



# PLANNING DIVISION

216 SE 4<sup>th</sup> ST, Pendleton, OR 97801, (541) 278-6252

Email: [planning@umatillacounty.gov](mailto:planning@umatillacounty.gov)

## PLANNING COMMISSION HEARINGS

**Thursday, September 18, 2025, 6:30PM**

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

Umatilla County Justice Center, Media Room, 4700 NW Pioneer Place, Pendleton, OR

**COMPREHENSIVE PLAN TEXT AMENDMENT #T-098-24, and ZONE MAP AMENDMENT #Z-325-24: JEFF & MICHELLE HINES, APPLICANT / OWNER.** The applicant requests approval to establish a new aggregate site, add the site to the Umatilla County Comprehensive Plan list of Goal 5 protected Large Significant Sites, and apply the Aggregate Resource (AR) Overlay Zone to the entire quarry site. The applicant also requests approval to mine, process and stockpile sand and gravel at the site. Batch plants are not proposed at the site. The proposed site is located approximately 2 miles south west of the City of Echo and east of Snow Road. The site is identified on Assessor's Map as Township 3 North, Range 29 East, a portion of Tax 12800. The proposed site is approximately 67 acres and is zoned Exclusive Farm Use (EFU).

The criteria of approval are found in Oregon Administrative Rule 660-023-0040 – 0050, 660-023-0180 (3), (5) and (7), Oregon Revised Statute (ORS) 215.301 and Umatilla County Development Code (UCDC) Section 152.487 – 488.

**Thursday, September 25, 2025, 6:30PM**

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

Umatilla County Justice Center, Media Room, 4700 NW Pioneer Place, Pendleton, OR

**COMPREHENSIVE PLAN MAP AMENDMENT #P-140-25, and ZONE MAP AMENDMENT #Z-327-25: CITY OF HERMISTON, APPLICANT / UNION PACIFIC RAILROAD CO., JB LAND LLC & UMATILLA BASIN PROPERTIES, OWNERS.** The City of Hermiston requests the County co-adopt a proposed change to the city's Urban Growth Boundary (UGB). The proposed change would add approximately 810 acres of land to the UGB which would then be rezoned from Exclusive Farm Use (EFU) to City Heavy Industrial with Hyperscale Data Center Overlay and a Comprehensive Plan Designation of Industrial. The properties would subsequently be annexed into the city. The properties are identified as Map 4N28; Tax Lots 1800, 1900 and 2500, Map 4N2827; Tax Lots 200, 500, 600 and 700 and Map 4N2828A; Tax Lot 100. The criteria of approval are found in Oregon Revised Statute (ORS) 197.610-626, Umatilla County Development Code 152.750-152.755 and the Joint Management Agreement between the City and County.

## BOARD OF COMMISSIONERS LAND USE HEARINGS

**Wednesday, October 15, 2025, 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](https://www.youtube.com/channel/UC1SzX8C4X8dKO0-o_zHQarQ)

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

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

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