



PLANNING DIVISION

216 SE 4th ST, Pendleton, OR 97801, (541) 278-6252

Email: planning@umatillacounty.gov

PLANNING COMMISSION HEARINGS

Thursday, March 12, 2026, 6:30 PM

(Video & phone conferencing options available, call 541-278-6252 for assistance)

Umatilla County Justice Center, Media Room, 4700 NW Pioneer Pl., Pendleton OR, 97801

TEXT AMENDMENT REQUEST #T-102-25, AMENDMENT OF THE 1972 UMATILLA COUNTY ZONING ORDINANCE IN THE F-1, EXCLUSIVE FARM USE ZONE (19-ACRE MINIMUM PARCEL SIZE), SECTION 3.03 CONDITIONAL USES TO ADD “CEMETERY” TO THE LIST OF CONDITIONAL USES PERMITTED. CONDITIONAL USE PERMIT REQUEST #C-1405-25, TO ALLOW A CEMETERY USE ON THE F-1 ZONED SUBJECT PROPERTIES. LAND DIVISION TYPE I, #S-065-25, TO CREATE SUBDIVISION PLOTS. The Hermiston Cemetery District is proposing an amendment to the 1972 Umatilla County Zoning Ordinance, Section 3.03 Conditional Uses, to add “cemetery” to the list of conditional uses permitted in the following zone: F-1, (EFU, 19-acre minimum).

The Hermiston Cemetery District is also requesting a conditional use permit request to allow a cemetery use on Map #4N2814CD, Tax Lot #100, to surrounding properties under shared ownership, Map #4N2114CD, Tax Lot #200 and Map #4N2814D, Tax Lot #400 and Map #4N2814DB, Tax Lots #200 and #201.

The Hermiston Cemetery District is also requesting a Land Division, Type I, request to subdivide Map #4N2814D; Tax Lot #400, into a total of 2,258 graves, platting the new cemetery, proposed under #C-1405-25.

A proposed amendment to the 1972 Umatilla County Zoning Ordinance in the F-1, EFU Zone, is subject to policies in the Umatilla County Comprehensive Plan, Transportation System Plan and the applicable Oregon Statewide Planning Goals. The subject properties, zoned F-1 (EFU) are within the City of Hermiston’s Urban Growth Boundary (UGB) and are therefore subject to the policies of the City of Hermiston and Umatilla County Joint Management Agreement (JMA), as well as the City of Hermiston’s Comprehensive Plan and Transportation System Plan. The proposed amendment is also subject to Umatilla County Development Code, Sections 152.750 through 152.755.

The proposed conditional use request is subject to the 1972 UC Zoning Ordinance, Sections 7.010 through 7.040, and upon the issuance of a Zoning Permit.

The proposed Land Division, Type I, request is subject to the UCDC Sections 152.665 through 152.669.

Umatilla County Courthouse, 216 SE 4th St., Pendleton, OR 97801 • Ph: 541-278-6252

Email: planning@umatillacounty.gov

Distribution of this notice will serve as Notice for Oregon Public Meeting Law

Thursday, March 26, 2026, 6:30 PM (Video & phone conferencing options available, call 541-278-6252 for assistance)
Umatilla County Justice Center, Media Room, 4700 NW Pioneer Place, Pendleton, OR

TYPE III LAND DIVISION, REPLAT REQUEST #LD-4N-1091-26: RONALD V. MCKINNIS, APPLICANT, DARRYL & KIMBERLY PENNEY, CLAY & COLTON AKES, OWNERS. The applicants request approval to replat Lots 2 and 4 of Block 3 of the Wildwood Subdivision to adjust the shared property line in order to provide adequate setback spacing to rectify a Code Violation. These properties are located on Assessor’s Map 4N 37 29C, Tax Lots 9900 and 10100. The land use standards applicable to the applicant’s request are found in Umatilla County Development Code Section 152.697(C), Type III Land Divisions.

CO-ADOPTION OF CITY OF HERMISTON COMPREHENSIVE PLAN MAP AMENDMENT #P-141-26: CITY OF HERMISTON, APPLICANT / UMATILLA COUNTY, OWNERS. The applicant requests the County co-adopt City Ordinance 2378 amending the comprehensive plan map from urbanizable to urban status for approximately 19.5 acres located on 1835 Airport Road, directly south of the Umatilla County Fairgrounds. The City Council also adopted Ordinance 2379 annexing said property effective upon co-adoption of Ordinance 2378. The criteria of approval are found in Umatilla County Development Code 152.750 - 152.754 and the Joint Management Agreement between the City and County.

Thursday, April 23, 2026, 6:30 PM (Video & phone conferencing options available, call 541-278-6252 for assistance)
Umatilla County Justice Center, Media Room, 4700 NW Pioneer Pl., Pendleton OR, 97801

– MORE INFORMATION TO FOLLOW –

BOARD OF COMMISSIONERS LAND USE HEARINGS
Wednesday, March 18, 2026, 10:00AM
Umatilla County Courthouse, Room 130, 216 SE 4th Street, Pendleton, OR Livestream the hearing at: https://www.youtube.com/channel/UC1SzX8C4X8dKO0-o_zHQarQ

COMPREHENSIVE PLAN TEXT AMENDMENT #T-101-25, and CONDITIONAL USE PERMIT REQUEST #C-1402-25: FOURMILE SOLAR OR LLC, APPLICANT / TIMOTHY AND SHANNON RUST LIVING TRUST ET AL, OWNER. The applicant requests approval to develop a photovoltaic solar generation facility and associated components. The proposed site is located approximately 11 miles south west of the City of Echo and east of Highway 207. The site is identified on Assessor’s Map as Township 2 North, Range 27 East, Tax Lots 800 and 900. The applicant wishes to microsite the solar generation facility, battery storage and other ancillary components up to 450 acres within the Project Area Extent of 626 acres. The proposed site subject to the Goal 3 Exception is approximately 450 acres and is zoned Exclusive Farm Use (EFU).

The criteria of approval are found in Oregon Revised Statutes 197.732(2)(c), 215.446 Oregon Administrative Rule 660-004-0022, 660-033-0130(5) and 660-033-0180 (38) and Umatilla County Development Code (UCDC) Sections 152.060, 152.061 152.487, 152.488, 152.611 and 152.750 through 152.755.

BOARD OF COMMISSIONERS LAND USE HEARINGS
Tuesday, April 14, 2026, 9:00AM
Umatilla County Courthouse, Room 130, 216 SE 4th Street, Pendleton, OR Livestream the hearing at: https://www.youtube.com/channel/UC1SzX8C4X8dKO0-o_zHQarQ

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