

**REAL ESTATE**

**Willow Creek Realty**  
676-5241

JoyceKay & Jerry Holloman

**SMALL ACREAGE, 10 MILES OUT OF TOWN.** 32 acres on Willow Creek. 2288 sq. ft. m/l mfg. home. 4 bedrooms, 2 1/2 baths, closed deck with hot tub included. Barn, shop, chicken house. Ready for quiet, rural living. Must see to appreciate. 64656 Willow Creek Road, Heppner. #03-03 Reduced to \$150,000. SALE PENDING

**600 ACRES OF GRAZING LAND,** including 113 acres of tillable dry land, located 15 minutes from Heppner. Area good for hunting birds or deer. Two houses on the property. 1950 3 bedroom, 1 bath and a 1997 manufactured double wide, 3 bedroom and 2 bath. With several outbuildings. Good location for a hunting business, a "retreat" or a quiet rural home. Manufactured house may be sold separate. 54467 Upper Rhea Creek Road. #04-01 & #04-02 \$200,000. SALE PENDING

**Heritage Land Co.**

180 W. Baltimore #5, Heppner  
676-5049

~ \$19,500 - Lakeview lot with view, access to telephone, electricity, sewer, water, ready to build.

~ \$80,000 - Newer doublewide mobile. 3 bedroom, 2 bath, oak kitchen cabinets, dining room, covered patio/porch on quiet dead end street with lots of parking. Heppner.

~ \$42,000 - Newer singlewide mobile with 2 bedrooms, 1 bath and 10'x10' storage shed. Lots of off street parking. Lot next door can be purchased for \$15,000 for additional use or garage 100'x130'. Heppner.

~ \$42,000 - 2 bedroom, 1 bath, metal roof on dead end street. New paint inside. Heppner. Owner can help finance.

~ \$792,000 - 1321 acres m/l mountain property with year-round stream and springs. Next to national forest, easy access. Near Heppner Hunting, recreation, ranch.

**Clean, neat, large 1 bedroom apt., heat, water, sewer, garbage, furnished includes stove and refrigerator. \$300.**

Sharon Lewis 676-5233  
Bob Ployhar 676-9649  
A. Kim Cutsforth 676-9777  
David Sykes 676-9228  
www.heppner.net  
www.eastoregonrealestate.com

**FOR RENT**

Two bedroom available. **Willow View Apartments**, 515 N. Elder, Heppner. EOH. Call (208) 384-1589, 676-5377. 11-12-tfx

Quiet, one bedroom apt. in nice neighborhood. 676-5773. 6-1-tfx

Apartment For Rent: 3 bedroom, one bath, upper level deck, close to Main St., Heppner. Call for prices. Available June 4. Call 676-5239. 5-18-tfx

**MISCELLANEOUS**

Advertise your business with solid magnet door signs from the **Heppner Gazette-Times**. 676-9228, ask for David. 5-3-tfx

Reprints of photos that appear in the **Heppner Gazette-Times** are available for \$5 each for a color 5 x 7 and \$6 for an 8 x 10 (multiple print pricing available). Contact the Gazette at 676-9228 if you have a photo you would like to purchase. 11-24-tfx

**YARD SALE**

**Carpport Sale:** Saturday and Sunday, June 4 and 5; 545 Hager St. 9-3. 5-25-2c

**Yard Sale:** Friday and Saturday, 9-4, 145 East St., Lexington, 989-8400.

I-Mac computer used less than two years, includes new printer used two months, plus programs, \$500; glass-topped brass tables; copy machine; VCR; box of MAC programs. 6-1-1c

**Deadline for Classified Advertising Mondays at 5 p.m.**

**PUBLIC NOTICE**

**NOTICE OF BUDGET COMMITTEE MEETING**

A public meeting of the Budget Committee of the IRFPD 6-604, Morrow State of Oregon, on the budget for the fiscal year July 1, 2005 to June 30, 2006 will be held at Lone Fire Hall. The meeting will take place on the 13th day of June, 2005 at 7:30 P.M. The purpose of the meeting is to receive the budget message.

A copy of the budget document may be inspected or obtained on or after June 14th, 2005 at MCGG lone, between the hours of 8:00 A.M. and 5:00 P.M..

This is a public meeting where deliberation of the Budget Committee will take place. Listed below is the time and place of an additional Budget Committee meeting that will be held to take public comment. Any person may appear at this meeting and discuss the proposed programs with the Budget Committee.

Date:  
Time:  
Location:  
Published: May 25 and June 1, 2005

**PUBLIC NOTICE**

**MORROW COUNTY OREGON**

P.O. Box 622  
325 Willow View Drive Heppner, Oregon 97836  
Casey Beard, Coordinator  
SCM CONSULTANTS, INC.  
7601 W. Clearwater Avenue, Suite 301  
Kennewick, Washington 99336

You are invited to bid on a contract for procurement and installation of new traffic control signage and barricades throughout Umatilla and Morrow Counties to facilitate CSEPP evacuation needs. The estimated cost of the Base Bid work is \$1.8M to \$2.2M.

Morrow County will, on Wednesday, June 15, 2005 at 1:00 p.m. Pacific Daylight Time, receive competitive sealed bids from qualified vendors for products to be provided to Morrow County in connection with the Chemical Stockpile Emergency Preparedness Program (CSEPP) being administered in Morrow County, Oregon. Bid opening will be held at the Port of Morrow Building, 2 Marine Drive, Boardman, Oregon and will be publicly opened and read aloud. Part 2 First Tier Sub-contractor Disclosure form will be accepted until 3:00 p.m., Pacific Daylight Time, at the same location and will be opened and read aloud. Interested parties are invited to attend.

Plans and specifications are available from the A/E at \$100 per set, which is refundable if the documents are returned in good condition. Bid bond amounting to five percent (5%) of the total Base Bid or \$50,000, whichever is less, must accompany each Bidder's proposal in accordance with instructions to Bidders.

Bid documents will be available for examination during the bidding period at the following locations: Hermiston Plan Center, Tri-Cities Construction Council and SCM Consultants, Inc. Bid documents will be available at the Morrow County EMA office, 325 Willow View Drive Heppner, Oregon and may be requested by contacting SCM at (509) 783-1625.

This is a Public Works project subject to ORS 279.348 to 279.380 (State BOLI Pre-vailing wage Project).

No bidder may withdraw his proposal after the date and time set for opening thereof or before Award of contract, unless said Award is delayed beyond 60 days.

Morrow County reserves the right to accept or reject any or all proposals, and in particular, to reject a proposal not accompanied by the required bid security or data required. Published: May 25 and June 1, 2005  
Affidavit

**PUBLIC NOTICE**

**TRUSTEE'S NOTICE OF SALE T.S. No.: F-40442-OR-NF Loan No: 0243105473** Reference is made to that certain deed made by, Susan C. McDonald and James E. McDonald, as Tenants by the Entirety as Grantor to Amerititle, in favor of Centex Home Equity Corporation, as Beneficiary, dated 7/20/2001, recorded 7/26/2001, in official records of Morrow county, Oregon in book/reel/volume No. \*\*\* at page No. \*\*\*; fee/ file/ instrument/ microfile/ reception No. m-2001-1803 (indicated which), covering the following described real property situated in said County and State, to-wit: The North 187.00 feet of Lots 5 and 6, Block 39E, in Section 21, Township 5 North, Range 27, East of the Willamette Meridian, in the County of Morrow, and State of Oregon, expecting therefrom that portion conveyed to the State of Oregon, by and through it's State of Highway Commission, in Deed recorded February 21, 1961, in Book 66, Page 43, Morrow County Deed Records. Tax Assessor's #: R02615/5N 27 21A, 5800 More commonly known as: 76930 Highway 730 Irrigon, OR 97844 Both the beneficiary and the trustee have elected to sell the said real property to satisfy the obligations secured by said trust deed and notice has been recorded pursuant to Section 86.735(3) of Oregon Revised Statutes: the default for which the foreclosure is made is the grantor's: Failure to make the 1/1/2005 payment of principal and interest and all subsequent payments, together with late charges, impounds, taxes advances and assessments. Monthly Payment \$252.25 Monthly Late Charge 12.61 By reason of said default the beneficiary has declared all sums owing on the obligation secured by said deed of trust immediately due and payable, said sums being the following, to-wit: \$22,933.35 with interest thereon at the rate of 12.75 percent per annum beginning 12/1/2004; plus late charges of \$12.61 each month beginning 1/1/2005 until paid; plus prior accrued late charges of \$37.83; plus advances of \$50.00; together with title expense, costs, trustee's fees and attorneys fees incurred herein by reason of said default; and any further sums advanced by the beneficiary for the protection of the above described real property and its interest therein. Whereof, notice hereby is given that, First American Title Insurance Company the undersigned trustee will on 9/1/2005 at the hour of 11:00 AM, Standard of Time, as established by section 187.110, Oregon Revised Statutes, at the front entrance to the Morrow County Courthouse, 100 Court Street, Heppner, OR, County of Morrow, sell at public auction to the highest bidder for cash the interest in the said described real property which the grantor had or had power to convey at the time of the execution by him of the said trust deed, together with any interest which the grantor or his successors in interest acquired after the execution of said trust deed, to satisfy the foregoing obligations thereby secured and the costs and expenses of sale, including a reasonable charge by the trustee. Notice is further given that any person named in Section 86.753 of Oregon Revised Statutes has the right to have the foreclosure proceeding dismissed and the trust deed reinstated by payment to the beneficiary of the entire amount then due (other than such portion of said principal as would not then be due had no default occurred), together with the costs, trustee's and attorney's fees and curing any other default complained of in the Notice of Default by tendering the performance required under the obligation or trust deed, at any time prior to five days before the date last set for sale. For Sale Information call: 916-387-7728 or logon to: www.calpost.com In construing this notice, the masculine gender includes the feminine and the neuter, the

**PUBLIC NOTICE**

**MORROW COUNTY LAND USE HEARING**

**THE MORROW COUNTY PLANNING COMMISSION** will hold the following hearings of public interest on Tuesday, June 14, 2005, at 6:30 p.m. at the Morrow County School District Building in Lexington, Oregon.

Urban Growth Boundary Expansion: Morrow County and the City of Heppner, **JOINT APPLICANTS.** Property is described as tax lot 4200 of Assessor's Map 2S 26. Subject property is zoned Exclusive Farm Use and is located outside the City of Heppner Urban Growth Boundary. The general location is at the County Fairgrounds on the east side of Heppner on State Highway 74. Applicable criteria for approval include the Morrow County Comprehensive Plan, Morrow County Zoning Ordinance (MCZO) Section 8 Amendments, and Statewide Planning Goal 14 Urbanization.

Land Partition LP-S-345, Conditional Use Permit CUP-S-215 and Variance Request: Stephen Green, applicant and Florence Green, owner. Property is described as tax lots 303 and 3301 of Assessor's Map 2S 26. The property is zoned EFU and is located approximately 3 miles north of Heppner up Dee Cox Road. Request is to partition the 212 acre parcel into two parcels, to allow a variance to the 160 acre minimum lot size for the southern parcel, and to site a "nonfarm" dwelling on the northern parcel. Criteria for approval include Morrow County Subdivision Ordinance (MCZO) Article 5 Land Partitioning, MCZO Article 3 Section 3.010, ORS 215.263(5) and 215.284(7) and Oregon Administrative Rule (OAR) Chapter 660 Division 33.

Conditional Use Permit CUP-N-216 and Land Partition LP-N-346: Jim A. Dickey and William A. Rehder, applicant and owner. Property is described as tax lot 900 of Assessor's Map 4N 25 18. The property is zoned Small Farm 40 (SF 40) and is located approximately 2 miles west of Boardman on the corner of Peters Road and Wilson Lane. Request is to partition an approximately 80 acre parcel into two parcels and to site a "non-farm" dwelling on the smaller parcel proposed to be approximately two acres. Criteria for approval include MCZO Article 5 Land Partitioning, MCZO Article 3 Section 3.010, ORS 215.263(5) and 215.284(7) and OAR Chapter 660 Division 33.

Land Partition LP-N-347: Emilio and Leone N. Luna, applicant and owner. Property is described as tax lots 306 and 312 of Assessor's Map 5N 26 26. The property is zoned Rural Residential (RR) and is located approximately 2 miles west of Irrigon along West Eighth Road, south of Columbia Lane. Request is for a Property Line Adjustment which effects parcel 1 of Partition Plat 1999-14, so is therefore being treated as a replat. Affected acreage is about 5.25 acres. Criteria for approval is MCZO Article 5 Land Partitioning.

Conditional Use Permit CUP-S-217 and Land Partition LP-S-348: Travis and Tiffanie Greenup, applicant and Barry and Mary Ann Munkers, own-

er. Property is described as tax lot 5700 of Assessor's Map 1S 25. The property is zoned Exclusive Farm Use (EFU) and is located approximately 3.5 miles southeast of Lexington on Clarks Canyon Road. Request is to partition a 257 acre parcel into two parcels and to site a "non-farm" dwelling on the smaller parcel proposed to be approximately two acres. Criteria for approval include MCZO Article 5 Land Partitioning, MCZO Article 3 Section 3.010, ORS 215.263(5) and 215.284(7) and OAR Chapter 660 Division 33.

Conditional Use Permit CUP-N-218: Threemile Canyon Farms, applicant and BAIC, owner. Subject property is described as tax lot 112 of Assessor's Map 3N 23 and is part of a larger tract of land. The property is zoned Exclusive Farm Use (EFU) and the subject property is located approximately 15 miles to the west and south of Boardman. Request is to site a facility that will produce ethanol, utilizing renewable energy in the form of steam and power produced by TMF Biogas, LLC. Criteria for approval include MCZO Article 1 Definitions, Article 3 Section 3.010 Exclusive Farm Use and Article 6 Conditional Uses.

Subdivision Ordinance Amendment: This will be the second of at least three hearings to consider changes to Article 5 Land Partitioning of the Morrow County Subdivision Ordinance of 1980 amended on November 7, 2001. The purpose of the proposed changes is to bring the Ordinance into compliance with Oregon Revised Statute and to provide better guidance to staff when processing various land partitioning applications. Criteria for the amendment is found in the Morrow County Comprehensive Plan and ORS Chapters 92 and 215.

Zoning Ordinance Amendment: This will be the second of at least three hearings to consider changes to Article 1 Section 1.030 Definitions, Article 3 Use Zones and Article 6 Conditional Uses of the MCZO adopted on November 7, 2001. The purpose of the proposed changes is to incorporate approval criteria for horse events and other related uses into the Rural Residential and Farm Residential Zones. Additionally, rodeos, as defined, will be identified as a conditional use in the EFU and Small Farm (40) Zone. Appropriate definitions will be incorporated to provide guidance to applicants and staff relative to rodeos, horse events and other related uses. Also to be considered will be language in the EFU Zone to allow for expansion or relocation of the County Fair and Rodeo grounds as the current language appears to be limiting. Criteria for the amendment is found in the Morrow County Comprehensive Plan, MCZO Article 8 Amendments and ORS Chapter 215.

Opportunity to voice support or opposition to the above proposals or to ask questions will be provided. Failure to raise an issue in person or by letter or failure to provide sufficient specificity to afford the decision maker an opportunity to respond to the issue precludes appeal to the Land Use Board of Appeals based on those issues.

Copies of the staff report and all relevant documents will be available after June 3, 2005. For more information, please contact the Planning Department at 541-922-4624 or 541-676-9061 extension 5503.

DATED this 25th day of May, 2005.

**MORROW COUNTY PLANNING DEPARTMENT**  
Published: June 1, 2005  
Affidavit

**PUBLIC NOTICE**

**BEFORE THE MORROW COUNTY COURT OF MORROW COUNTY AN ORDINANCE REQUIRING THE CONTAINMENT OF SOLID WASTE WHICH IS DELIVERED TO COUNTY TRANSFER STATIONS**

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AND IMPOSING PENALTY FOR VIOLATION No. MC.01-05

WHEREAS, ORS 203.035 authorizes Morrow County to exercise authority within the County over matters of County concern; and

WHEREAS, Morrow County has established two solid waste transfer stations on both State Highway 74 approximately 2 miles south of Lexington, Oregon (South End) and at the intersection of State Highway 730 and County Road # 490 known as Bombing Range Road (North End); and

WHEREAS, persons have been transporting solid waste to the South End Transfer Station which is not contained or covered, resulting in substantial littering along the roadways leading to the transfer station; and

WHEREAS, Morrow County has previously established fees for the deposit of solid waste at said transfer stations; and

WHEREAS, it is in the best interests of the people of Morrow County to inhibit and diminish the littering of the roadways leading to the transfer stations.

NOW, THEREFORE, THE COUNTY COURT OF MORROW COUNTY ORDAINS AS FOLLOWS:

SECTION 1. TITLE OF ORDINANCE.

This ordinance shall be known, and may be cited, as "The Penalty for Transporting Uncontained Solid Waste Ordinance".

SECTION 2. IMPOSITION OF ADDITIONAL FEE

The caretakers of the solid waste transfer stations located approximately 2 miles south of Lexington on Highway 74 (South End) and at the intersection of State Highway 730 and Bombing Range road (North End) shall impose, in addition to any regular fee assessed for deposit of solid waste at said transfer stations, a penalty in the sum of \$10.00 upon each load or deposit which is brought to the transfer station and which is not covered and contained so as to prevent leakage, spillage or loss during transport.

SECTION 3. DISPOSITION OF ASSESSMENT.

All moneys collected pursuant to this ordinance shall be deposited to the Solid Waste Transfer station line item in the General Fund of the County, which is line item number 101-123-340 South End Transfer Station and 101-123-540 North End Transfer Station in the Morrow County budget.

SECTION 4. EFFECTIVE DATE.

The North End Transfer Station cannot operate until this condition of DEQ permit is satisfied. Accordingly, this Ordinance is declared to be an Emergency Ordinance pursuant to the provisions of ORS 203.045 (9) and shall take effect immediately upon the date of adoption.

FIRST READING IN FULL AND BY TITLE (ORS 203.045 (4)): May 11, 2005  
ADOPTED THIS 11th DAY OF MAY, 2005

**MORROW COUNTY COURT**

ATTEST:  
/s/ Bobbi Childers, County Clerk  
/s/ Terry K. Tallman, County Judge  
John E. Wenholz, Commissioner (absent)  
/s/ Ray Grace, Commissioner  
APPROVED AS TO FORM:  
/s/ David C. Allen, County Counsel  
Published: May 18 and 25, June 1, 8, 15 and 22, 2005

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