



CITY of THE DALLES

313 COURT STREET
THE DALLES, OREGON 97058

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Community Development Dept.

HISTORIC LANDMARKS RESOLUTION NO. 119-10

Adopting The Dalles Historic Landmarks Commission Application #124-10 of Scott Gayer. This application is for a Historic Landmarks Commission hearing to gain approval to repair and upgrade the building interior and exterior so it is better weatherized and energy efficient, which will make it more attractive to prospective tenants. These repairs include a new roof, 2nd floor window upgrades, 1st floor storm windows, a roof deck with stair addition, and new mechanical. The structure is located at 300 E 2nd Street and is further described as 1N 13E 03 BD tax lot 4800. The historic name of this structure is The French and Co. Bank Building. The property is classified as secondary in the National Historic District Registry.

I. RECITALS:

- A. The Historic Landmarks Commission of the City of The Dalles has, on November 17, 2010 conducted a public hearing to consider the above request.
- B. A Staff report was presented, stating findings of fact and conclusions of law.
- C. Staff Report number 124-10 and the minutes of November 17, 2010, upon approval, provide the basis for this resolution and are herein attached by reference.

II. RESOLUTION: Now, Therefore, be it FOUND, DETERMINED, and ORDERED by the Historic Landmarks Commission of the City of The Dalles as follows:

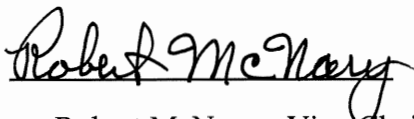
- A. In all respects as set forth in Recitals, Part "I" of this resolution.
- B. Historic Landmarks Review No. HLC 124-10 of Scott Gayer is approved with the following Conditions of Approval:
 - 1. Work will be completed in substantial conformance to the proposals as submitted and reviewed.
 - 2. The applicant is responsible to notify the appropriate authorities if any archaeological resources are found with the restoration project.
 - 3. The repair and addition work will be required to be similar in mass, scale and materials as approved by the Secretary of Interior's Standards for Rehabilitation.

4. The applicant will need to contact the local Building Codes Department to obtain permits for the proposed repairs/additions.
5. The materials used for all the proposed restoration will need to meet the recommended list stated in the Design Guidelines for the Commercial Historic District.
6. Vinyl windows are not allowed. The Historic Landmarks Commission strongly encourages the retention of the existing original windows. Replacement sashes will be required to be wood if the existing sashes are not repairable.
7. Storm window installation is required to be on the interior of the windows.
8. Chemical or physical treatments, such as sandblasting that cause damage to historic materials shall not be used. The surface cleaning of structures, if appropriate, shall be undertaken using the gentlest means possible.
9. The roof railing is required to be installed so as to minimize the visual impact from the street and so that if removed in the future, the essential form and integrity of the structure will be protected and minimally altered.

III. APPEALS, COMPLIANCE AND PENALTIES:

- A. Any party of record may appeal a decision of the Historic Landmarks Commission to the City Council for review. Appeals must be made in accordance to Section 9(a) of the Historic Landmarks Ordinance No. 1194, and must be filed with City Clerk within ten (10) days of the date of mailing of this Order.
- B. Failure to exercise this approval within the time line set either by Order or by Ordinance will invalidate this permit.

APPROVED AND ADOPTED THIS 17th DAY OF NOVEMBER 2010.



Robert McNary – Vice-Chairman
Historic Landmarks Commission

I, Dan Durow, Director of the Community Development Department of the City of the Dalles, hereby certify that the foregoing Order was adopted at the meeting of the City Historic Landmarks Commission, held on November 17, 2010.

AYES: Gleason, McNary, Parker, Smith, Davis
NAYS: None
ABSENT: None
ABSTAIN: None

ATTEST:



Daniel C. Durow, Director Community Development Dept.