

ARTICLE 4.3 CREMP AQUATIC USES

SECTION 4.3.100. Use Matrix—CREMP Aquatic Units. The uses and activities allowed within the individual CREMP Aquatic Units prescribed in Section 4.1.100, together with those uses that may be conditionally allowed or which are prohibited, are set forth in Table 4.3a.

This zoning use table stipulates where and under what specific circumstances development may occur.

Follow the steps below to determine whether or not a proposed use or activity is, or may be, allowed at any specific site within the Coquille River Estuary.

1. Locate the subject site on the official zoning maps.
2. Note the unit number.
3. Turn to Table 4.3a for a review of the districts units uses, activities, conditions, and applicable policies strategies, and whether a use or activity is allowable outright, allowable with conditions, or conditionally allowable subject to an Administrative or Hearings Body Conditional Use.

Symbols denote whether or not the specific use or activity listed in the tables is permitted outright, may be allowed subject to an Administrative Conditional Use, may be allowed subject to a Hearings Body Conditional Use, or prohibited in the specific unit. The following symbols are pertinent:

- P - means the use or activity is permitted outright subject only to the management objective.
- ACU - means the use or activity may be permitted pursuant to an Administrative Conditional Use.
- HB - means the use or activity may be permitted pursuant to a Hearings Body Conditional Use.
- N - means the use or activity is prohibited.
- C - conditions applied

Example:

| USES OR ACTIVITIES | |
|--------------------|--------------------------|
| AQUATIC UNIT NO. | DREDGE MATERIAL DISPOSAL |
| 59 | 8 ACU #9, 17, 18 |

TABLE 4.3a
 CREMP ESTUARINE USES/ACTIVITIES
 MATRIX

| Aquatic Zoning District | | USES | | | | |
|-------------------------|--------------|-----------------------|----------------------|----------------------|-----------|-------------------------|
| AQUATIC UNIT NO. | Designation | Aquaculture | Commercial | | | Docks and Moorage |
| | | | Water-Dependent | Water-Related | Non-WD/WR | |
| 8 | Conservation | 2,11 P #17,18 | N | N | N | 1,2 ACU #10,17,18 |
| 10 | Natural | 2,13 ACU #17,18 | N | N | N | N |
| 11 | Natural | 2,13 ACU #17,18 | N | N | N | N |
| 12 | Conservation | 2,11 P #17,18 | N | N | N | 1,2 ACU #10,17,18 |
| 13 | Natural | 2,13 ACU #17,18 | N | N | N | N |
| 14 | Development | 2,12 ACU #17,18 | 2 P | 2,3 ACU #17,18 | N | 2 ACU #10,17,18 |
| 15 | Conservation | 2,11 P #17,18 | 1,2 ACU #17,18 | N | N | 1,2 ACU #10,17,18 |
| 16 | Natural | 2,13 ACU #17,18 | N | N | N | N |
| 17 | Conservation | 2,11 P #17,18 | 1,2 ACU #17,18 | N | N | 1,2 ACU #10,17,18 |
| 18 | Development | 2,12 ACU #17,18 | P | 2,3 ACU #17,18 | N | 2 ACU #10,17,18 |

| Aquatic Zoning District | | USES | | | | |
|-------------------------|--------------|---------------------|--------------------|----------------------|----------------------|-------------------------|
| AQUATIC UNIT NO. | Designation | Aquaculture | Commercial | | | Docks and Moorage |
| | | | Water-Dependent | Water-Related | Non-WD/WR | |
| 19 | Development | N | P | 2,3 ACU #17,18 | 2,3 ACU #17,18 | 2 ACU #10,17,18 |
| 20 | Conservation | 2,11 P #17,18 | N | N | N | N |
| 21 | Conservation | 2,11 P #17,18 | 2 ACU #17,18 | N | N | 1,2 ACU #10,17,18 |
| 22 | Conservation | 2,11 P #17,18 | N | N | N | N |
| 23 | Conservation | 2,11 P #17,18 | N | N | N | 1,2 ACU #10,17,18 |
| 24 | Conservation | 2,11 P #17,18 | N | N | N | N |
| 25 | Conservation | 2,11 P #17,18 | N | N | N | N |

| AQUATIC UNIT NO. | USES | | | | | |
|---------------------|----------------------|----------------------|---------------|---|----------------------|---|
| | Industrial | | | Bridge Crossing support Structures and dredging necessary for their installation | Bridge Crossings | In-Water Log- Dump/Storage / Sorting |
| | Water- Dependent | Water- Related | Non- WD/WR | | | |
| 8 | N | N | N | 2 ACU #6,17,18 | 2 ACU #6,17,18 | 2 ACU |
| 10 | N | N | N | N | N | N |
| 11 | N | N | N | N | N | N |
| 12 | N | N | N | N | N | N |
| 13 | N | N | N | N | N | N |
| 14 | P | 2,3 ACU #17,18 | N | N | N | P |
| 15 | 1,2 ACU #17,18 | N | N | 2 ACU #6,17,18 | N | N |
| 16 | N | N | N | N | N | N |
| 17 | 1,2 ACU #17,18 | N | N | 2 ACU #6,#17,18 | 2 ACU #6,17,18 | 2 ACU |
| 18 | P | 2,3 ACU #17,18 | N | 2 P #6,17,18 | 2 ACU 36,17,18 | P |

| AQUATIC UNIT NO. | USES | | | | | |
|---------------------|----------------------|---------------|---|---|----------------------|---|
| | Industrial | | | Bridge Crossing support Structures and dredging necessary for their installation | Bridge Crossings | In-Water Log- Dump/Storage / Sorting |
| Water- Dependent | Water- Related | Non- WD/WR | | | | |
| 19 | N | N | N | N | N | N |
| 20 | N | N | N | N | N | N |
| 21 | 1,2 ACU #17,18 | N | N | 2 P #6,17,18 | 2 ACU #6,17,18 | 2 ACU |
| 22 | N | N | N | N | N | N |
| 23 | N | N | N | 2 P #6,17,18 | 2 ACU #6,17,18 | N |
| 24 | N | N | N | N | N | N |
| 25 | N | N | N | 2 P #6,17,18 | 2 ACU #6,17,18 | N |

| USES | | | | | | |
|---------------------|----------------------|---|----------------------|----------------------|---------------|--------------------|
| AQUATIC UNIT NO. | Marina | Mining, Mineral Extraction, including dredging necessary for mineral extraction | RECREATION | | UTILITIES | |
| | | | High- intensity | Low- intensity | Low-Intensity | High- Intensity |
| 8 | 2,4 ACU #17,18 | N | 2,5 ACU #17,18 | 2,5 ACU #17,18 | P #17,18 | 2 ACU #17,18 |
| 10 | N | N | N | N | N | N |
| 11 | N | N | N | N | N | N |
| 12 | 2,4 ACU #17,18 | N | 2,5 ACU #17,18 | 2,5 ACU #17,18 | P #17,18 | 2 ACU #17,18 |
| 13 | N | N | N | N | N | N |
| 14 | N | N | 2,5 ACU #17,18 | 2,5 ACU #17,18 | P | 2 ACU #17,18 |
| 15 | 2,4 ACU #17,18 | N | 2,5 ACU #17,18 | 2,5 ACU #17,18 | P | 2 ACU #17,18 |
| 16 | N | N | N | N | N | N |
| 17 | 2,4 ACU #17,18 | N | 2,5 ACU #17,18 | 2,5 ACU #17,18 | P | 2 ACU #17,18 |
| 18 | P | N | 2,5 ACU #17,18 | 2,5 ACU #17,18 | P | 2 ACU #17,18 |

| USES | | | | | | |
|---------------------|----------------------|---|----------------------|----------------------|--------------------|--------------------|
| AQUATIC UNIT NO. | Marina | Mining, Mineral Extraction, including dredging necessary for mineral extraction | RECREATION | | UTILITIES | |
| | | | High- intensity | Low- intensity | Low-Intensity | High- Intensity |
| 19 | P | N | 2,5 ACU #17,18 | 2,5 ACU #17,18 | 2 ACU #17,18 | 2 ACU #17,18 |
| 20 | N | N | N | N | 2 P #17,18 | 2 ACU #17,18 |
| 21 | 2,4 ACU #17,18 | 2 ACU #17,18 | 2,5 ACU #17,18 | 2,5 ACU #17,18 | 2 P #17,18 | 2 ACU #17,18 |
| 22 | N | N | N | N | P | 2 ACU #17,18 |
| 23 | N | N | 2,5 ACU #17,18 | 2,5 ACU #17,18 | P | 2 ACU #17,18 |
| 24 | N | N | N | N | P | 2 ACU #17,18 |
| 25 | N | N | N | N | P | 2 ACU #17,18 |

| ACTIVITIES | | | | |
|---------------------|----------------------------|----------------------|----------------------|-------------------------------|
| AQUATIC UNIT NO. | SHORELINE STABILIZATION | | | DIKES |
| | Riprap | Vegetative | Bulkheads | New |
| 8 | 2 ACU #9,17,18 | 2 P | N | 2,8 ACU #5,6,8,20,17,18 |
| 10 | N | 2 ACU #9,17,18 | N | N |
| 11 | N | 2 ACU #9,17,18 | N | N |
| 12 | 2 ACU #9,17,18 | 2 ACU #9,17,18 | N | 2,8 ACU #5,6,8,17,18,20 |
| 13 | N | 2 ACU #9,17,18 | N | N |
| 14 | 2 ACU #9,17,18 | 2 ACU #9,17,18 | 2 ACU #9,17,18 | 2,8 ACU #5,6,8,17,18,20 |
| 15 | 2 ACU #9,17,18 | 2 ACU #9,17,18 | 2 ACU #9,17,18 | N |
| 16 | 2 ACU #9,17,18 | 2 ACU #9,17,18 | 2 ACU #9,17,18 | N ¹⁷ |
| 17 | 2 ACU #9,17,18 | 2 ACU #9,17,18 | 2 ACU #9,17,18 | 2,8 P #17,18 |
| 18 | 2 ACU #9,17,18 | 2 ACU #9,17,18 | 2 ACU 39,17,18 | 2 ACU #5,6,8,17,18,20 |

¹⁷ *Dikes and fill are not permitted in 16NA except when a reconfigured or repaired dike is part of a restoration project. Active restoration projects that include reconfigured or repaired dikes will be permitted if related to protection of upland uses and activities.*

| ACTIVITIES | | | | |
|---------------------|----------------------------|----------------------|----------------------|-----------------------------|
| AQUATIC UNIT NO. | SHORELINE STABILIZATION | | | Dikes |
| | Riprap | Vegetative | Bulkheads | New |
| 19 | 2 ACU #9,17,18 | 2 ACU #9,17,18 | 2 ACU #9,17,18 | 2 ACU #5,6,8,17,18,20 |
| 20 | N | 2 ACU #9,17,18 | N | N |
| 21 | 2 ACU #9,17,18 | 2 ACU #9,17,18 | 2 ACU #9,17,18 | 2 ACU #5,6,8,17,18,20 |
| 22 | 2 ACU #9,17,18 | 2 ACU #9,17,18 | 2 ACU #9,17,18 | N |
| 23 | 2 ACU #9,17,18 | 2 ACU #9,17,18 | 2 ACU #9,17,18 | N |
| 24 | N | 2 ACU #9,17,18 | N | N |
| 25 | 2 ACU #9,17,18 | 2 ACU #9,17,18 | 2 ACU #9,17,18 | N |

| ACTIVITIES | | | |
|---------------------|-----------------------------|---|----------------------------|
| AQUATIC UNIT NO. | DIKES | | NAVIGATIONAL STRUCTURES |
| | Repair and Maintenance | Installation of tidegates in existing functional dikes | Aids |
| 8 | 2 ACU #5,6,8,20,17,18 | 2 ACU #5,#6,#8,#20,#17,#18 | 2 ACU |
| 10 | N | N | N |
| 11 | N | N | N |
| 12 | 2 ACU #5,6,8,17,18,20 | 2 ACU #5,6,8,17,18,20 | P |
| 13 | N | N | 2 ACU #17,18 |
| 14 | 2 ACU #5,8,20 | 2 ACU #5,8,17,18,20 | 2 ACU #5,8,17,18,20 |
| 15 | N | N | P |
| 16 | N ¹⁷ | N | N |
| 17 | N | 2 ACU #5,8,17,18,20 | P |
| 18 | 2 ACU #5,8,17,18,20 | 2 ACU #5,8,17,18,20 | 2 ACU #5,8,17,18,20 |

¹⁷ *Dikes and fill are not permitted in 16NA except when a reconfigured or repaired dike is part of a restoration project. Active restoration projects that include reconfigured or repaired dikes will be permitted if related to protection of upland uses and activities.*

| ACTIVITIES | | | |
|---------------------|-----------------------------|---|----------------------------|
| AQUATIC UNIT NO. | DIKES | | NAVIGATIONAL STRUCTURES |
| | Repair and Maintenance | Installation of tidegates in existing functional dikes | Aids |
| 19 | 2 ACU #5,6,8,17,18,20 | 2 ACU #5,6,8,17,18,20 | 2 ACU #17,18 |
| 20 | N | N | P |
| 21 | ACU #5,6,8,17,18,20 | 2 ACU #5,6,8,17,18,20 | P |
| 22 | N | N | P |
| 23 | 2 ACU #5,6,8,17,18,20 | 2 ACU #5,6,8,17,18,20 | N |
| 24 | N | N | N |
| 25 | N | N | N |

| ACTIVITIES | | | | | |
|---------------------|----------------------------------|--------------------------------|--|-----------------------|--|
| AQUATIC UNIT NO. | NAVIGATIONAL STRUCTURES | | Water-dependent commercial enterprises and activities | Pilings- Dolphins | Research and Educational Observation |
| | Minor Navigation Improvements | Other Navigation Structures | | | |
| 8 | 2 ACU | N | N | 2,16 ACU #17,18 | P |
| 10 | N | N | N | N | P |
| 11 | N | N | N | N | P |
| 12 | 2 ACU #17,18 | N | N | 2,16 ACU #17,18 | P |
| 13 | N | N | N | N | P |
| 14 | 2 ACU #5,8,17,18,20 | 2 ACU #5,8,17,18,20 | 2 ACU #5,8,17,18,20 | 2,16 ACU #17,18 | P |
| 15 | 2 ACU #5,8,17,18,20 | N | N | 2,16 ACU #17,18 | P |
| 16 | N | N | N | N | P |
| 17 | 2 ACU #5,8,17,18,20 | N | N | 2,16 ACU #17,18 | P |
| 18 | 2 ACU #5,8,17,18,20 | 2 ACU #5,8,17,18,20 | 2 ACU #5,8,17,18,20 | 2,16 ACU #17,18 | P |

| ACTIVITIES | | | | | |
|---------------------|----------------------------------|--------------------------------|--|-----------------------|--|
| AQUATIC UNIT NO. | NAVIGATIONAL STRUCTURES | | Water-dependent commercial enterprises and activities | Pilings- Dolphins | Research and Educational Observation |
| | Minor Navigation Improvements | Other Navigation Structures | | | |
| 19 | 2 ACU #5,8,17,18,20 | 2 ACU #5,8,17,18,20 | 2 ACU #5,8,17,18,20 | 2,16 ACU #17,18 | P |
| 20 | N | N | N | N | P |
| 21 | 2 ACU #5,8,17,18,20 | N | N | 2,16 ACU #17,18 | P |
| 22 | N | N | N | N | P |
| 23 | N | N | N | 2,16 ACU #17,18 | P |
| 24 | N | N | N | N | P |
| 25 | N | N | N | N | P |

| AQUATIC UNIT NO. | ACTIVITIES | | | | | |
|---------------------|-------------|--|-----------------------|---------------------------------|--|----------------------------------|
| | RESTORATION | | Mitigation | DREDGING | | |
| | Passive | Active restoration of fish and wildlife habitat or water quality and estuarine enhancement | | New | Maintenance dredging of existing functional tidegates and associated drainage channels | To repair dikes and tidegates |
| 8 | N | 10 N | 10 P #17,18 | 2,8 P #17,18 | 2,9 ACU #17,18 | 2 ACU #5,8,17,18,20 |
| 10 | P | 2 ACU #17,18,22b | 2,10 P #17,18 | N | N | N |
| 11 | P | 2 ACU #17,18,22b | 2,10 ACU #17,18 | N | N | N |
| 12 | P | 2 P #17,18,22b | 2,10 P #17,18 | N | N | 2 ACU #5,8,17,18,20 |
| 13 | P | 2 ACU #17,18,22b | 2,10 ACU #17,18 | N | N | N |
| 14 | P | 2 P #17,18,22b | 2,10 P #17,18 | 2,8 ACU #5,8,17,18, 20 | 2,9 ACU #17,18 | 2 ACU #5,8,17,18,20 |
| 15 | P | 2 P #17,18,22b | 2,10 P #17,18 | 2,8 P #17,18 | 2,9 ACU #17,18 | 2 ACU #5,8,17,18,20 |
| 16 | P | 2 ACU #17,18,22b | 2,9 ACU #17,18 | N | N | N |
| 17 | P | 2 P #17,18,22b | 2,10 P #17,18 | 2,8 P #17,18 | 2,9 ACU #17,18 | ACU #5,8,17,18,20 |
| 18 | P | 2 P #17,18,22b | 2,10 P #17,18 | 2,8 ACU #5,8,17,18, 20 | 2,9 ACU #17,18 | 2 ACU #5,8,17,18,20 |

| AQUATIC UNIT NO. | ACTIVITIES | | | | | |
|---------------------|-------------|--|---------------------|---------------------------------|--|----------------------------------|
| | RESTORATION | | Mitigation | DREDGING | | |
| | Passive | Active restoration of fish and wildlife habitat or water quality and estuarine enhancement | | New | Maintenance dredging of existing functional tidegates and associated drainage channels | To repair dikes and tidegates |
| 19 | P | 2 P #17,18,22b | 2,10 P #17,18 | 2,8 ACU #5,8,17,18, 20 | 2,9 ACU #17,18 | 2 ACU #5,8,17,18,20 |
| 20 | P | 2 P #17,18,22b | 2,10 P #17,18 | N | N | N |
| 21 | P | 2 P #17,18,22b | 2,10 P #17,18 | 2,8 ACU #5,8,17,18, 20 | 2,9 ACU #17,18 | 2 ACU #5,8,17,18,20 |
| 22 | P | 2 P #17,18,22b | 2,10 P #17,18 | N | 2,9 ACU #17,18 | 2 ACU #5,8,17,18,20 |
| 23 | P | 2 P #17,18,22b | 2,10 P #17,18 | N | 2,9 ACU #17,18 | 2 ACU #5,8,17,18,20 |
| 24 | P | 2 P #17,18,22b | 2,10 P #17,18 | N | 2,9 ACU #17,18 | 2 ACU #5,8,17,18,20 |
| 25 | P | 2 P #17,18,22b | 2,10 P #17,18 | N | 2,9 ACU #17,18 | 2 ACU #5,8,17,18,20 |

| AQUATIC UNIT NO. | ACTIVITIES | | | | | |
|---------------------|---|-------------------------------|--|--------------------------|--|--|
| | Dredge material disposal (in- water) | Fill (including New Dikes) | Protection of habitat, nutrient, fish, wildlife and aesthetics | Temporary alterations | Waste water/storm water discharge | Research and educational observation structure |
| 8 | N | 2 ACU #5,6,8,17,18,20 | P | 2 ACU #5a,17,18 | 2,6,15 ACU #17,18,25 | 2 ACU #5d,17,18 |
| 10 | N | N | P | N | N | N |
| 11 | N | N | P | N | N | N |
| 12 | N | 2 ACU #5,6,8,17,18,20 | P | N | N | 2 ACU #5d,17,18 |
| 13 | N | N | P | N | N | N |
| 14 | N | 2 ACU #5,6,8,17,18,20 | P | 2 P #17,18 | 2,6,17 ACU #17,18,25 | 2 ACU #17,18 |
| 15 | N | 2 ACU #5,6,8,17,18,20 | P | N | N | N |
| 16 | N | N ¹⁷ | P | N | N | N |
| 17 | N | 2 ACU #5,6,8,17,18,20 | P | N | 2,6,17 ACU #17,18,25 | N |
| 18 | 2 ACU #5,8,17,18,20 | 2 ACU #5,6,8,17,18,20 | P | N | N | N |

¹⁷ *Dikes and fill are not permitted in 16NA except when a reconfigured or repaired dike is part of a restoration project. Active restoration projects that include reconfigured or repaired dikes will be permitted if related to protection of upland uses and activities.*

| AQUATIC UNIT NO. | ACTIVITIES | | | | | |
|---------------------|---|-------------------------------|--|--------------------------|--|--|
| | Dredge material disposal (in- water) | Fill (including New Dikes) | Protection of habitat, nutrient, fish, wildlife and aesthetics | Temporary alterations | Waste water/storm water discharge | Research and educational observation structure |
| 19 | N | 2 ACU #5,6,8,17,18,20 | P | 2 ACU #5a,17,18 | 2,6,17 ACU #17,18,25 | 2 ACU #17,18 |
| 20 | N | N | P | N | N | N |
| 21 | N | 2, ACU #5,6,8,17,18,20 | P | N | N | N |
| 22 | N | N | P | N | N | N |
| 23 | N | N | P | N | N | N |
| 24 | N | N | P | N | N | N |
| 25 | N | N | P | N | N | N |

ESTUARINE MATRIX FOOTNOTES:

1. Only permitted where occupying water surface by means other than fill.
2. “Where consistent with the resource capabilities of the area and the purposes of this management unit.”
3. Fill not permitted for non-water-dependent uses.
4. Marinas only permitted without jetties or dredged channels.
5. Provided recreation is water-dependent.
6. Storm water/waste water outfalls only permitted subject to DEQ/EPA approval.
7. Outside city limits only.
8. New dredging only permitted as necessary for boat marinas without jetty or dredged channel.
9. Only maintenance dredging of tidegate permitted.
10. Mitigation only shall be permitted.
11. (Conservation Aquatic) Aquaculture, which does not involve: (1) dredge; or (2) fill; or (3) other estuarine alteration other than incidental dredging for harvest of benthic species; or (4) removing in-water structures such as stakes or racks (commercial, not archaeological stakes or racks) is allowed; or (5) where aquaculture requires dredging or fill, or other alteration of the estuary is subject to CREMP Policy #4a.
12. (Development Aquatic) Aquaculture is allowed whether dredging or fill or other alteration of the estuary is required for harvest of benthic species or removable in-water structures such as stakes or racks (commercial, not archaeological stakes or racks) is subject to CREMP Policy #4a.
13. (Natural Aquatic) Aquaculture which does not involve: (1) dredge; or (2) fill; or (3) other estuarine alteration other than incidental dredging for harvest of benthic species; or (4) removing in-water structures such as stakes or racks (commercial, not archaeological stakes or racks) is allowed; or (5) where aquaculture requires dredging or fill, or (6) other alteration of the estuary is subject to CREMP Policy #4a.
14. Must meet the Coos County Zoning and Land Development Ordinance definition description.
15. Must meet the Coos County Zoning and Land Development Ordinance definition description of “facility”.

16. Pilings/dolphins shall be allowed if necessary to support recreational uses.