

RESOLUTION NO. P.C. 173-91

**APPROVING SITE PLAN REVIEW NO. 119-91
OF WILLIAM VAN NUYS FOR AN ADDITION
OF RETAIL SPACE TO EXISTING RESTAURANT**

I. RECITALS:

- A. The Planning Commission of the City of The Dalles has, on June 6, 1991, conducted a public hearing to consider the above request for use of property described as:

335 Highway 197, described as Township 1 North, Range 13 East, Section 1, Tax Lot 200.

- B. A staff report was presented, stating the findings of fact, conclusions of law, and a staff recommendation.
- C. Staff Report No. SPR 119-91 and the minutes of June 6, 1991, 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 No. 119-91 is hereby approved with the following conditions:
1. All requirements of the Fire and Utilities Departments must be met.
 2. Prior to occupancy, the retail use to be established shall be subject to review and approval by the Planning Division as per Section 14.2 (A) of the Zoning Ordinance.
 3. Any future lighting shall be arranged to direct light away from adjacent properties.
 4. Any future signs proposed must be evaluated for compliance with the Sign Code and be permitted through the Planning Division.

III. APPEALS, COMPLIANCE, AND PENALTIES

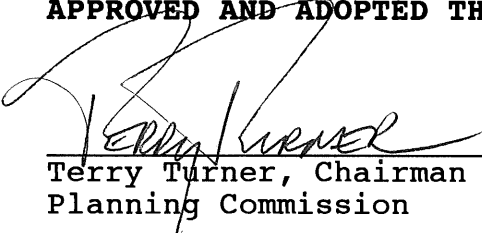
- A. Any party of record may appeal a decision of the Planning

Commission to the City Council for review. Appeals must be made according to Section 36 of the Zoning Ordinance, and must be filed with the City Clerk within 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.

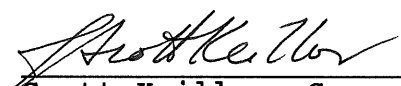
The Secretary of the Commission shall (a) certify to the adoption of the Resolution; (b) forthwith transmit a copy of said Resolution to City Council of the City of The Dalles; (c) transmit a copy of the Resolution along with a stamped approved/denied site plan or plat to the applicant.

APPROVED AND ADOPTED THIS 20TH DAY OF JUNE, 1991.



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 20th day of June, 1991.



Scott Keillor, Secretary

AYES: Ken Farner, Carri Ramsey, Rod Runyon, Steven Day and Walter Hoffman

NO'S: None

ABSENT: Terry Turner, Carol Cutler

ABSTAIN: None