

## CITY OF THE DALLES PLANNING COMMISSION MINUTES

**Thursday, May 25, 2016**  
City Hall Council Chambers  
313 Court Street  
The Dalles, OR 97058  
*Conducted in a handicap accessible room*  
6:00 PM

### **CALL TO ORDER:**

Chair Lavier called the meeting to order at 6:00 PM.

### **COMMISSION MEMBERS PRESENT:**

Bruce Lavier, Chris Zukin, Mark Poppoff, John Nelson, Sherry DuFault, Jeff Stiles, Dennis Whitehouse

### **COMMISSION MEMBERS ABSENT:**

None

### **STAFF MEMBERS PRESENT:**

Director Richard Gassman, City Attorney Gene Parker, Planning Secretary Baltazar Gamez

### **APPROVAL OF AGENDA:**

It was moved by Whitehouse and seconded by Stiles to approve the agenda as presented. The motion carried unanimously.

### **APPROVAL OF MINUTES:**

It was moved by Whitehouse and seconded by Nelson to approve the minutes as presented. The motion carried unanimously.

### **PUBLIC COMMENTS:**

None

### **LEGISLATIVE HEARING continued**

**Application Number: ZOA 92-16; City of The Dalles;** This application is a request to amend the City's Land Use and Development Ordinance 98-1222 pertaining to the Processing, Production, Retailing, and Wholesaling of Recreational Marijuana. Review criteria for this zone are contained in City Ordinance 98-1222.

Director Gassman presented the highlights of the staff report and briefly discussed the difficulty of identifying what is defined as a church.

City Attorney Parker also spoke about his concerns regarding being able to identify churches given the current definition of churches in the City's LUDO.

The Commission had a general discussion regarding the definition of a church and the proximity of the Salvation Army to the current downtown medical dispensary.

Norm Brock, 609 E. 2<sup>nd</sup> Street, The Dalles, told the Commission that he did not see the need to have the church buffer or the childcare facilities buffer included in the regulations and requested they be removed from the regulations.

Zukin stated that the buffers are meant to protect churches and childcare facilities and indicated the need to be consistent with Wasco County regulations.

Debbie Jones, 4575 Basalt Street, The Dalles, spoke on behalf of the group YouthThink and told the Commission that one of her biggest concerns included edibles and the ease of access to them by youth in our community.

Phil Foote, 616 E. Scenic Drive told the Commission that he would like the Commission to keep the proposed buffers around churches and childcare facilities to protect the children in the community.

Sheldon Lay, 1331 Hermits Way, The Dalles, told the Commission he doesn't want to see recreational sales in The Dalles.

Genie Lay, 1331 Hermits Way, The Dalles, told the Commission that City should not allow recreational marijuana in the City.

Zukin presented the Commission with an article by AAA regarding accidents in the state of Washington and the increase in traffic deaths. He reminded the Commission that it is still a federal crime to use, possess, produce or transfer of marijuana.

The Commission had further discussion regarding what regulations the City should adopt regarding time, place, and manner of recreational marijuana.

It was moved by Zukin and seconded by DuFault to adopt the proposed regulations keeping the church and childcare buffer at 1000 feet, to maintain the hours of operations from 10am-6pm, to not allow the production, processing, and wholesaling of recreational marijuana in the Commercial/Light Industrial or Industrial Districts. Stiles, Zukin, and DuFault voted in favor; Lavier, Poppoff, Nelson, and Whitehouse opposed. The motion did not pass.

There was an amendment to the original motion. It was moved by Zukin and seconded by DuFault to adopt the proposed regulations keeping the church and childcare buffer at 1000 feet, to maintain the hours of operations from 10am-6pm, to not allow the production, processing, and wholesaling of recreation marijuana in the CLI District, and to allow the production, processing, and wholesaling in the Industrial District on a Conditional Use basis. Stiles, Zukin, Poppoff and DuFault voted in favor; Lavier, Nelson, and Whitehouse opposed. The motion carried.

**STAFF COMMENTS**

Gassman told the Commission that the City had received the building permit information for the new data center. The Commission indicated they would like to see the layout and configuration of the proposed building.

**NEXT MEETING**

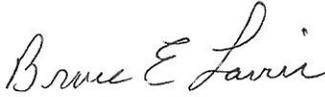
Gassman told the Commission there would be no meeting on June 2, 2016.

**COMMISSIONER COMMENTS/QUESTIONS**

**ADJOURNMENT**

Chair Lavier adjourned the meeting at 8:01 PM.

Respectfully submitted by Planning Secretary Baltazar Gamez.



Bruce Lavier, Chairman

