

# CITY OF HERMISTON

## **APPEAL OF DECISION PROCEDURES**

### **BACKGROUND**

An applicant or opponent has the right to appeal a decision made by the City. A decision made by the planning department can be appealed to the planning commission and a planning commission decision can be appealed to the city council. A city council decision can also be appealed to the state Land Use Board of Appeals.

### **APPEAL OF PLANNING DEPARTMENT DECISION PROCEDURES**

If an application is denied by the planning department, an applicant has the right to appeal the decision to the planning commission. To appeal, please obtain a notice of appeal from the planning department. Complete the notice and submit it along with an application fee to the planning department. A notice of appeal will then be posted in local media and City Hall. The planning commission will meet to discuss the appeal. The planning commission may uphold the planning department's decision, overturn the decision, or uphold the decision with conditions. The planning commission's decision may be appealed to the city council. Notice of Appeal must be filed within ten days of the date the planning commission's decision becomes final.

### **APPEAL OF PLANNING COMMISSION DECISION PROCEDURES**

To appeal a planning commission decision, obtain a notice of appeal from the planning department. Complete the notice and submit it along with an application fee to the planning department. A notice of appeal will be posted in local media and in City Hall. The city council then meets to discuss the appeal. The city council may uphold the planning department's decision, overturn the decision, or uphold the decision with conditions. City council decisions may be appealed to the state Land Use Board of Appeals. Appeals to LUBA must be filed within twenty-one days of the date the city council decision becomes final.