

**PLANNING COMMISSION RESOLUTION 2008-022  
CONDITIONS OF APPROVAL – FINAL  
CONDITIONAL USE PERMIT 2008-111  
HIGHWAY ONE ELEVEN PARTNERS, LLC  
JULY 22, 2008**

**GENERAL**

1. The applicant agrees to indemnify, defend and hold harmless the City of La Quinta, its agents, officers, and employees from any claim, action, or proceeding to attack, set aside, void, or annul the approval of this Conditional Use Permit. The City of La Quinta shall have the right to select its defense counsel at its sole discretion.

The City of La Quinta shall promptly notify the applicant of any claim, action, or proceeding and shall cooperate fully in the defense.

2. Conditional Use Permit 2008-111 shall be operational by July 22, 2010, two years from the date of Planning Commission approval, unless a time extension has been granted pursuant to the requirements of La Quinta Municipal Code 9.200.080.
3. Conditional Use Permit 2008-111 shall comply with all applicable conditions and/or mitigation measures for the following related approvals:
  - Environmental Assessment 2008-593
  - Site Development Permit 2008-902
  - Tentative Parcel Map 36067

In the event of any conflict(s) between approval conditions and/or provisions of these approvals, the Planning Director shall determine precedence.

4. Hours of operation shall not exceed 4:00am to 11:00pm seven days a week. Any modifications proposing to extend the hours of operation shall be submitted to the Planning Director. Minor modifications may be determined by the Planning Director. The Planning Director shall reserve the right to defer the determination to the Planning Commission. A duly noticed public hearing shall be conducted prior to a determination made by the Planning Commission.
5. Any expansion or modification to Conditional Use Permit 2008-111, other than as described in condition #3, shall require an amendment of this Conditional Use Permit. Minor amendments to this Conditional Use

**PLANNING COMMISSION RESOLUTION 2008-  
CONDITIONS OF APPROVAL – RECOMMENDED  
CONDITIONAL USE PERMIT 2008-111  
HIGHWAY ONE ELEVEN PARTNERS, LLC  
JULY 22, 2008**

Permit shall be considered by the Planning Director in accordance with LQMC 9.200.090. All other amendments shall be processed in accordance with LQMC 9.200.100.