

## **RESOLUTION NO. P.C. 462-06**

**Adopting** Conditional Use Permit # **137-06** of Sonrise Academy to operate an educational facility at The Dalles Full Gospel Center for 35 full-time students plus 8 home schooled students who come in only for testing. The property owner is The Dalles Full Gospel Center located at 335 E. 12<sup>th</sup> Street. The property is further described as 1N 13E 3 CC tax lot 900 and is zoned "RH" – Residential High-Medium Density with a "CFO" - Community Facility Overlay.

### **I. RECITALS:**

- A.** The Planning Commission of the City of The Dalles has on August 3, 2006 conducted a public hearing to consider the above request for property located at 335 E. 12<sup>th</sup> Street that is further described as 1N 13E 3 CC tax lots 900. Property is zoned "RH" – Residential High-Medium Density with a "CFO" – Community Facility Overlay. A staff report was presented, stating the findings of fact, conclusions of law, and a staff recommendation.
- B.** Staff's report of Conditional Use Permit 137-06 and the minutes of the August 3, 2006 Planning Commission meeting, upon approval, provide the basis for this resolution and are incorporated herein by reference.

### **II. RESOLUTION:**

Now, therefore, be it FOUND, DETERMINED, and RESOLVED by the Planning Commission of the City of The Dalles as follows:

- A.** In all respects as set forth in Recitals, Part "I" of this resolution.;
- B.** Conditional Use Permit 137-06 is hereby approved with the following conditions:

### **CONDITIONS OF APPROVAL:**

- 1. Meet and continue to meet all requirements of the Fire Marshal.
- 2. Mark and sign one ADA parking space.
- 3. All improvements must be completed in accordance with Land Use and Development Ordinance 98-1222.
- 4. Applicant is to make a formal request to the Traffic Safety Committee to make the facility a school zone.

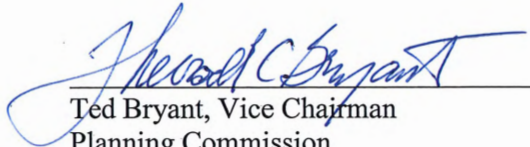
### **III. APPEALS, COMPLIANCE, AND PENALTIES**

- a.** Any party of record may appeal a decision of the Planning Commission to the City Council for review. Appeals must be made according to Section 3.020.080 of the Land Use and Development Ordinance, and must be filed with the City Clerk within ten (10) days of the date of mailing of this resolution.
- b.** Failure to exercise this approval within the time limits set either by resolution or by ordinance will invalidate this permit.

- c. All conditions of approval must be met within the time limits set by this resolution or by ordinance. Failure to meet any condition will prompt enforcement proceedings that can result in: 1) permit revocation; 2) fines of up to \$500.00 per day for the violation period; 3) a civil proceeding seeking injunctive relief.

The Secretary of the Commission shall (a) certify to the adoption of the Resolution; (b) transmit a copy of the Resolution along with a stamped approved/denied site plan or plat to the applicant.

APPROVED AND ADOPTED THIS 3<sup>rd</sup> DAY OF AUGUST 2006

  
Ted Bryant, Vice Chairman  
Planning Commission

I, Dan Durow, Community Development Director for the City of The Dalles, hereby certify that the foregoing Resolution was adopted at the regular meeting of the City Planning Commission, held on the 3<sup>rd</sup> of August 2006.


AYES: Bryant, Poppoff, Hiser, Wixon, Wilcox

NAYS: None

ABSENT: Lavier, Ahlberg

ABSTAIN: None

ATTEST:

  
Richard Gassman, Senior Planner for  
Dan Durow, Community Development Director  
City of The Dalles