

Yamhill County

DEPARTMENT OF PLANNING AND DEVELOPMENT

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October 23, 2025

MS ___ KJ ___ BK ___ CB/JG ___

MEMORANDUM

To: Board of Commissioners

From: Lance Woods, Senior Planner

Re: **Docket C-01-25, Javier Ceja and M & H Oregon Construction, LLC**

The hearing is an appeal of the Planning Director's approval of a conditional use permit request for the operation of a loss mitigation business as a home occupation. The proposed business would provide support and assistance to property owners in managing and reducing damage that may occur due to water or fire damage, or other emergencies and would operate on Tax Lot 4401-02300, at 10431 NE Equestrian Drive, McMinnville. The use will entail the storage and mobilization of equipment and work vehicles.

The above application is scheduled for a public hearing on October 30, 2025. The decision was appealed by Larry & Heidi Goodroe. The contents of the record are as follows:

- I. Staff Report and Decision Letter
- II. Application
 - a. Letter of Incompleteness
 - b. Response to Letter of Incompleteness
- III. Appeal Application
- IV. Public Notice
- V. Public Agency Reports
- VI. Comments Received