

**FRANKLIN COUNTY  
PLANNING COMMISSION  
AGENDA**

**REGULAR MEETING:** July 7, 2009 - 7:00 P.M.  
**COMMISSIONER'S MEETING ROOM**  
**Franklin County Courthouse**  
**Entrance at Main Door – 1016 North 4<sup>th</sup> Avenue, Pasco, WA**

**CALL TO ORDER**

**ROLL CALL**

**DECLARATION OF QUORUM**

**APPROVAL OF MINUTES**

**ADOPTION OF AGENDA**

**OPEN PLANNING COMMISSION**

**ITEM #1 – CUP 2009-03**, an application by Road 84 Education CTR (formerly Road 84, Inc.), 3100 George Washington Way, Richland, WA 99354 for a conditional use permit. Said application is to construct and operate a 3,500 square foot educational facility and landscaped parking lot. The proposed building is to be constructed by a local non-profit corporation and utilized by Pasco LDS (Latter Day Saints) Seminary students. The facility is to be located on approximately ½ acre to 2 acres of a lot 5.09 acres in size within the Residential Suburban 20,000 (RS-20) Zoning District. Both schools and churches are allowed with an approved conditional use permit in the RS-20 Zoning District. The site is located north of Argent Road, along the west side of Road 84, near site address 3606 Road 84 in Pasco (Parcel Number 118-130-040).

**APPLICANT:** Road 84 Education CTR (formerly Road 84, Inc.), 3100 George Washington Way, Richland, WA 99354.

**OWNER:** Hughes Living Trust, Marion and Gervadine Hughes, Trustees; 3608 Road 84, Pasco, WA 99301.

- A. Open Public Hearing
  - 1. Staff Report
  - 2. Proponents
  - 3. Opponents
  - 4. Clarification of Public Statements/Questions
- B. Close Public Hearing
- C. Planning Commission Discussion
- D. Recommendation/Motion/Finding of Fact

**ITEM #2 – CUP 2009-04**, an application by Larry Stephens, 300 Hill Drive, Eltopia, WA 99330 for a conditional use permit. Said application is to construct a horse barn (accessory building) in a designated front yard area. As proposed, the barn will be located approximately 25' from Hill Drive. The property is located in the Rural Community 1 (RC-1) Zoning District and consists of approximately 2.6 acres. The site is located south of Eltopia West Road, along the east side of Hill Drive, near site address 300 Hill Drive, Eltopia, Washington (Parcel Number 123-460-104).

**APPLICANT:** Larry Stephens, 300 Hill Drive, Eltopia, WA 99330.

**OWNER:** Same.

- A. Open Public Hearing
  - 1. Staff Report

- 2. Proponents
- 3. Opponents
- 4. Clarification of Public Statements/Questions
- B. Close Public Hearing
- C. Planning Commission Discussion
- D. Recommendation/Motion/Finding of Fact

**OTHER BUSINESS**

- 1. Results from Planning Commission Case Files of June 2, 2009.
- 2. Potential Planning Commission Workshop for August of 2009.
- 3. Current Planning Commission Members/Districts/Terms:

	<b>Member</b>	<b>District</b>	<b>Term Expires</b>
a.	Lois Hanses	Columbia River West Area	6/12/2013
b.	Gary Bosch	Riverview/Pasco UGAB	12/11/2012
c.	Burl Booker	Connell/Kahlotus Area (Combined)	12/07/2011
d.	Claude Pierret	Snake River Area	5/04/2011
e.	Bruce Flippo	Riverview/Pasco UGAB	12/1/2010
f.	Dave Piovesan	Basin City Area	4/22/2010
g.	Flo Sayre	Eltopia Area	3/1/2010

**ADJOURN PLANNING COMMISSION**