



Planning Department Application

Official Use Only	
FEE:	\$1479.00
Receipt No.	206329
Check No./Cash	32979
Date	1/23/19
Received By	P.O.M
File No.	ACU-19-005

Please place a check mark on the appropriate type of review that has been requested.

- Administrative Review
- Hearings Body Review
- Final Development Plan (BDR)
- Variance

An **incomplete** application **will not** be processed. Applicant is responsible for completing the form and addressing all criteria. Attach additional sheets to answer questions if needed. Please indicated not applicable on any portion of the application that does not apply to your request.

A. Applicant:

Name: Spencer Yates Telephone: 541-396-4045
 Address: 57665 Fairview Rd
 City: Coquille State: OR Zip Code: 97423

B. Owner:

Name: George and Alica Smith Trust Telephone: 541-267-7854
 Address: 96616 S Coos River Lane
 City: Coos Bay State: OR Zip Code: 97420

C. As applicant, I am (check one): Please provide documentation.

- The owner of the property (shown on deed of record); George and Alicia Smith; cert. 5452 and cert. 648
- The purchaser of the property under a duly executed written contract who has the written consent of the vendor to make such application (consent form attached).
- A lessee in possession of the property who has written consent of the owner to make such application (consent form attached).
- The agent of any of the foregoing who states on the application that he/she is the duly authorized agent and who submits evidence of being duly authorized in writing by his principal (consent form attached).

D. Description of Property:

Township 25 S Range 12W Section 27 Tax Lot 700/700,200,300
 25-12-26B-300
 25-12-27D-200

Tax Account 284400 Lot Size 219.05 Zoning District EFU/Forest; Tax lot 700, lat. 43.37376, long. -124.1072

E. Information (please check off as you complete)

-
-

GN

1. Project Proposal. Attach description if needed. Reopen Smith Quarry Tax Lot 700 with a 40 acre surveyed boundary, with intent to reopen and expand existing pit.

2. A detailed parcel map of the subject property illustrating the size and location of existing and proposed uses, structures and roads on an 8½" x 11" paper to scale. Applicable distances must be noted on the parcel map along with slopes. (See example plot map)Covenants or deed restrictions on the property, if unknown contact title company.

GN

3. Existing Use farm and forestry

GN

4. Site Address 96422 S Coos River Lane, Coos Bay, OR 97420

GN

5. Access Road existing private road to mining operation via Coos River Lane

GN

6. Is the Property on Farm/Forest Tax Deferral Farm and Forest

GN

7. Current Land Use (timber, farming, residential, etc.) Tax Lot 700 does not contain a dwelling. The property consists of a closed mining operation and forest and farm land.

GN

8. Major Topography Features (streams, ditches, slopes, etc.) The area of proposal is an existing closed mine which will be bordered by Smith Creek and protected by an adequate 50 FT set back. The Coos River Lane boundary will begin beyond the flood plain of the Coos River. All within Tax Lot 700. Tax lot 700 is mixed farm and forestry.

GN

9. List all lots or parcels that the current owner owns, co-owns or is purchasing which have a common boundary with the subject property on an assessment map. They have been listed on page 1.

GN

10. Identify any homes or development that exists on properties identified in #9.

11. A copy of the current deed of record.

F. Proposed use and Justification

Please attach an explanation of the requested proposed use and **findings (or reasons)** regarding how your application and proposed use comply with the following the Coos County Zoning and Land Development Ordinance (LDO). Pursuant to the LDO, this application may be approved only if it is found to comply with the applicable criteria for the proposed use. Staff will provide you with the criteria; however, staff cannot provide you with any legal information concerning the adequacy of the submitted findings, there is no guarantee of approval and the burden rests on the applicant. (You may request examples of a finding)

List of Applicable Criteria and Justification: Coos County Zoning and Land

Development Ordinance (CCZLDO) Section 4.6.220.b.iii Operations conducted for mining,

crushing or stockpiling or aggregate and other mineral and subsurface resources subject to ORS 215.294, and CCZLDO 4.6.230 Criteria and Review Standards for Conditional Use Permits.

G. Authorization:

All areas must be initialed by all applicant(s) prior to the Planning Department accepting any application unless the statement is not applicable. If one of the statements, below is not applicable to your request indicated by writing N/A.

I hereby attest that I am authorized to make the application for a conditional use and the statements within this application are true and correct to the best of my knowledge and belief. I affirm that this is a legally created tract, lot or parcel of land. I understand that I have the right to an attorney for verification as to the creation of the subject property. I understand that any action authorized by Coos County may be revoked if it is determined that the action was issued based upon false statements or misrepresentation.

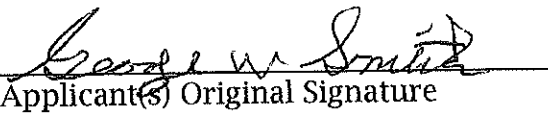
ORS 215.416 Permit application; fees; consolidated procedures; hearings; notice; approval criteria; decision without hearing. (1) When required or authorized by the ordinances, rules and regulations of a county, an owner of land may apply in writing to such persons as the governing body designates, for a permit, in the manner prescribed by the governing body. The governing body shall establish fees charged for processing permits at an amount no more than the actual or average cost of providing that service. The Coos County Board of Commissioners adopt a schedule of fees which reflect the average review cost of processing and set-forth that the Planning Department shall charge the actual cost of processing an application. Therefore, upon completion of review of your submitted application/permit a cost evaluation will be done and any balance owed will be billed to the applicant(s) and is due at that time. By signing this form you acknowledge that you are responsible to pay any debt caused by the processing of this application. Furthermore, the Coos County Planning Department reserves the right to determine the appropriate amount of time required to thoroughly complete any type of request and, by signing this page as the applicant and/or owner of the subject property, you agree to pay the amount owed as a result of this review. If the amount is not paid within 30 days of the invoice, or other arrangements have not been made, the Planning Department may choose to revoke this permit or send this debt to a collection agency at your expense.

I understand it is the function of the planning office to impartially review my application and to address all issues affecting it regardless of whether the issues promote or hinder the approval of my application. In the event a public hearing is required to consider my application, I agree I bear the burden of proof. I understand that approval is not guaranteed and the applicant(s) bear the burden of proof to demonstrate compliance with the applicable review criteria.

As applicant(s) I/we acknowledge that is in my/our desire to submit this application and staff has not encouraged or discouraged the submittal of this application.


Applicant(s) Original Signature

Spence Yates
Print Name


Applicant(s) Original Signature

George Smith
Print Name

CRITERIA:

Coos County Zoning and Land Development Ordinance

SECTION 4.6.220 Hearings Body Conditional Development and Use:

The following uses and their accessory uses are permitted under a hearings body conditional use permit procedure subject to applicable development standards in the "Exclusive Farm Use" zone and "Mixed Use" overlay subject to the applicable requirements in § 4.6.230 and applicable siting and development requirements in § 4.6.240.

b. Mining

iii. Operations conducted for mining, crushing or stockpiling of aggregate and other mineral and other subsurface resources subject to ORS 215.298.

3. Any operation that sells greater than 5,000 cubic yards must comply with standards established by the Department of Geology and Mineral Industries.

Response: The operation in proposal is to reopen the Smith Quarry with a new Department of Geology and Minerals permit with a Professional licensed surveyed 40 acre boundary expanding the operation from the previous DOGAMI permit that involved the existing 20+ acre quarry that has existed and served the needs of aggregate to Coos County since the 1970s. The Smith Quarry will remain entirely inside of tax lot 700, which is surrounded on the North, South, and East by the Smith Family Trust Ranch. The Western neighboring tax lots 900 and 501 are not owned by Mr. Smith. Tax lot 900 contains a home and shop and will be protected by the permit issued by the state with a required mining boundary set back. Tax lot 501 is primarily all forest land. The Smith Ranch consists of farm lands, forest, and a closed mining operation involving approximately 23 acres. Reopening the Smith Quarry will not significantly impact the property as there is already a mining area and plans to reclaim the area back to usable farming.

Mr. Yates and Mr. Smith's proposal will be regulated by a Department of Minerals and Geology permit. The proposal is to mine into the borders and the floor of the existing quarry that has been closed for over a year, but has been producing aggregate products since the early 1970's. The proposed site is an existing quarry as shown by the aerial photos and maps included. Attached are tax lot maps of the proposed site, up close aerial views of the quarry, aerial photo of Mr. Smith's home in relation to the quarry, Zoning map, estuary map, flood map, topographic map, and a soils map.

Mr. Yates, President of Charlie Yates Ranching, Inc., has be a contract roadbuilder for over 25 years and has 20+ years experience crushing, stockpiling, and trucking aggregate materials.

Mr. Smith is looking forward to reentering the aggregate market as he was for many years and asks for Coos County Planning Commission to authorize Mr. Yates written

land use approval of the 40 acre map provided by DOGAMI to go forward with applying for a state permit, which will involve extensive reclamation planning to return the acreage on the South border back to forest and the quarry floor area into a cattle feeding area where the rock exists because there is limited soils to provide adequate livestock pasture growth.

Section 4.6.230 Criteria and Review Standards for Conditional Use Permits (Both Administrative and Hearings Body):

A use may be allowed provided the following requirements are met:

1. Such uses will not force a significant change in accepted farm or forest practices on surrounding lands devoted to farm or forest use.
2. Will not significantly increase the cost of accepted farm or forest practices on lands devoted to farm or forest use

Response: Mr. Smith and Mr. Yates are working together to form a reclamation plan to be included with the new DOGAMI operating permit. The reclamation plan will be in place to ensure that the property will still be used for farming and forestry when the mining is finished. Since the existing quarry is already in place and been previously used for mining there will not be a significant change to Mr. Smith's farming and forestry operation. Mr. Smith will be able to improve roads on his ranch with rock and that will not increase cost of farming. The reclamation plan will be to return the quarry floor into a flat area to feed, separate, and load cattle. The focus of the quarry will then be primarily used for agriculture. The south portion of the property will be reforested with fir trees spaced 10FT to 12FT. and the west side of the property will be sloped with the required 3 height : 1 vertical state regulation. The proposed undisturbed boundary will be at least 50 FT from the tax lots not owned by Mr. Smith. There is Smith Creek on the east of the proposed quarry map that will also be required to have the 50Ft. undisturbed set back also. The north boundary will be addressed to be set back beyond the flood plain.

The quarry is surrounded on the North, East, and South by Mr. Smith's ranch and does not seem to be a significant change to open Smith Quarry. The quarry will provide Mr. Smith with an opportunity to improve and maintain the existing roads on his ranch.

Section 4.6.240 Development and Use Standards

Development Standards All dwellings and structures approved shall be sited in accordance with this section.

The only criteria that applies to the mining use would be the Riparian Vegetation setback. 10. Riparian Vegetation Protection within 50 feet of a wetland, stream, lake or river, as identified on the Coastal Shoreland and Fish and Wildlife Habitat Inventory maps shall be maintained except that:

Trees certified as posing an erosion or safety hazard. Property owner is responsible for ensuring compliance with all local, state and federal agencies for the removal of the tree.

Riparian vegetation may be removed to provide direct access for a water-dependent use if it is a listed permitted within the zoning district;

Riparian vegetation may be removed in order to allow establishment of authorized structural shoreline stabilization measures;

Riparian vegetation may be removed to facilitate stream or stream bank clearance projects under a port district, ODFW, BLM, Soil & Water Conservation District, or USFS stream enhancement plan;

Riparian vegetation may be removed in order to site or properly maintain public utilities and road right-of-ways;

Riparian vegetation may be removed in conjunction with existing agricultural operations (e.g., to site or maintain irrigation pumps, to limit encroaching brush, to allow harvesting farm crops customarily grown within riparian corridors, etc.) provided that such vegetation removal does not encroach further into the vegetation buffer except as needed to provide an access to the water to site or maintain irrigation pumps; or

The 50 foot riparian vegetation setback shall not apply in any instance where an existing structure was lawfully established and an addition or alteration to said structure is to be sited not closer to the estuarine wetland, stream, lake, or river than the existing structure and said addition or alteration represents not more than 100% of the size of the existing structure's "footprint".

Riparian removal within the Coastal Shoreland Boundary will require a conditional use. See Special Development Considerations Coastal Shoreland Boundary.

The 50' measurement shall be taken from the closest point of the ordinary high water mark to the structure using a right angle from the ordinary high water mark.

Spence Yates, President of Charlie Yates Ranching, Inc., application request to reopen Mr. George Smith's Quarry for a operation of mining, crushing, and stocking piling of aggregate, soil or clay. The property described as township 25 Range 12 Section 27, tax lot 700 owned by George and Alice Smith Trust. The following pages include various maps to describe the property in detail.

Smith Quarry  **Proposed Site**
96422 S Coos River Lane Coos Bay OR 97420



LAWFULLY CREATED PARCELS; Mr. Smith owns the Smith Ranch in 3 tax lots as follows. Tax lots 700, 200, 300 are stated on Mr. Smith's Deed Certificate numbers 5452 and 648. The proposed site of reopening and expanding the existing Smith Quarry is entirely contained within the tax lot 700, Township 25 Range 12 Section 27; Lat. 43.37376, long. -124.1072.

BACKGROUND; Mr. Smith has asked Mr. Yates to apply for a conditional land use permit from Coos County and DOGAMI permit to reopen and expand his existing closed quarry. The

proposed plan will include 40 acres to be surveyed and permitted upon approval from both Coos County Planning Department and DOGAMI. Expanding the existing quarry will be essential to the new mining operation plan. Mr. Yates has meet previously with DOGAMI to begin the state permit application.

SUBJECT PROPERTY; The proposed site is located on tax lot 700 in township 25 range 12 section 27, approximately 5.5 miles east of Coos Bay, OR. The site is accessed via HWY 101 to Newport Lane. Approximately 1 mile on Newport Lane becomes 6 th Ave. then turn onto D St. D St. becomes Coos River Lane . Travel 2.4 miles and turn left before Chandler Bridge to stay on Coos River Lane. Travel another 2.6 miles to the site entrance which is an existing road into the quarry on the right. The site is then visible.

The property is zoned mixed farm and forestry, which will be addressed in the reclamation plan presented to DOGAMI. The reclamation plan will to be to reseed farm land back to pasture, reforestation of any tree removal, and possibly leave a flat gravel area for feeding Mr. Smith's cattle after the quarry is closed.

The East border of the proposed mining operation is determined by Smith Creek and will require a 50FT undisturbed protective zone. A settling pond is visible in the center of the quarry and there of plans of adding one or two more settling ponds to address storm water and run off within the quarry area.

Mr. Smith's property is primarily used as cattle range, yearly grass hay crop, and contains some areas of timber zoned as forest. Mr. Smith and Mr. Yates are requesting the Coos County planning commission to reopen and expand the existing closed Smith Quarry as shown on the map that is approximately 40 acres and will be surveyed by Professional Land Survey before applying to DOGAMI for a new operational permit.

SOILS;

The soils consist of

Coquille Silt loam (12) = Less than .9 acre approximate

Dement Silt loam (13D) 12 to 30 Percent slope = 7.7 acre approximate

Dement Silt loam (12E) 30 to 50 Percent slope = 22.7 acre approximate

Wintley silt loam (63C) 8 to 15 Percent slope = 1.2 acre approximate



Compliance Determination

SUBMIT TO COOS COUNTY PLANNING DEPT. AT 225 N. ADAMS STREET OR MAIL TO: COOS COUNTY PLANNING 250 N. BAXTER, COQUILLE OR 97423. EMAIL PLANNING@CO.COOS.OR.US PHONE: 541-396-7770

Date Received: 8/28/17 Fee Received \$300 Receipt #: 192182 Received by: E. OM

Please be aware if the fees are not with the included the application will not be processed.

FILE # CD- 17-153 please contact Planning Staff to obtain the file number.

Land Owner(s) (print name): George & Alice Smith Trust Mailing address: 90616 S. Coos River Lane Coos Bay 97420

Phone: Email: Signature: George W. Smith

Applicant(s) (print name): Spence Yates Mailing address: 57665 Fairview Rd Coquille OR 97423 Phone: 541 396 4045 Email: Yates Inc@frontier.com

Signature: Spence Yates

PROPERTY LOCATION: 25 12 27 700 Township Range Sect Tax lot(s) 90422 S Coos River Ln Coos Bay 97420 Site address

PROJECT DESCRIPTION: Determination of Aggregate/Mining Use & Authorized Size of Operation.

An application for Compliance Determination (CD) is required to be submitted to the Planning Department with the elements described in §5.10.200. Once the application is received the Planning Staff will review the CD against the applicable zoning district to determine if additional reviews or notifications are required.

SUBMITTAL REQUIREMENTS

- The application form must be completed with a plot plan attached and include the following: 1. If this is for an industrial or commercial use a parking plan is required (see Article 7.5). 2. If this is bare land and a driveway has not be completed a driveway confirmation form is required to be completed by the Roadmaster (see Article 7.6 for bonding options) 3. If this is bare land and the request is for a dwelling an address is required. 4. If this is for an estuary zoned property as defined in Chapter III then applicable zoning district standards and policies must be addressed.

Coos County / Official Use Only [] Zoning Compliance Letter Issued [] Requires additional Review Planner: Date

17-293

First Comm Cr Union

Coos County, Oregon
250 No. Baxter St.
Coquille, OR 97423

CASH RECEIPT

Date 8/28/17 192182

Received From Yates Ranching, Inc.

Address three hundred 00/100 Dollars \$ 300.00

For CD-17-153

ACCOUNT		HOW PAID	
AMT. OF ACCOUNT	<u>300.00</u>	CASH	
AMT PAID	<u>300.00</u>	CHECK	<u>300.00</u>
BALANCE DUE	<u>0</u>	MONEY ORDER <input type="checkbox"/>	
		CREDIT CARD <input type="checkbox"/>	

By Crystal Orr Check 40019



CFR0093

[View Application: Download Application \(PDF\)](#)

Original Owner: Smith, William DeLaFletcher (W.D.L.F.)

Year of Property Acquisition: 1864

Award Type: Century Farm

Donation land claim: No

Homestead: No

Other: Yes

Please explain: Land grant. Lots 3 & 4 of Sec 27 \$ Lot 5 of Sec. 26 in T 25 S R 12 W

County: Coos

Name of farm or ranch: George W. Smith Ranch

Who farms or ranches today: Smith, George William (Mr. and Mrs.)

Original buildings still in use: No

Building structures on property with date of construction: no

Crops or livestock historically raised on property:

Dairy stock, fruit, fish, corn, potatoes, hay, timber, horses, mules.

Crops or livestock currently raised on property:

Fruit, beef stock, hay, timber, rock quarry.

National register property: No

Contact first name: George

Date of application: 1969-11-30 00:00:00

Date of award: 1970

Please describe attachments:

Application; Certification of ownership; Copy of land claim certificate; Newspaper article.

Genealogical information included: No

Application on file: Yes

Application location: Mss 1604

Applicants relationship to original owners: great grandson

Origin of original owners: Connecticut

How many generations still live on the farm or ranch: 2

Notes and comments property:

95.39 acres in original farm. 286 acres in present farm.

Original Acreage: 0.0acres

Current Acreage: 0.0

Acreage farmed or ranched today:
0

CFR 0093

Mr. and Mrs. George William Smith

U.S. Census Definition of a Farm: 10 acres or more with agricultural sales of \$50 or more a year; or, if less than 10 acres, sales of at least \$250 a year.

APPLICATION FOR CENTURY FARM HONORS--1970
(Rules attached)

Deadline for filing application: July 1, 1970

PLEASE PRINT

Your name (Mr., Mrs., Miss) Mr. & Mrs. George William Smith

Your address: Route Cove River Rt. P.O. Box 206 Town Crow Bay

Location of farm: same (Address) Cove (County)

Acres in your farm today: 286 Acres in original farm: 95.39

Does your farm comply with U.S. Census definition at top of page? yes

Name of founder of farm (please print): W.D.L.F. SMITH

Year founder settled on farm? 1864 Where did he come from? Connecticut

How many families have farmed this land? 4

Are any of original buildings still in use? NO

Who farms land today? You? X A renter? A manager? Other?

If you own the farm but live in town, do you manage the farming operation?

What relation are you to the original owner? Great Grandson

If you know crops or livestock raised on farm 100 years ago, please list dairy stock
fruit, fish, corn, potatoes, hay, timber, horses,
asses

What do you raise on farm today? fruit, beef stock, hay,
timber, Rock Quarry

How many generations live on the farm today? (Names) Mr. & Mrs. George W. Smith
George W. Smith Jr., Susan Smith, Merrie Smith

Has the farm ever been rented? NO How many times has original farm been divided? NONE

PLEASE list on separate page attached other historical facts you know about this farm.

Do you declare that the statements made above are accurate and correct to the best of your knowledge? yes

George W. Smith
Signature of Owner

State Department of Agriculture
Oregon Historical Society

CERTIFICATION OF OWNERSHIP OF CENTURY FARM

I hereby certify that the farm for which George W. Smith
Box 206 Coos River Route Owner's name and address
Coos Bay, Oregon 97420
_____ is applying for Century Farm honors,

has been in his family continuously for 100 or more years.

Fay J. Christie
~~*County Commissioner~~ Recorder

Date: 5-12-70

*Please strike office not applicable

To all to whom these presents shall come, greeting:

CERTIFICATE

No. 45.

W.D. Owens, Register of the Land Office at Washington, D.C.

has deposited in the GENERAL LAND OFFICE of the UNITED STATES, a certificate of the Register of the Land Office at Washington, D.C. it appears that full payment has been made by the said W.D. Owens to the provisions of the act of Congress of the 24th of April, 1820, entitled "An act making further provision for the sale of the public lands," for

one acre of Section Twenty four, and the lot numbered Five of Section Twenty five South of Range Twelve West in the District of Kansas plus thereon containing thirty five acres, and thirty nine hundredths of an acre.

According to the official plat of the Survey of the said lands, returned to the GENERAL LAND OFFICE by the Surveyor General, W.D. Owens

NOW KNOW YE, That the FOREVER SETTLED SEVERALS OF SEVERALS, in consideration of the promises, and in conformity with and provided, HAVE GIVEN AND GRANTED, and by these presents DO GIVE AND GRANT unto the said W.D. Owens, his heirs, the said Tract above described; TO HAVE AND TO HOLD the same, together with all the rights, privileges, in thereunto belonging, unto the said W.D. Owens and

In testimony whereof, I, W.D. Owens, Register, do hereby certify.

have caused these Letters to be made Patent, and the Seal of the GENERAL LAND OFFICE to be hereunto affixed, in witness whereof, I have hereunto set my hand and the Seal of the said Office, this 10th day of August, 1880, at Washington, D.C.

BY THE PRESIDENT:

Coos Bay, Oregon
The World
(Cir. D. 14,804)

JUN 19 1970

Allen's P.C.B. Est. 1888

Smiths Among 13 Honored ⁵⁰⁶⁴

Mr. and Mrs. George William Smith, Coos Bay, are among the 13 farm owners in Oregon who have applied to receive Century Farm honors in 1970.

To be named as a century farm, the farm must have had continuous ownership and operation by one family for 100 years or more.

Mr. and Mrs. Smith have added to the original 95 acres owned by Smith's great-grandfather, W. D. Smith in 1864, to make the farm total more than 280 acres today.

The oldest Oregon Century Farm is the Sitton Bros., Inc., ranch at Carlton. It was founded in 1845 by N. K. Sitton and is now owned by Charles, John and Roger Sitton.



- Attachments; maps

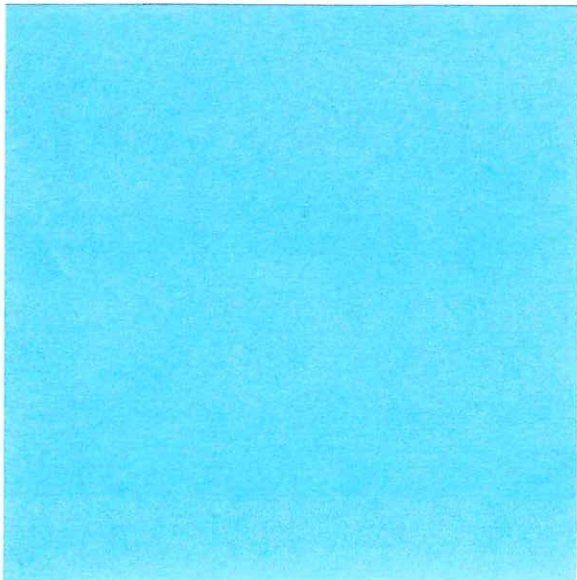
May 2017 Data Set (PARCEL ALIGNMENT WITH PHOTO MAY NOT BE EXACT)

— = 40 acres

NT ↑



Copyright:© 2013 National Geographic Society, i-cubed | Employment | Oregon Geospatial Enterprise Office, Hazards FIT | Coos County Comprehensive Plan: Volume I. Part 2. Inventories and Factual Base. Digital work created by Coos County Planning Staff & Coos County Board of Commissioners with financial assistance provided by the Coastal Zone Management Act of 1972, as amended, administered by the Office of Ocean and Coastal Resource Management. National Oceanic and Atmospheric Administration. and the Ocean and Coastal



Site Entrance



Ed Buchner
GIS Technical Specialist
Mineral Land Regulation
& Reclamation Program

www.oregongeology.org

Oregon
DEPARTMENT OF
GEOLOGY AND
MINERAL INDUSTRIES
229 Broadalbin Street SW
Albany, OR 97321-2246
Phone: (541) 967-2084
Fax: (541) 967-2075
edbuchner@oregon.gov

Black solid line – 40 acre proposed permit boundary to be surveyed by Professional licensed Surveyor; This map was provided by DOGAMI during a previous meeting.



All dotted lines represent previous mining activity

900

501

Coos

700

200

~40 ACRES

Up Close View

300

Smith Quarry

96422 S Coos River Lane Coos Bay OR 97420

Legend



96422 S Coos River Ln



2000 ft

Smith Quarry

Legend

 96422 S Coos River Ln



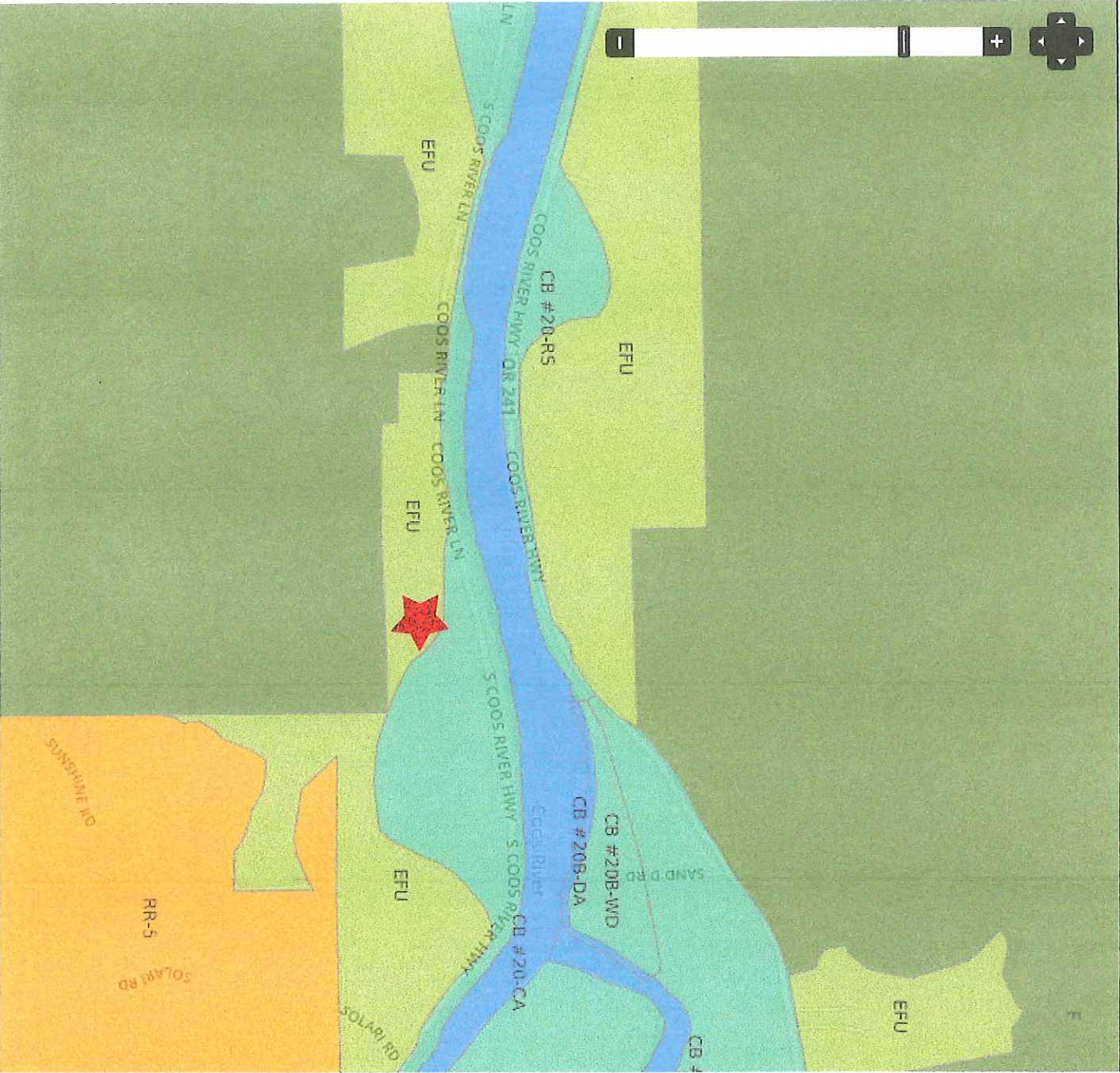
500 ft



Jump To:

Catalog Help

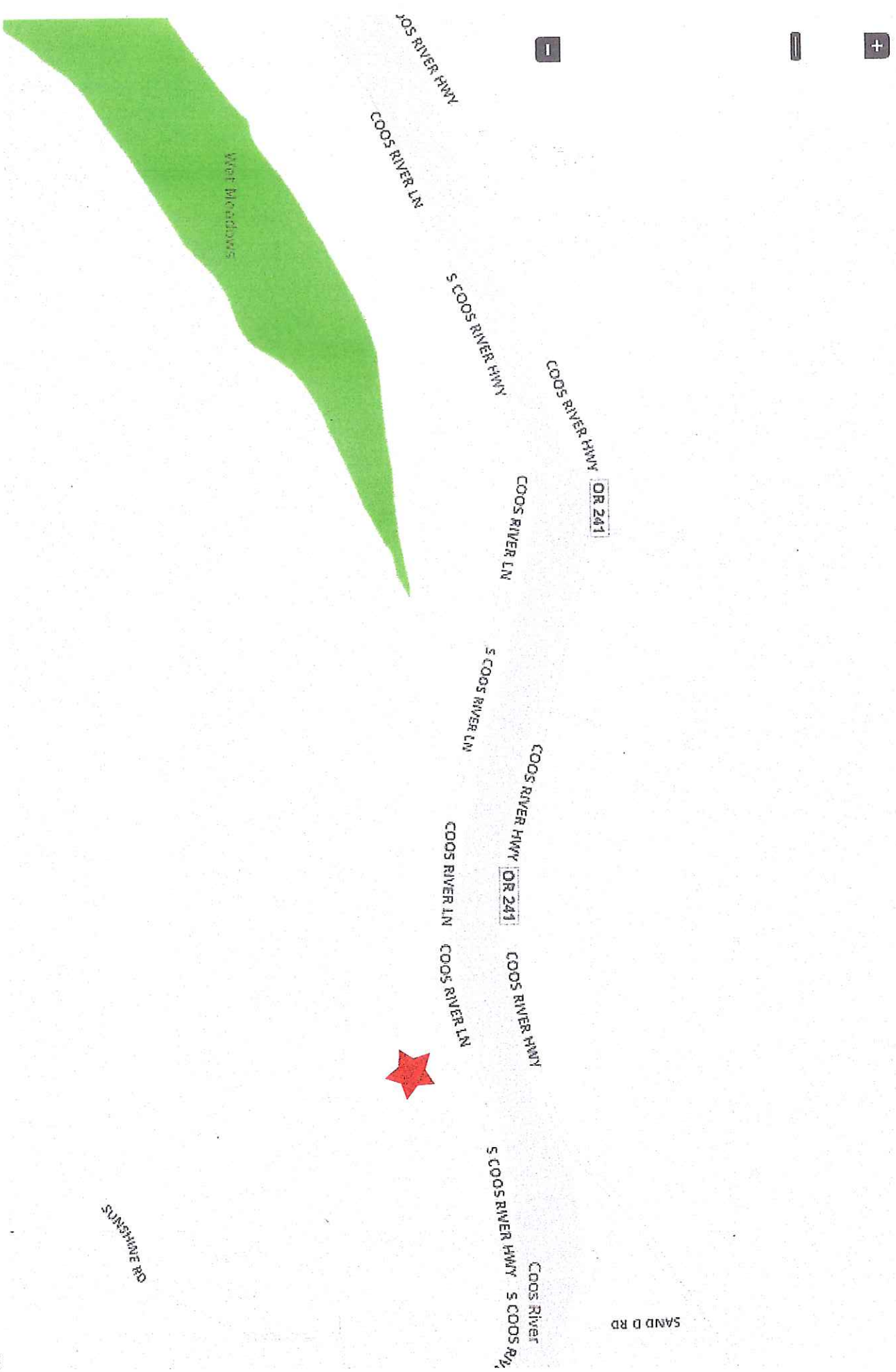
- Administrative Boundaries
- Regulatory Layers
- Flood Maps
- Wetland Maps
 - Local Wetland Inventories
 - National Wetland Inventory
 - Estuary Plan Maps
- Zoning
 - City Zoning Maps
 - County Zoning Maps
 - Clatsop County Zoning, 2010
 - Tillamook County Zoning, 2004
 - Lincoln County Zoning, 2012
 - Lane County Zoning, 2012
 - Coos County Zoning, 2015



- Zoom In
- Zoom Out
- Identify
- Analysis Tools
- Search Tools
- Drawing Tools
- Bookmark



N ↑



Flood Map Changes Viewer

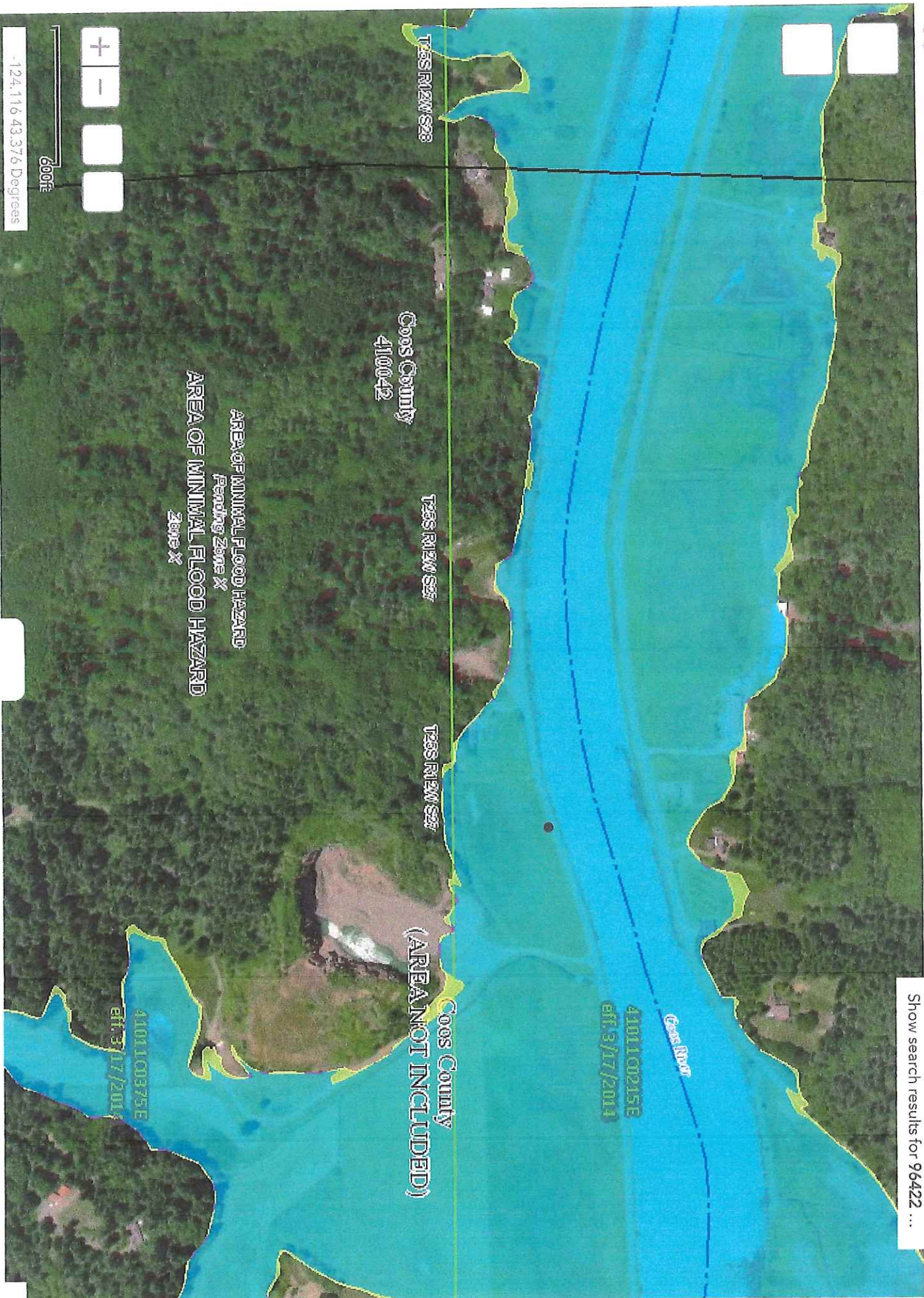
with Web App Builder for ArcGIS



96422 Coos River Lane Co. X



Show search results for 96422 ...



- Zoom In
- Zoom Out
- Identify
- Analysis Tools
- Search Tools
- Drawing Tools
- Bookmark



Zoom In

Zoom Out

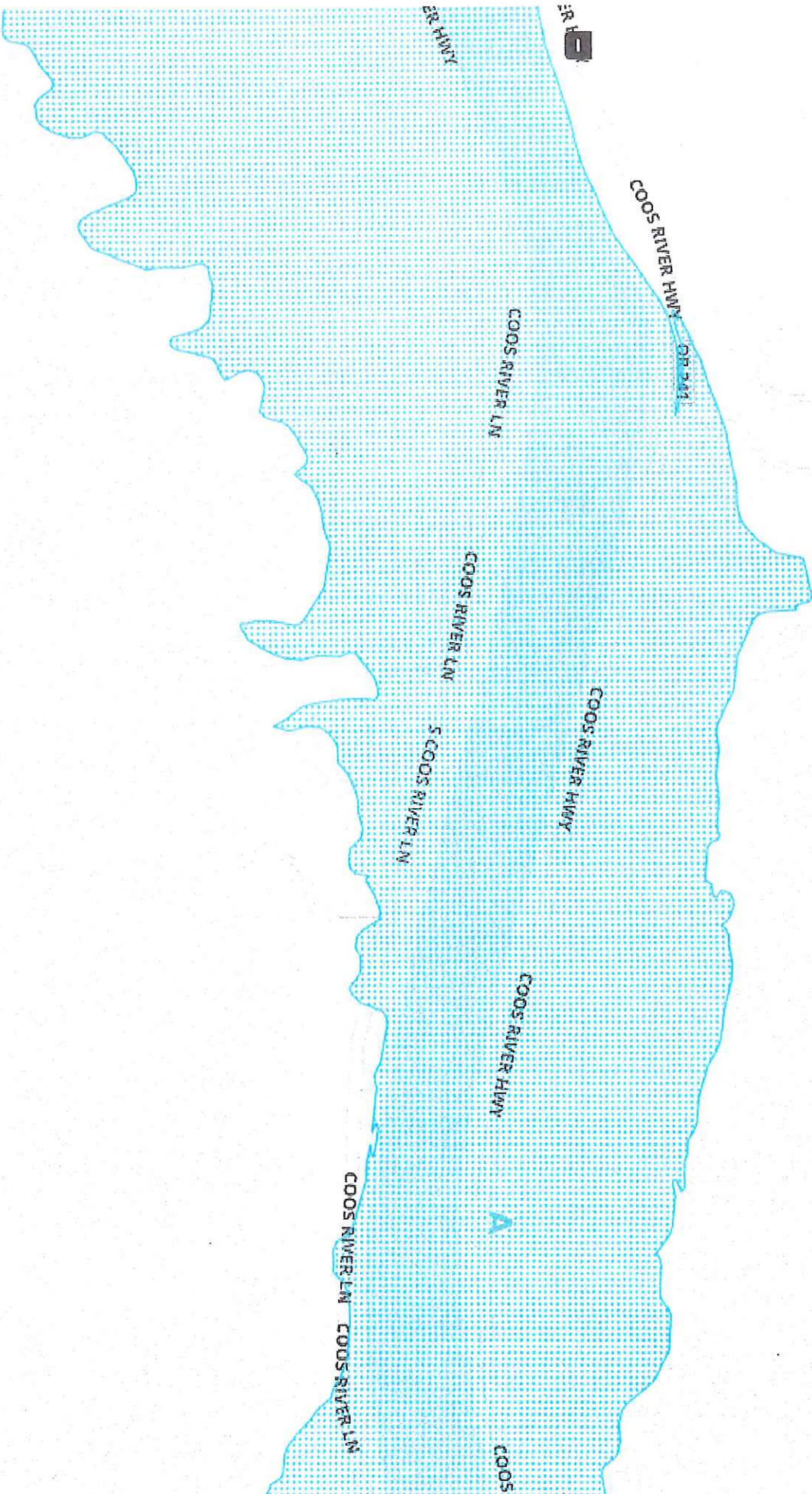
Identify

Analysis Tools

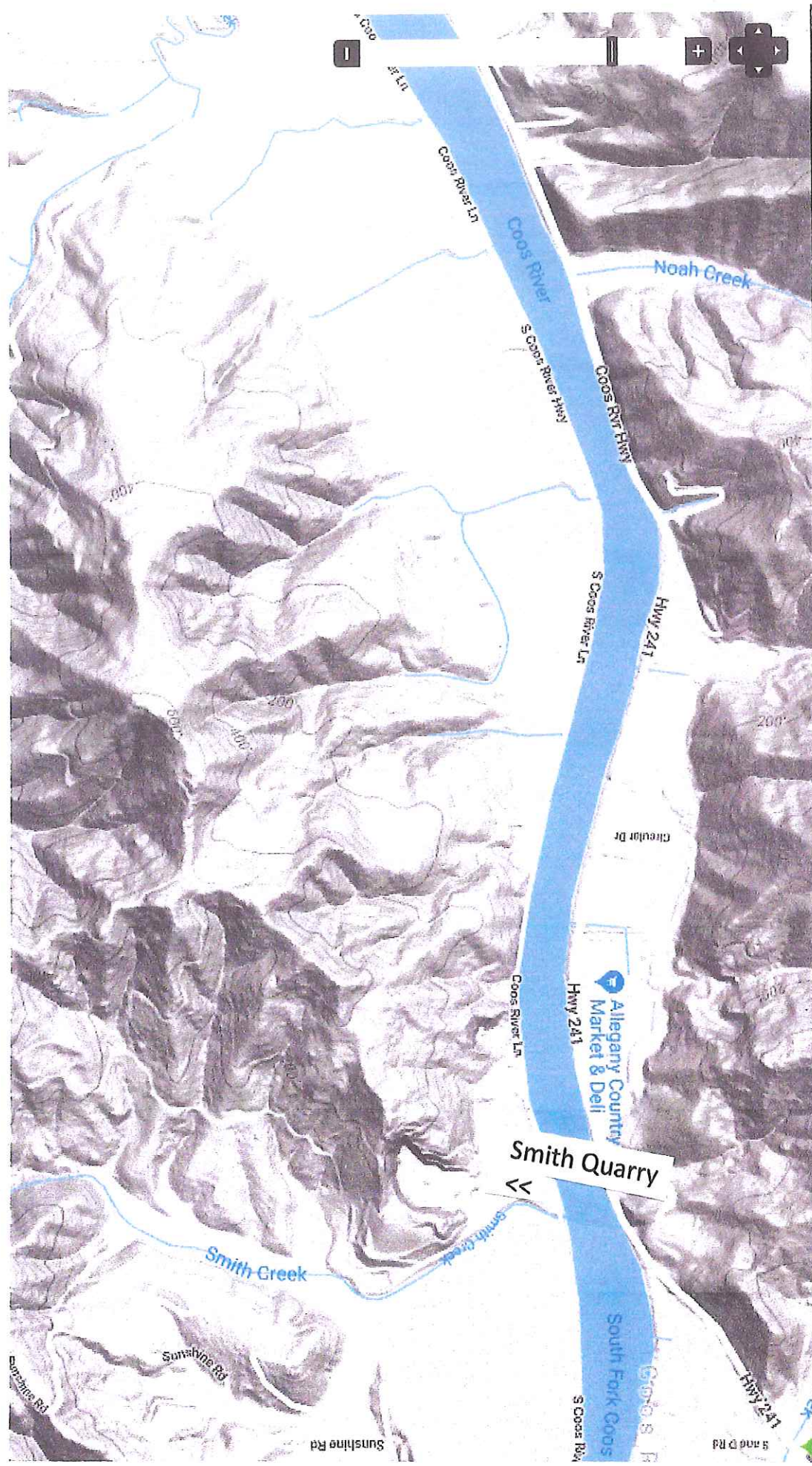
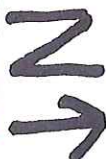
Search Tools

Drawing Tools

Bookmark



- Zoom In
- Zoom Out
- Identity
- Analysis Tools
- Search Tools
- Drawing Tools
- Bookmark



Topography Map



Search

Map Unit Legend

Coos County, Oregon (OR011)			
Map Unit Symbol	Map Unit Name	Acres In AOI	Percent of AOI
12	Coquille silt loam	0.9	2.7%
13D	Dement silt loam, 12 to 30 percent slopes	7.7	23.7%
13E	Dement silt loam, 30 to 50 percent slopes	22.7	70.0%
63C	Wintley silt loam, 8 to 15 percent slopes	1.2	3.6%
Totals for Area of Interest		32.4	100.0%

Soil Map



Warning: Soil Map may not be valid at this scale.

You have zoomed in beyond the scale at which the soil map for this area is intended to be used. Mapping of soils is done at a particular scale. The soil survey comprise your AOI were mapped at 1:20,000. The design of map units and the level of detail shown in the resulting soil map are dependent on that map scale. Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show small areas of contrasting soils that could have been shown at a more detailed scale.



LAND SALES

FIELDS

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1 FIELD Get Full Report

Selected Field ^{214 ac}

1		ACREVALUE	n/a
		ACRES	214.5 ac
		LOCATION	Coos County, OR
		PARCEL ID	1000284400

AcreValue provides valuation, soil survey, and crop history reports for individual fields of farmland. Our valuation model utilizes over 20 field-level and macroeconomic data variables to estimate the value of an individual plot of farmland in California, Illinois, Indiana, Iowa, Michigan, Minnesota, Nebraska, Ohio, and Wisconsin. Soil information is sourced from the SSURGO database developed by the National Cooperative Soil Survey. Crop history information is sourced from the NASS Cropland Data Layer (CDL).