

RESOLUTION NO. P.C. 166-91

**APPROVING CONDITIONAL USE PERMIT NO. 64-91
OF MID-COLUMBIA CHILD AND FAMILY CENTER FOR
A COMMUNITY FACILITY SITE OVERLAY AND EXPANSION**

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:

3221 West 10th Street, described as T2N-R13E-S29,
tax lot 1102.
- B.** A staff report was presented, stating the findings of fact, conclusions of law, and a staff recommendation.
- C.** Staff Report No. CUP 64-91 and the minutes of May 16, 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.** Conditional Use Permit No. 64-91 is hereby approved with the following conditions:
 - 1. A parking lot plan with a 20 space minimum and a landscape plan providing screening at a minimum area equal to 5% of the required parking must be submitted for approval by the Planning Division to insure compliance with the property development standards.
 - 2. The provisions of Section 26, "Siting of Mobile Homes" shall apply.
 - 3. An agreement for future street improvements to meet City standards should be required. The agreement shall apply to both public street frontages and, upon acceptance, shall be filed on the deed with the Wasco County Clerk.
 - 4. All future lighting should be arranged to direct light away from adjoining properties.

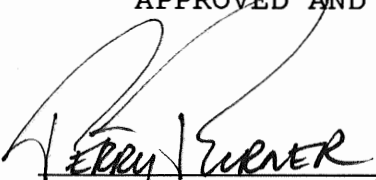
5. Any future signs will require permitting in accordance with Sign Ordinance 915.
6. Conditions 1 and 3 must be met prior to issuance of a building permit. Condition 2 must be upon placement.

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 16th DAY OF MAY, 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 16th day of May, 1991.

AYES: Carol Cutler, Ken Farner, Carri Ramsey and Rod Runyon

NOES: Walter Hoffman

RESOLUTION 166-91 - CUP 64-91
MID-COLUMBIA CHILD AND FAMILY CENTER

ABSENT:

ABSTAIN:

ATTEST: *Scott Kellan*
Secretary, Planning Commission