



UNION COUNTY

Planning Department

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UNION COUNTY PLANNING COMMISSION REGULAR SESSION A G E N D A

REGULAR SESSION, Monday August 24, 2026, 7:00 P.M.

Daniel Chaplin Building Conference Room, 1001 4th Street, La Grande, OR 97850

and

Zoom teleconference: **(253) 215-8782** or **(669) 900-6833**; meeting ID number: **957 9307 1503**.

Join via link: <https://us06web.zoom.us/j/95793071503>

Oregon Revised Statute 197.763 identifies conduct of local quasi-judicial land use hearings.

I. APPROVAL OF MINUTES:

II. PUBLIC HEARINGS

Continuation of Application 2026-0007. Major Partition for Josh and Caitlin Russell. Planning Commission discussion and decision.

Application No. 2026-0035. The applicant has requested an Ownership Lot of Record Dwelling. The property is described as T01N R38E Section 34 Tax Lot 1000. Adjacent properties owned by the applicants are T01N R38E Section 34 Tax Lots 800 and 900 forming a tract. No situs address exists for the subject property. The property is located approximately 1,400 feet east of Hunter Rd and on the south side of Dry Creek Lane. The applicable zoning district is A-1, Exclusive Farm Use. The applicants are Randall K. McKinnis and Cody L. McKinnis representing the property owners Dennis K. Rhoads (50%) and Margery S. Paddock / Margery S. Paddock Trust (50%). The applicable land use regulations are UCZPSO Article 2.00 A-1 Exclusive Farm Use Zone and Article 21 Conditional Uses.

Application No. 2026-0036. The applicant has requested a Dwelling Not Provided in Conjunction with Farm Use (non-farm dwelling). The property is described as T01N R38E Section 34 Tax Lot 100. No situs address exists for the subject property. The property is located east of Yarrington Road on the southeast corner of Wheeler Lane where the road makes a 90-degree curve to the North. The applicable zoning district is A-4, Timber Grazing. The property owner is Brock Wright. The applicants are Jon Jinings and Tracey Hanshew. The applicable land use regulations are UCZPSO Articles 2.00 A-1 Exclusive Farm Use Zone, Article 5 A-4 Timber Grazing, Article 21 Conditional Uses, Article 24.03, ORS 215.286 and OAR 660-033-130(4) and OAR 660-006-0050.

Application No. 2026-0037. The applicant has requested an Ownership Lot of Record Dwelling. The property is described as T02N R40E Tax Lot 4700. No situs address exists for the subject property. The property is located on the east side of Hardy Rd approximately 2.5 acres north of Parsons Lane. The applicable zoning district is A-1, Exclusive Farm Use. The applicants is Eva Henes, Atlas Land Use Consulting representing the property owners Vickie J. Nederhiser and Jerry E. & Valerie Dewitt. The applicable land use regulations are UCZPSO Article 2.00 A-1 Exclusive Farm Use Zone and Article 21 Conditional Uses.

Application No. 2026-0038. An applicant has requested an Accessory Dwelling Unit (ADU). The property is described as T03S R40EE Section 16 Tax Lot 1300 and has an address of 69189 Chadwick Ln, Cove, OR 97824. The applicable zoning district is R-2, Rural Residential. The property owners and applicants are Floyd S. & Louise J. Lyon. Applicable land use regulations are UCZPSO Articles 7.00 R-2 Rural Residential and Article 21 Conditional Uses.

III. NEW BUSINESS

IV. PUBLIC COMMENT

Individual comments limited to three minutes. If more time is required, please submit comments or questions in writing. At this time, members of the public are invited to present concerns to the Planning Commission. The chairman may allow input after Commission motions are made and seconded. Speakers may offer objective criticism of Planning Commission operations and programs, but the Commission will not hear complaints concerning individual planning department personnel. The chairman will direct complaints to the appropriate means for consideration and disposition of legitimate complaints involving individuals.