

RESOLUTION NO. 12-017

A RESOLUTION OF THE PLANNING COMMISSION
OF THE CITY OF EL PASO DE ROBLES
TO APPROVE CONDITIONAL USE PERMIT 12-004
(PASO ROBLES CARD ROOM)
APN: 008-051-024

WHEREAS, the Planning Commission approved Conditional Use Permit (CUP) 05-012, allowing for the establishment of the card room; and

WHEREAS, the applicant at the time did not request to have the ability to serve alcohol, therefore the CUP 05-012 did not allow for it; and

WHEREAS, Table 5.3-1 of the Uptown Town Center Specific Plan (Specific Plan) requires the approval of a CUP for the on-site sale and consumption of alcohol for non-restaurant uses in the Riverside Corridor (RC) district; and

WHEREAS, the applicant has applied with Alcoholic Beverage Control (ABC), for the necessary licensing to sell alcohol, and the ABC requires the City to approve the ABC license, which would include the approval of a CUP when required by the City; and

WHEREAS, a public hearing was conducted by the Planning Commission on April 24, 2012, to consider the facts as presented in the staff report prepared for this project, and to accept public testimony regarding this conditional use permit request; and

WHEREAS, based upon the facts and analysis presented in the staff report and public testimony received and subject to the conditions of approval listed below, the Planning Commission finds that the establishment, maintenance and operation for the requested use and building would be consistent with the General Plan and not 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 Planning Commission of the City of El Paso de Robles does hereby approve Conditional Use Permit 12-004 subject to the following conditions:

1. The project shall be constructed so as to substantially conform with the following listed exhibits and conditions established by this resolution:

<u>EXHIBIT</u>	<u>DESCRIPTION</u>
A	Floor Plan

2. This Conditional Use Permit (CUP) authorizes the sale of beer and wine for on-site consumption as an accessory to the existing Card Room, subject to any licensing and requirements by the Alcoholic Beverage Control, and subject to the conditions of approval and the exhibits within this resolution.

3. This CUP approval shall expire on April 24, 2014, unless a license by the ABC is issued for the use, or unless a time extension request is filed with the Community Development Department prior to expiration.
4. In the event that the Card Room use discontinues, and the business owner wishes to continue alcohol sales as a primary use (i.e. establish a beer and wine tavern) CUP 12-004 shall be brought back to the Planning Commission for review via a public hearing.
5. All conditions of approval within Resolution 05-0116 shall apply to this CUP allowing for the sale of beer and wine.
6. The site shall be developed and maintained in accordance with the approved plans and unless specifically provided for through the Conditional Use Permit process shall not waive compliance with any sections of the Zoning Code, all other applicable City Ordinances, and applicable Specific Plans.
7. Prior to occupancy, all conditions of approval shall be completed to the satisfaction of the City Engineer and Community Developer Director or his designee.
8. Any site specific condition imposed by the Planning Commission in approving this project may be modified or eliminated, or new conditions may be added, provided that the Planning Commission shall first conduct a public hearing in the same manner as required for the approval of this project. No such modification shall be made unless the Commission finds that such modification is necessary to protect the public interest and/or neighboring properties, or, in the case of deletion of an existing condition, that such action is necessary to permit reasonable operation and use for this approval.

PASSED AND ADOPTED THIS 24th day of April, 2012 by the following Roll Call Vote:

AYES:	Commissioners Gregory, Barth, Holstine, Vanderlip and Chairman Garcia
NOES:	None
ABSENT:	Commissioners Treatch and Peterson
ABSTAIN:	None



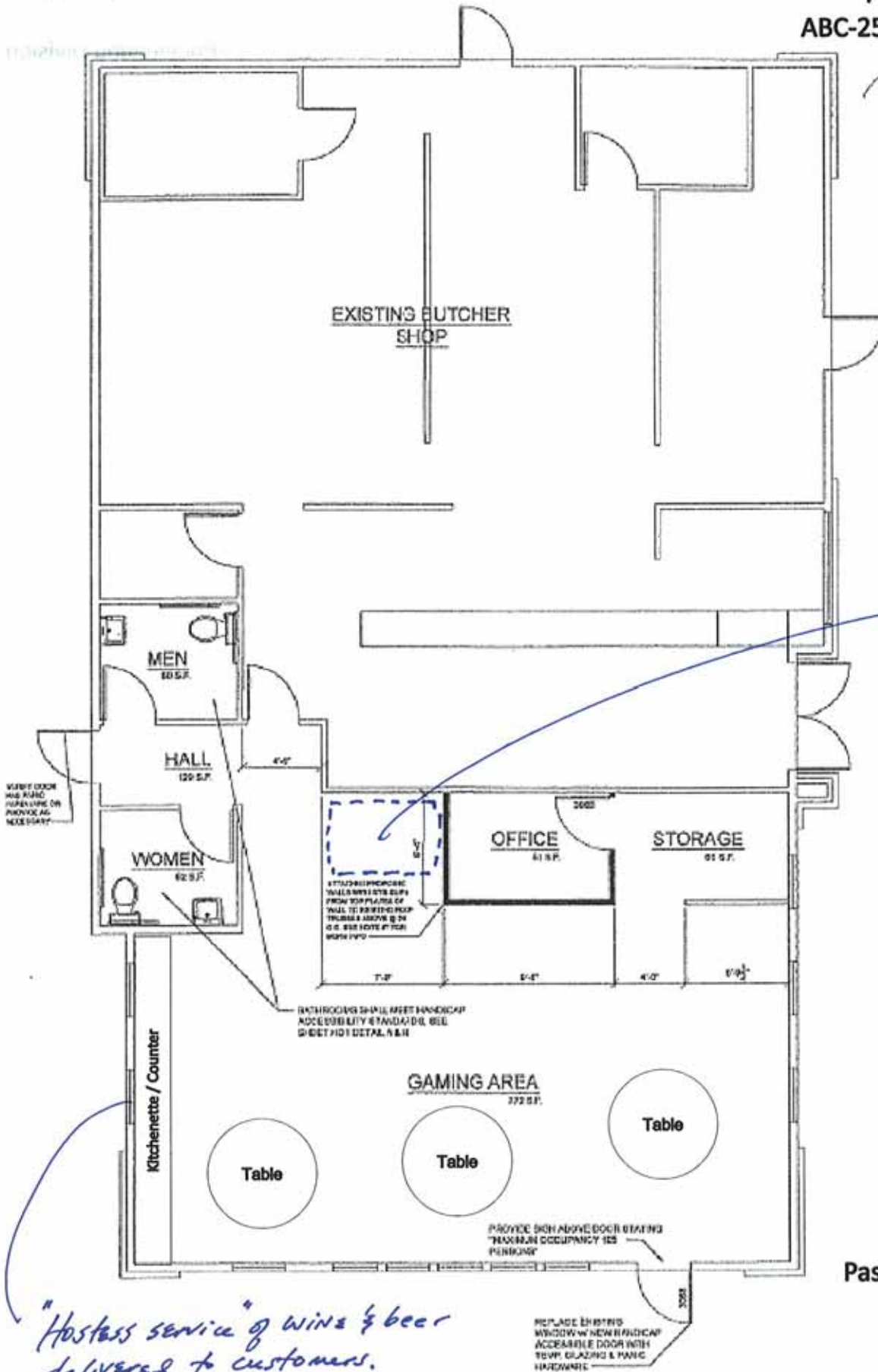
 AL GARCIA, CHAIRMAN

ATTEST:



 ED GALLAGHER, SECRETARY OF THE PLANNING COMMISSION

PRCC, INC.
ABC-257 ATTACHMENT



PRCC, Inc.
d/b/a
Paso Robles Central
Coast Casino