Site Plan
- Description of Proposed Use
- Adjacent Property Owners

- Fees Paid
- Property Located on Tax Map
- _____
- _____

Continued:

adjoining full bath (7x7'6") and bedroom (12'6x13'6) make up 714 square feet and have been converted into a preschool that is filled with educational toys and books to teach and care for children ages 1-5. There is an additional 900 square feet of outdoor play space. There will be two caregivers of which one is the homeowner Erica Dorsey. Erica is a mother of three and a current member of the local fire department, Hose Company 4 where she volunteers as an Emergency Medical Technician and Firefighter. Erica Dorsey has fifteen years of experience caring for children and has a desire to make a positive impact on the lives of people around her. Erica has extensive experience with special needs children including Autism Spectrum Disorder and Epilepsy. Erica has three years of experience with early childhood development. She is skilled at leading children and fostering a strong and safe environment for which the children can flourish. Erica will hire an assistant to start upon licensing.

The preschool has been registered as Tots 'N Toyland LLC and currently has four children enrolled. The preschool is decorated in vibrant colors and soft diffused lighting. There are paintings of large fifteen foot trees with birds, owls and a tire swing. There is a large 3D kite positioned high in sky with flying butterflies. There are alphabet letters and numbers filling the walls and shapes and color charts too. There is a large oval table that can seat twelve children, an indoor slide, a train table, a ball-a-palooza, a soft-climb cushion block and a small tots area with a tool table, tunnel, activity desk and an accessible bin wall with age appropriate toys.

The sleeping room is equipped with four full size toddler mattresses and a portable crib for a younger child. The room is designed to allow for sleep including room darkening curtains and calming colors and decor. Additionally the changing tables and children's cubbies are located in this room and can accommodate up to twelve cubbies for children. The bathroom has a small potty seat for older children and an independent children's potty for beginners.

The outdoor play area has 3 swings, a slide, a water table, a tire climb, a sandbox, a basketball goal and many bikes and trucks and assorted toys. It is shaded from the sun and fully fenced in with a 4 foot vinyl privacy fence. It has the approved kiddie mat ground cover and is easily accessible due to a wide pathway that was recently installed.

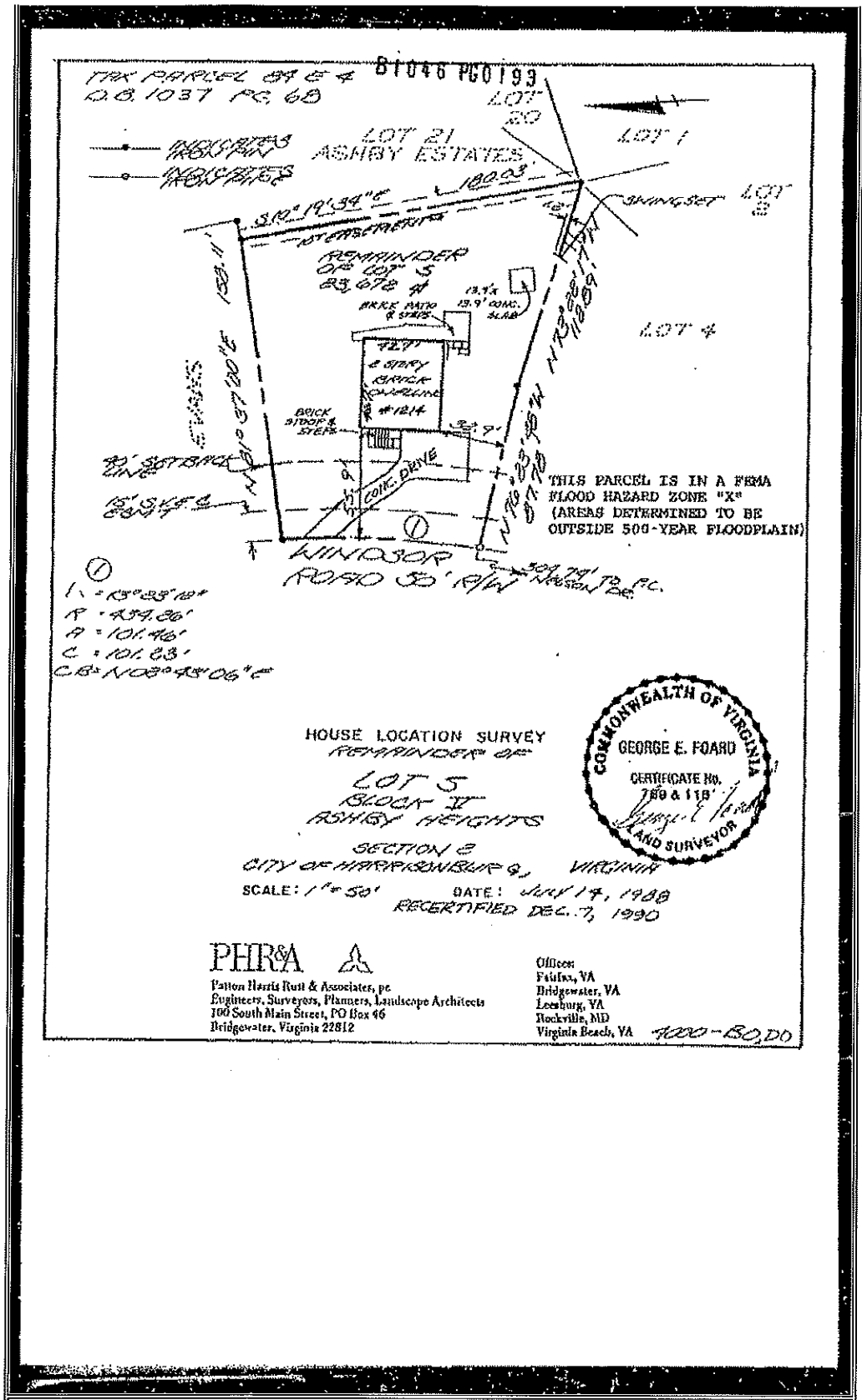
The daily curriculum consists of activities that focus on gross motor skills, fine motor skills, socialization, expressive language, pragmatic language, participation, transitioning, tolerance, sharing, education and memorization, preparation for kindergarten, exploration, creativity and following the directives of the caregivers. There will be adequate outdoor time and rest time and a nutritional meal plan has been developed to include organic or all natural food that is without harmful artificial properties, chemicals, additives, preservatives, or modified ingredients.

Safety is paramount and no detail has been left unattended. An evacuation plan is posted, fire extinguisher is present, smoke alarms are in working order and a first aid kit is fully stocked. Hand washing will be regularly scheduled, food will be properly cooked, stored

Names and Addresses of Adjacent Property Owners Continued:

West: John and Barbara Mckee - 1213 Windsor Road, Harrisonburg, VA 22801

East: Andrew and Martha Waligora - 1151 Nelson Drive, Harrisonburg, VA 22801

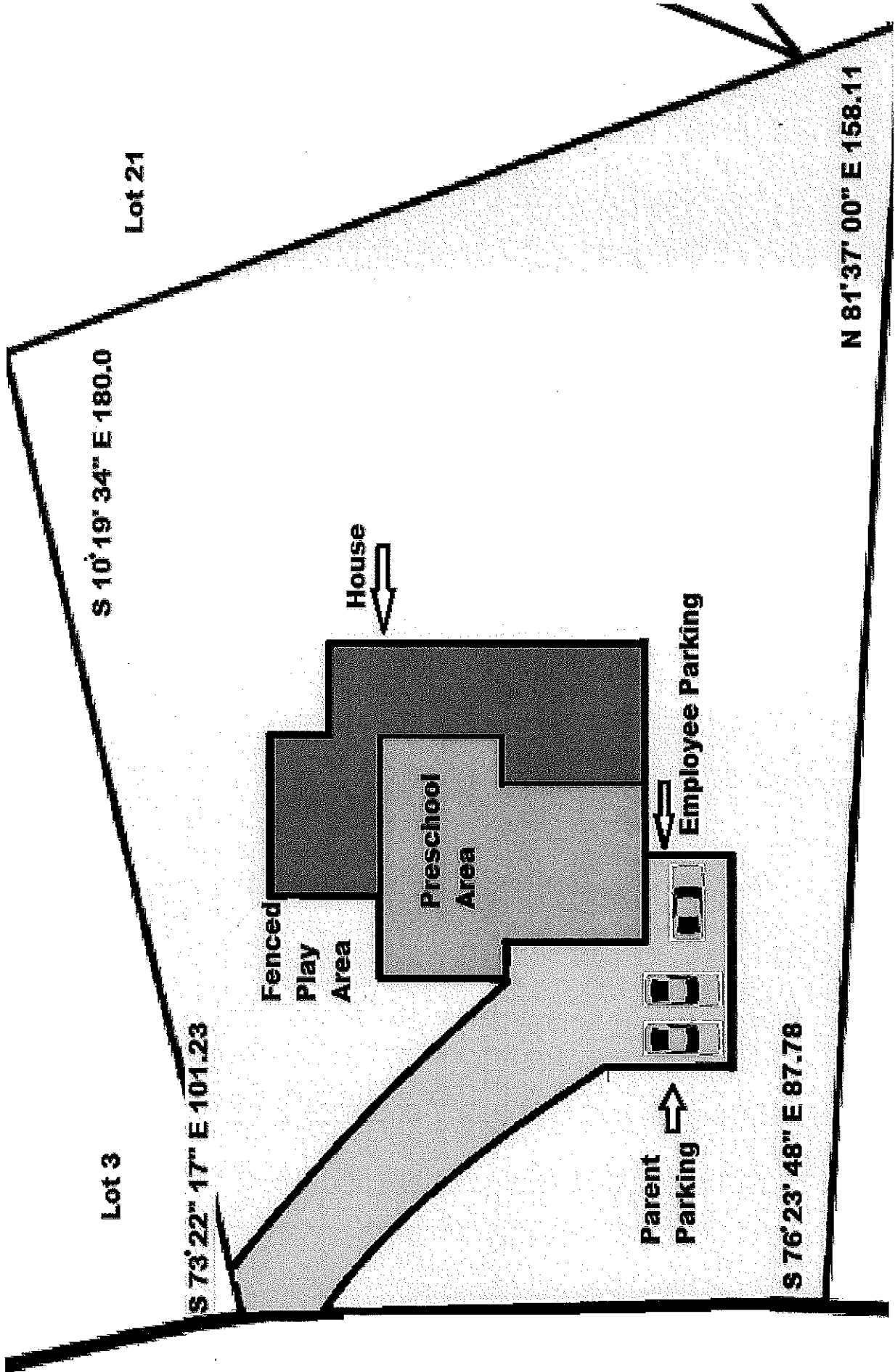


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Windsor Road



Lot 21

$S 10^{\circ} 19' 34'' E 180.0$

$N 81^{\circ} 37' 00'' E 158.11$

Lot 3

$S 73^{\circ} 22' 17'' E 101.23$

$S 76^{\circ} 23' 48'' E 87.78$

House

Fenced
Play
Area

Preschool
Area

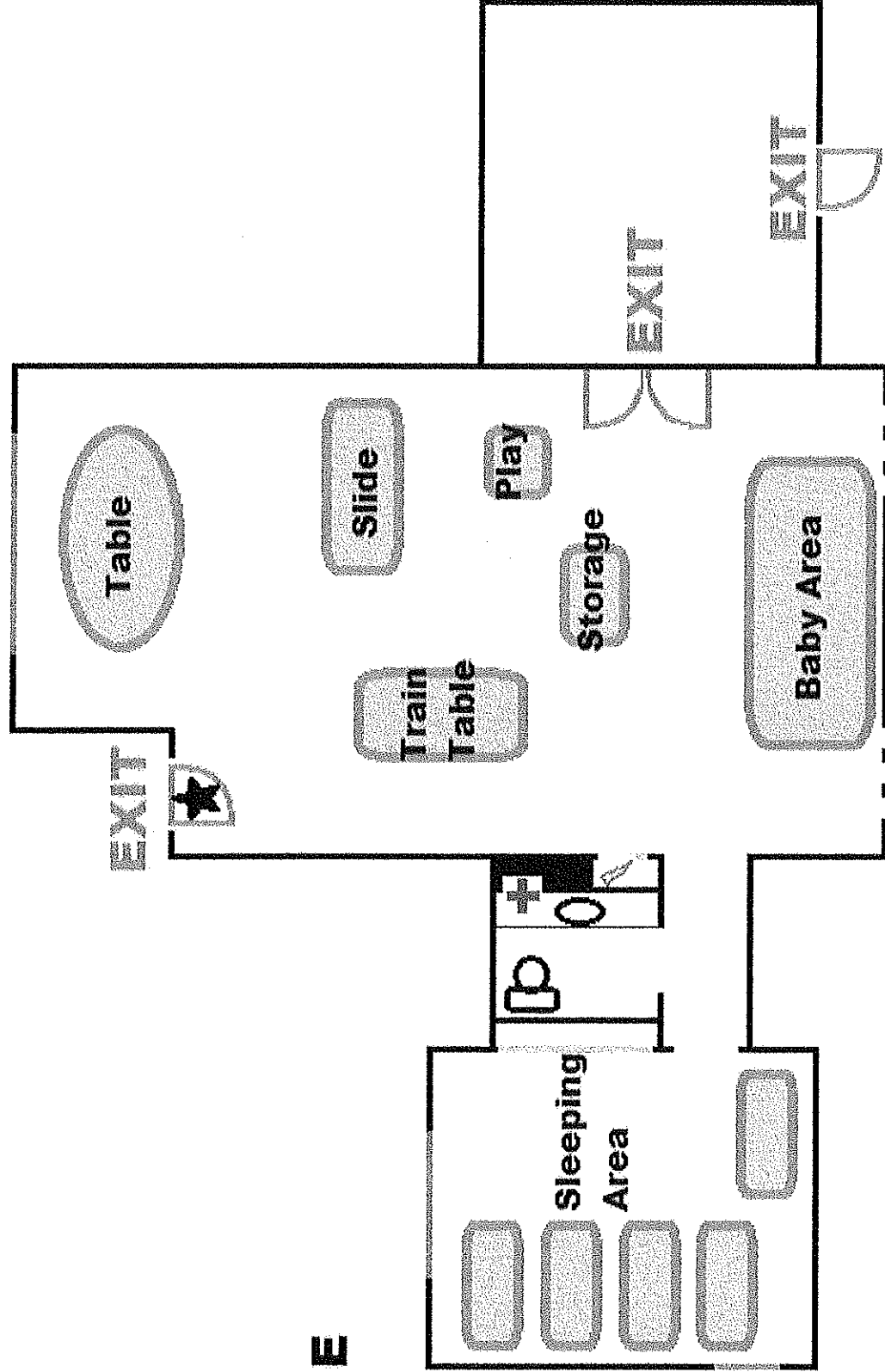
Employee Parking

Parent
Parking

Indoor Preschool
Floorplan

W

Front of House



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