

**Exhibit B**  
**Conditions of Approval**  
**Cook Minor Partition**  
**March 25, 2019**

Subject to the public hearing and testimony presented to the city council, the following conditions of approval are proposed:

1. At such time that construction occurs on each parcel which triggers the development standards of 157.163 of the Hermiston Code of Ordinances, street improvements are required along that parcel's frontage.
2. The applicant shall work with and receive certification from the Hermiston Irrigation District prior to obtaining city signature on the final plat.