

Evicted in Oregon

Umatilla County Eviction Profile

2022-2023

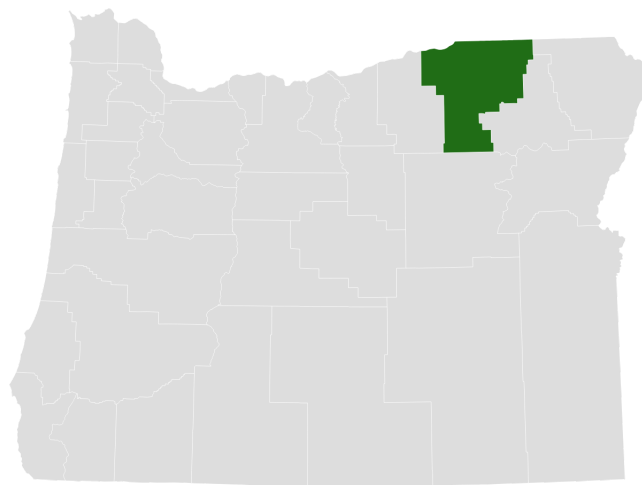


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UMATILLA COUNTY AT A GLANCE

Population: 79,988

Oregon: 4,246,155

Median Age: 37.4

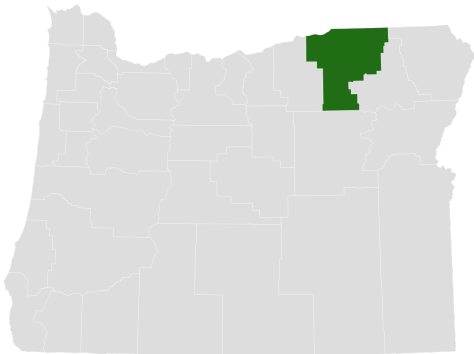
Oregon: 40.1

Poverty Rate: 10.8%

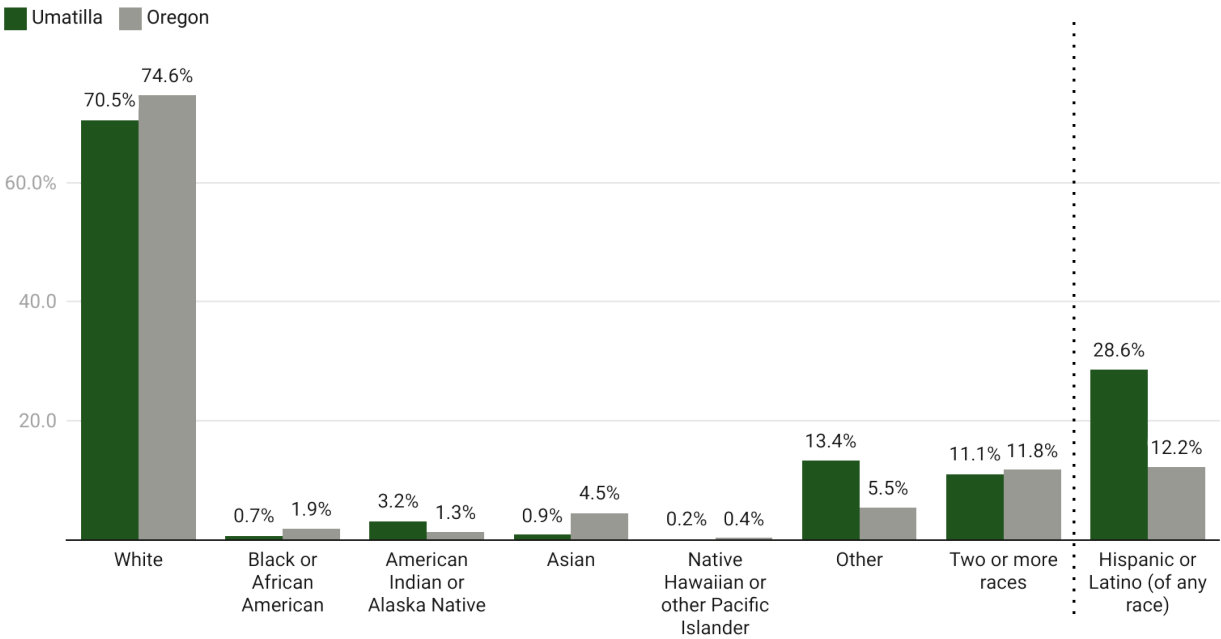
Oregon: 12.2%

Median Household Income: \$58,329

Oregon: \$71,562



Race and Ethnicity:



Source: US Census Bureau, American Community Survey 2021 • Created with Datawrapper

RENTING IN UMATILLA COUNTY

Renter Occupied Units: 8,531 (31% of all occupied units)

Oregon: 616,569 (37% of all occupied units)

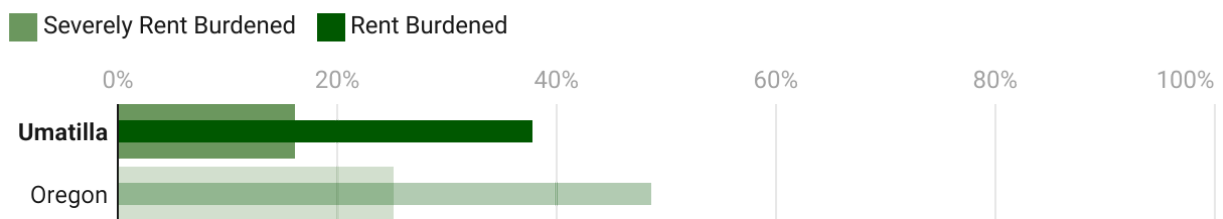
Median Rent: \$878

Oregon: \$1,282¹

Affordability:

37.7% of Umatilla renters (3,375 households) are **rent-burdened**, meaning they spend **30% or more of their income on rent**

16.1% of Umatilla renters (1,441 households) - nearly half of all rent burdened households - are **severely rent-burdened**, meaning they spend **50% or more of their income on rent**²



Source: Housing Needs Assessment Report, Housing Solutions Lab at NYU Furman Center • Created with Datawrapper

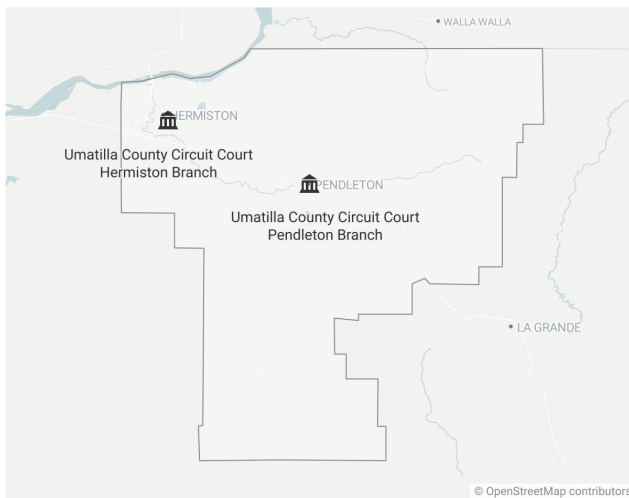
Point-in-Time Homeless Count (2022):

89 people

60 unsheltered

29 in shelter³

EVICITION COURT IN UMATILLA COUNTY



Created with Datawrapper

Umatilla County processes evictions through two circuit court locations, one in Pendleton and the other in Hermiston.⁴

Umatilla County Circuit Court

Pendleton Branch

216 SE 4th Street
Pendleton, OR 97801

Umatilla County Circuit Court

Hermiston Branch

915 SE Columbia Drive
Hermiston, OR 97838

EVICITION COURT PROCEDURAL PATHS

For every eviction complaint filed in Oregon, a *first appearance* will be scheduled and a *final judgment* will be issued. The case begins at the First Appearance hearing and is disposed of at that hearing, through an agreement, or at trial.

1. Concluded at First Appearance

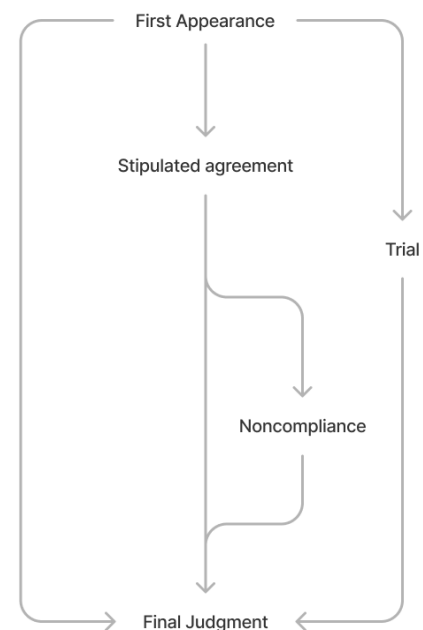
A judge issues a final judgment at the first appearance hearing. Includes *default judgments of eviction* (when a tenant misses a court appearance) and *dismissals* requested by the plaintiff.

2. Stipulated Agreement is Reached

A *stipulated agreement* is a court-enforced agreement between the tenant and the landlord. Common terms include a payment plan, a move-out date, and/or changes in behavior. The case may remain open until a final judgment of dismissal or eviction is issued.

3. Goes to trial

Trials are where a judge hears and considers evidence and testimony regarding the complaint and defenses from the tenant. At the conclusion of the trial, a final judgment—either a *dismissal* or a *judgment of eviction*—is issued.



EVICITION BY THE NUMBERS

All data from this section—with the exception of the causes listed on eviction notices—were drawn from Oregon Judicial Department court records. Data tables were generated in February 2024. You can find the most recent eviction data on [Evicted in Oregon's website](#).

Eviction Filings

	2022		2023	
	Umatilla	Oregon	Umatilla	Oregon
Cases filed	337	18,812	278	22,470
Cases filed per 100 rental units	3.6	3.1	3	3.7

Causes Listed on Eviction Notice⁵

Data on the causes listed on eviction notices is provided by the Oregon Law Center.

	2022		2023	
	Umatilla	Oregon	Umatilla	Oregon
Nonpayment	66% (221)	75% (14,132)	70% (195)	81% (18,257)
No cause	5% (17)	3% (581)	4% (10)	2% (539)
For cause	19% (65)	15% (2,868)	15% (41)	10% (2,278)
Landlord reason	4% (13)	3% (480)	3% (9)	1% (220)
Tenant notice	1% (3)	1% (239)	1% (4)	1% (206)
Others	5% (18)	3% (512)	7% (19)	4% (970)

Eviction Cases with a First Appearance Hearing

2022

	Umatilla	Oregon
Cases with a first appearance hearing	336	18,738

2023

	Umatilla	Oregon
Cases with a first appearance hearing	275	22,436

Percentages shown in the tables below are calculated based on cases that have had a first appearance hearing.

Legal Representation in Landlord-Tenant Court⁶

2022

	Umatilla	Oregon
Landlord has a lawyer or agent	57%	54%
Tenant has a lawyer	18%	9%

2023

	Umatilla	Oregon
Landlord has a lawyer or agent	66%	57%
Tenant has a lawyer	15%	6%

Eviction Case Outcomes

Outcome data below is organized based on the year cases were filed (not the year cases received a judgment).

2022

	Umatilla	Oregon
Eviction judgment	45% (151)	36% (6,723)
Dismissed	53% (179)	61% (11,486)
Final outcome unknown	2% (6)	3% (529)

2023

	Umatilla	Oregon
Eviction judgment	47% (129)	27% (6,161)
Dismissed	32% (88)	55% (12,359)
Final outcome unknown	21% (58)	17% (3,916)

ENDNOTES

1. US Census Bureau, American Communities Survey 2021
2. Housing Needs Assessment, Housing Solutions Lab at NYU Furman Center
3. County Homelessness Data, [County Profiles 2023](#), Oregon Housing and Community Services
4. First appearances are held virtually via Webex. In-person trials are held at the court closest to the property where an eviction is taking place.
5. For an explanation of the different types of causes listed in termination notices, see <https://www.evictedinoregon.com/causes-listed-on-notice-of-termination>.
6. For the latest data on legal representation rates in eviction court, see <https://www.evictedinoregon.com/disparity-in-legal-representation>.

EVICTED IN OREGON

RESEARCH TEAM

Portland State's Evicted in Oregon research team includes: Dr. Lisa K. Bates, Colleen Carroll, Dr. Alex Farrington, Azad Amir-Ghassemi, Dr. Yi Wang, Jacen Greene, Minji Cho, Natalie Cholula, and Andrew Lindstrom. Court observation data is collected by community court observers. Court case data is coded by attorneys at Oregon Law Center, and their support for legal interpretation is invaluable. Any errors of interpretation or analysis in this report should be attributed solely to its author.

CONTRIBUTOR ROLES

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MORE INFORMATION

For more information about the eviction process, the latest statewide and county-level eviction data, and more visit evictedinoregon.com

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Evicted in Oregon is a research project interested in understanding how evictions happen, for the purpose of eliminating them.

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