



CITY of THE DALLES

313 COURT STREET
THE DALLES, OREGON 97058

(541) 296-5481 ext. 1125
COMMUNITY DEVELOPMENT DEPARTMENT

CERTIFICATE OF MAILING

I hereby certify that I served the attached notice of Public Hearing

regarding:

HLC 179-20 Discover Development /
Sunshine Mill

On June 20 12, 2020, by mailing a correct copy thereof, certified by me as such, contained in a sealed envelope, with postage paid and deposited on the post office at The Dalles Oregon on said day. Between the said Post Office and the address to which said copy was mailed, there is a regular communication by US Mail.

DATED: June 12, 2020

Paula Webb
Secretary
Community Development Department

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THE DALLES, OREGON 97058

(541) 296-5481 ext. 1125
COMMUNITY DEVELOPMENT DEPARTMENT

June 12, 2020

NOTICE OF PUBLIC HEARING

Notice is hereby given that the City of The Dalles Historic Landmarks Commission will conduct a public hearing on **Wednesday, June 24, 2020 at 4:00 pm** via Zoom, an online conferencing platform.

Join Zoom Meeting

<https://zoom.us/j/92161575698?pwd=b0FUODZrR0dQa1NoRTcxQVl5a0dtZz09>

Meeting ID: **921 6157 5698** Password: **157727**

Dial by your location

1-253-215-8782

1-346-248-7799

This notice is being sent to affected agencies, parties of record, and property owners within 100 feet of the subject property. The request is outlined below, and the procedures for the public hearing are also shown.

APPLICANT: Discover Development/Sunshine Mill

APPLICATION NUMBER: HLC 179-20

REQUEST: Approval to install doors on the east face of the mill building, installing additional doors on the Silo building and replacing and installing new railings around the roof of the silos and mill buildings.

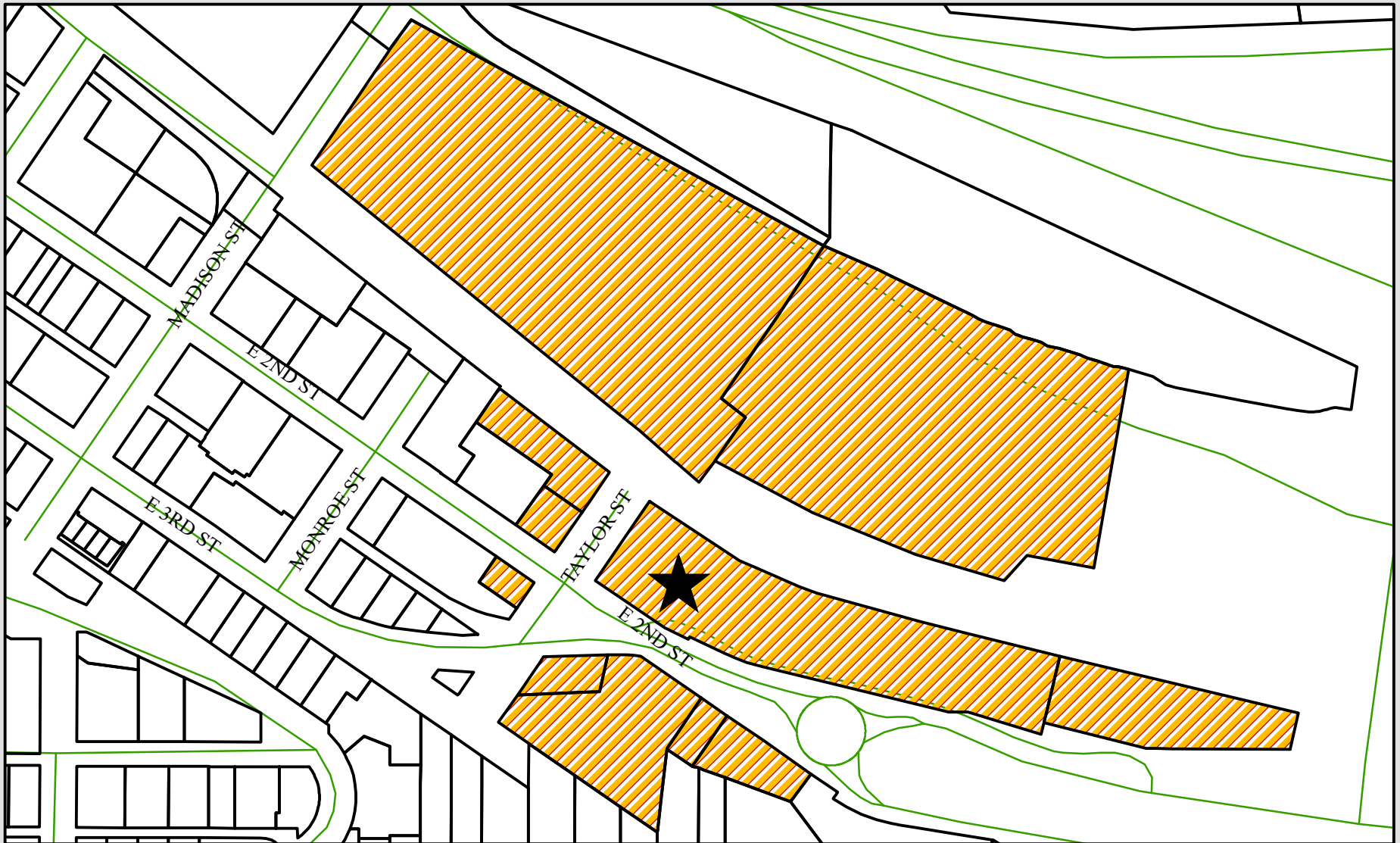
PROPERTY OWNER: TGE, LLC

LOCATION: The property is located at 901 E. Second Street, The Dalles, Oregon and is further described as 1N 13E 3 DA tax lot 100. The Wasco Warehouse Milling Company, commonly known as the Sunshine Mill, is a locally landmarked building. Property is zoned CBC – Central Business Commercial.

REVIEW CRITERIA: The review criteria for each application are the Secretary of the Interior's Standards. These standards have been adopted by The Dalles Municipal Code, Title 11 Planning, Chapter 11.12 Historic Resources. All information relating to the application is available at, and comments may be delivered to, the Community Development Department, Dawn Marie Hert, Senior Planner, phone (541) 296-5481 ext. 1129, or dhert@ci.the-dalles.or.us. Comments must be received by the hearing date or may be presented at the hearing.

CITY OF THE DALLES
HISTORIC LANDMARKS COMMISSION HEARING PROCESS

1. The Historic Landmarks Commission Chairman will read the rules at the opening of the hearing.
2. City staff will present findings relating the request to the applicable ordinance and/or plan criteria and give a recommendation for Commission action.
3. Proponents will have opportunity to address the Commission.
4. Opponents will have opportunity to address the Commission.
5. Proponents will then be given an opportunity to rebut any statements made by an opponent.
6. The Commission will ask questions of staff or others testifying throughout the hearing. All testimony must relate to the applicable ordinance and plan criteria.
7. The Chairman will close the public testimony portion of the hearing and the Commission will deliberate the case.
8. The Commission may then approve, deny, or reject the plan for modification. The Commission may also continue the hearing to a date certain, or where appropriate, recommend action by another City Commission of the City Council.
9. A resolution is then presented to the Commission and voted upon. Any party may appeal the decision to the City Council by filing a fee and stating the reason(s) for the appeal in writing within 10 days of the resolution date.
10. Further information on the rules of the hearing may be obtained from the Community Development Department, 313 Court Street, The Dalles, Oregon, or call Dawn Marie Hert, Senior Planner, at 296-5481, ext. 1129.



Legend

- ★ Subject Property
- Taxlots
- ▨ Notified Properties

Properties within 100 ft of
HLC 179-20 - 901 East 2nd Street
Sunshine Mill



0 75 150 300 450 Feet

Community Development Department
Historic Landmarks Commission
Public Hearing - June 24, 2020

Dawn Hert

From: James Martin <jamesm@copadivino.com>
Sent: Friday, June 5, 2020 2:27 PM
To: Dawn Hert
Cc: Steve Harris
Subject: Re: HLC
Attachments: IMG_2445.jpeg; SunshineMill PDF promotional piece.pdf

Hi Dawn,

- 1.) Attached is an image of the fencing.
- 2.) Narrative: The Sunshine Mill is a 10 story flour mill winery creating many artisan grown and made products in the gravity fed production facility.

Attached is a Power Point presentation.

Please let me know you received or any other information you can provide.

Thanks

James

From: Dawn Hert <dhert@ci.the-dalles.or.us>
Sent: Wednesday, June 3, 2020 7:26 PM
To: James Martin <jamesm@copadivino.com>
Cc: Steve Harris <sharris@ci.the-dalles.or.us>
Subject: RE: HLC

Hello James,

Thank you for all the photos and application submittals with your application. I am comfortable taking what was submitted to the HLC for their review. However, I would like one additional rendering/photo as well as some narrative for the "use" of the buildings:

- I need an example of the proposed fencing material and design/style. If you are able to find a photo online or have a rendering of the design details, that would help.
- I will need a narrative of the existing and/or proposed uses for the buildings. Federal historic review criteria is used in my staff report and includes use. *"A property shall be used as it was historically or be given a new use*

that requires minimal change to its distinctive materials, features, spaces, and spatial relationships.” A few sentences would be great. If you would like to provide a more elaborate description, I will include it in the mail-out to the Commissioners.

With regards to meeting dates, I have you on the schedule for the June 24th meeting along with one other application. Public noticing will go out this Friday to the newspaper. Unfortunately, we were unable to get you scheduled for the week earlier due to the notification requirements.

Please let me know if you have any additional questions about the added items I need for review.

Take care and talk soon,

Dawn

Dawn Marie Hert, Senior Planner &
Historic Landmarks Coordinator
City of The Dalles Community Development Department
313 Court Street
The Dalles, OR 97058
(541) 296-5481 ext. 1129
dhert@ci.the-dalles.or.us

Website: www.thedalles.com or www.thedalles.org

In an effort to prevent, slow, and stop the spread of COVID-19 to our citizens, our office will be limiting business to phone, email and online service. If you are not sure how to access services online, or you need assistance, please call our office at 541-296-5481 Ext 1125. Please keep in mind that response time may vary depending on staffing. Thank you for your patience during this time.

PUBLIC RECORDS LAW DISCLOSURE:

This email is a public record of the City of The Dalles and is subject to public inspection unless exempt from disclosure under Oregon Public Records Law. This email is also subject to the City's Public Records Retention Schedule.

From: James Martin [mailto:jamesm@copadivino.com]
Sent: Tuesday, June 2, 2020 10:54 AM
To: Dawn Hert <dhert@ci.the-dalles.or.us>
Subject: HLC

Hi Dawn,

I submitted some items free hand as I was not sure it was wise to invest into architectural and engineering costs without an approval from HLC.

Will this be adequate for the submission requirements to the HLC ?

I had requested an opportunity to present in a special session so we could take advantage of the grant period we had received.

Steve Harris had said in a prior email to submit these items to you before the meeting and the request to the HLC for a special meeting would be discussed.

Was there any decision made?

Thank You,

James

June 4, 2020
PO #201642

NOTICE OF PUBLIC HEARING

The City of The Dalles Historic Landmarks Commission will hold a public hearing on Wednesday, June 24, 2020, at 4:00 p.m. Pursuant to directives in the Governor's Keep Oregon Working Executive Order No. 20-16, dated April 15, 2020, (the "Executive Order") the meeting will be held via Zoom, an online conferencing platform. Join Zoom meeting at <https://zoom.us/j/92161575698?pwd=b0FUODZrR0dQa1NoRTcxQVl5a0dtZz09>, or phone 1-253-215-8782 or 1-346-248-7799. Meeting ID: 921 6157 5698, Password: 157727.

The purpose of the hearing is to receive public testimony regarding the following applications:

Historic Landmarks Commission Application 178-20, Scott Austin, requesting approval to remove a section of Building B due to foundation concerns, and remodel the removed area to match the remainder of the building, as well as approval to install new Hardie-Plank siding, replace existing steel windows on Building B with grid vinyl windows to match back windows of Building A, repair steel windows in breezeway between both buildings, install new awning and parapet flashing. The property is located at 412 Washington Street, Building B, The Dalles, Oregon and is further described as 1N 13E 3 BD tax lot 9800. Property is located in the National Commercial Historic District and zoned CBC – Central Business Commercial.

Historic Landmarks Commission Application 179-20, Discover Development/Sunshine Mill, requesting approval to install doors on the east face of the mill building, installing additional doors on the Silo building and replacing and installing new railings around the roof of the silos and mill buildings. The property is located at 901 E. Second Street, The Dalles, Oregon and is further described as 1N 13E 3 DA tax lot 100. The Wasco Warehouse Milling Company, commonly known as the Sunshine Mill, is a locally landmarked building. Property is zoned CBC – Central Business Commercial.

The review criteria for each application are the Secretary of the Interior's Standards. These standards have been adopted by The Dalles Municipal Code, Chapter 11.12 Historic Resources as local review criteria. All information relating to the application is available at, and comments may be delivered to, the Community Development Department, phone (541) 296-5481 ext. 1125. Comments must be received by the hearing date or may be presented at the hearing.

PLEASE RUN ONCE ON WEDNESDAY, JUNE 10, 2020.

Thank you,
Paula Webb, Secretary