



# PLANNING DEPARTMENT

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## AGENDA

**Morrow County Planning Commission**  
**Tuesday, December 3, 2024, 6:00 pm**  
**Morrow County Government Center, Irrigon, OR**  
**[For Electronic Participation See Meeting Information on Page 2](#)**

### Members of Commission

Stanley Anderson  
Charlene Cooley  
Stacie Ekstrom, Chair

Tripp Finch  
John Kilkenny, Vice Chair

Elizabeth Peterson  
Karl Smith  
Brian Thompson

### Members of Staff

Tamra Mabbott, Planning Director  
Stephen Wrecsics, GIS Analyst  
Michaela Ramirez, Administrative Assistant

Kaitlin Kennedy, Compliance Planner  
Clint Shoemake, Planning Tech

1. **Call to Order**
2. **Roll Call**
3. **Pledge of Allegiance**
4. **Minutes:** (Draft) November 14, 2024 & October 29, 2024
5. **Public Hearings** to begin at 6:00 PM (COMMISSION ACTION REQUIRED):

**Presented by: Code Compliance Planner Kaitlin Kennedy**

#### **5a. Conditional Use permit CUP-N-379-24: Javier Martinez Olguin, Applicant, and Owner**

Conditional Use Permit to allow the storage and operation of a commercial trucking business on a residential property. The property is described as Tax Lot 3100 of Assessor's Map 4N25E20A. The subject parcel is zoned Suburban Residential (SR) and is located inside of the City of Boardman Urban Growth Boundary (UGB). Criteria for approval include Morrow County Zoning Ordinance (MCZO) Article 3 Section 3.050, Suburban Residential, and Article 6 Section 6.050.G, Standards Governing Conditional Uses, Home Occupations.

**Presented by: Code Compliance Planner Kaitlin Kennedy**

#### **5b. Conditional Use permit CUP-N-380-24: Javier Martinez Olguin, Applicant, and Owner**

Conditional Use Permit to allow the storage and operation of a commercial trucking business on a residential property. The property is described as Tax Lot 3000 of Assessor's Map 4N25E20A. The subject parcel is zoned Suburban Residential (SR) and is located inside of the City of Boardman Urban

Growth Boundary (UGB). Criteria for approval include Morrow County Zoning Ordinance (MCZO) Article 3 Section 3.050, Suburban Residential, and Article 6 Section 6.050.G, Standards Governing Conditional Uses, Home Occupations.

**Presented by: Planning Director Tamra Mabbott**

**5c. Conditional Use permit CUP-N-382-24: Threemile Canyon Farms, Applicant, and Owner**

Conditional Use Permit to allow a biogas treatment facility and approximately 6 miles of associated natural gas pipeline. The property is described as Tax Lots 100 and 112 of Assessor's Map 3N23. The subject parcel is zoned Exclusive Farm Use (EFU) and is located on Marty Myers Road, three miles south of Interstate 84. Criteria for approval include Morrow County Zoning Ordinance (MCZO) Article 3, Section 3.010(C)(22) Commercial facilities for the purpose of generating power for public use by sale" Section 3.010(K)(1) Commercial Power Generating Facility, Section 6.020 General Criteria, Section 6.025 Resource Zone Standards of Approval, Section 6.030 General Conditions and MCZO 3.010(B)(25) and (D)10 Utility Facility Necessary for Public Service.

6. **Other Business:** November Planning Update

7. **Correspondence:**

8. **Public Comment:**

9. **Adjourn:**

**Next Meeting:** Tuesday, January 28, 2025, at 6:00 p.m.  
Location: Bartholomew Building, Heppner, OR

**ELECTRONIC MEETING INFORMATION**

Morrow County Planning is inviting you to a scheduled Zoom meeting. Topic: Planning Commission  
Time: December 3, 2024, 6:00 PM Pacific Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/6554697321?pwd=dFMxR2xlaGZkK1ZJRFVrS1Q0SmRxUT09&omn=82399460065>

Meeting ID: **655 469 7321**

Passcode: **513093**

Find your local number: <https://us02web.zoom.us/u/kdmj6471tm>

**Should you have any issues connecting to the Zoom meeting, please call 541-922-4624. Staff will be available at this number after hours to assist.**

*This is a public meeting of the Morrow County Planning Commission and may be attended by a quorum of the Morrow County Board of Commissioners. Interested members of the public are invited to attend. The meeting location is accessible to persons with disabilities. A request for an interpreter for the hearing impaired, or for other accommodations for persons with disabilities, should be made at least 48 hours before the meeting to Tamra Mabbott at (541) 922-4624, or by email at [tmabbott@co.morrow.or.us](mailto:tmabbott@co.morrow.or.us).*