

**RESOLUTION NO. P.C. 215-92
APPROVING SITE PLAN REVIEW NO. 150-92
OF JON STICKNEY AND SANDEE BURBANK TO ESTABLISH
A NOVELTY SHOP ON MAIN FLOOR OF EXISTING DWELLING**

I. RECITALS:

- A. The Planning Commission of the City of The Dalles has, on this day, conducted a public hearing to consider the above request for use of property described as: 410 Lincoln Street, described as Township 1 North, Range 13 East, Section 3BB, Tax Lot 4500.
- B. A staff report was presented, stating the findings of fact, conclusions of law, and a staff recommendation.
- C. Staff Report No. SPR 150-92 and the minutes of June 18, 1992, upon approval, provide the basis for this resolution and are herein attached by reference.

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

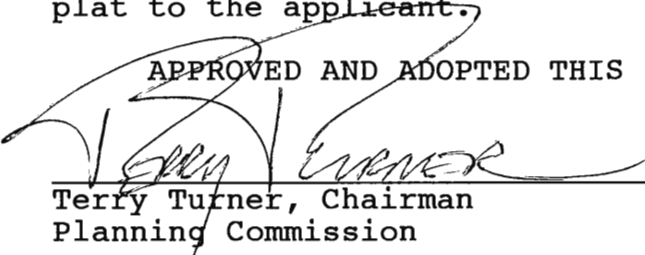
- A. In all respects as set forth in Recitals, Part "I" of this resolution.
- B. Site Plan Review 150-92 is hereby approved with the following conditions:
 - 1. All conditions of The Utilities and Fire Departments shall be met. This includes the installation of a water meter, and a one-hour fire wall between the commercial and residential occupancies.
 - 2. Trash shall be contained on site until properly disposed to insure sanitary conditions on site.
 - 3. All proposed, required, and existing lighting should be directed away from adjoining property to insure compliance with the outdoor lighting standards.
 - 4. All signs must meet the sign ordinance requirements and be permitted through the Planning Department.
 - 5. Applicant shall furnish the Planning Department with a copy of the parking space agreement and shall maintain such an agreement to provide one parking space within 300' of the business for the duration of the occupancy.

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 36 of the Zoning Ordinance, and must be filed with City Clerk with in ten (10) days of the date of 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 \$2,500 per day for the violation period and/or imprisonment in the County jail for a term not to exceed one (1) year.

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

APPROVED AND ADOPTED THIS 18th DAY OF JUNE, 1992.



Terry Turner, Chairman
Planning Commission

I, Scott Keillor, Secretary to the Planning Commission of 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 18th day of June, 1992.

AYES: Michael Maier, Ken Farnar, Walter Hoffman, Terry Turner, Carol Cutler
Carri Ramsey, Rod Runyon

NOES: None

ABSENT: None

ABSTAIN:

ATTEST: 

Secretary, Planning Commission

RESOLUTION PC 214-92
STICKNEY & BURBANK JUNE 18, 1992