

# City of El Paso de Robles

RESOLUTION NO: 87-74

A RESOLUTION OF THE CITY COUNCIL  
OF THE CITY OF EL PASO DE ROBLES  
APPROVING PLANNED DEVELOPMENT 87008  
(CITIZEN'S BANK - MODULAR BANK FACILITY)

WHEREAS, Citizen's Bank of Paso Robles has filed an application to establish a modular bank facility to be constructed on a permanent foundation and located on the southeast corner of Spring and 9th Streets, and

WHEREAS, public hearings were conducted by the Planning Commission on October 13, 1987 and the City Council on October 20, 1987, to consider facts as presented in the staff report prepared for this project, and to accept public testimony regarding this proposed development plan, and

WHEREAS, based upon the facts and analysis presented in the staff report, public testimony received and subject to the conditions of approval listed below, the Planning Commission finds that the establishment, maintenance or operation for the requested use or building applied for, will not, under the circumstances of the particular case, be detrimental to the health, safety, morals, comfort, convenience and general welfare of the persons residing or working in the neighborhood of such proposed use, or be injurious or detrimental to property and improvements in the neighborhood or to the general welfare of the City.

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of El Paso De Robles does hereby approve Planned Development 87008 subject to the following conditions:

## Conditions of Approval:

1. This Planned Development authorizes the establishment and operation of a 4,752 square foot modular banking facility to be established on a permanent building foundation. This use will include drive-through facilities for both automatic and full service tellers. Two monument signs are approved in conjunction with this project.
2. This development project is subject to all of the Standard Condition for Issuance of Building Permits for Commercial and Industrial projects, dated September 16, 1987, and attached as Exhibit "A", with the following amendments:
  - a) The deletion of conditions number 9 and 12 regarding oak trees and disposal of dirt during grading.
3. The applicant shall reconstruct the curb, gutter and sidewalk improvements along the entire frontage of Spring Street between

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8th and 9th Streets in a manner to be approved by the City Engineer. The applicant shall also install required street trees for this same portion.

4. The applicant shall upgrade and relocate the existing fire hydrant at 8th and Spring street in conjunction with the Spring Street public improvements.

5. The applicant shall construct curb, gutter and sidewalk improvements along the 9th Street frontage for the length of the parcel in a manner to be approved by the City Engineer.

6. The applicant shall install an 8-inch water main, within 9th Street, between Park and Spring Streets. These improvements are to include a new fire hydrant at the corner of 9th and Spring Streets.

7. The applicant shall submit site plan, landscape and irrigation plans, all sign elevations and locations, and building elevations, colors and materials to the Architectural Review Committee for their review and approval.

PASSED AND ADOPTED THIS 20th day of October, 1987 by the following roll call vote:

AYES: Cousins, O'ltt, Dolan, Martin and Russell  
NOES: None  
ABSENT: None

  
MAYOR NICK RUSSELL

ATTEST:

  
JERRY BANKSTON, CITY CLERK