



Coos County Land Use Permit Application

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

FILE NUMBER: ACU-21-026

Date Received: 4/6/21 Receipt #: 224318 Received by: JMB

This application shall be filled out electronically. If you need assistance please contact staff.

If the fee is not included the application will not be processed.

(If payment is received on line a file number is required prior to submittal)

LAND INFORMATION

A. Land Owner(s) Kenneth G. and Maureen L. Sorensen Trust

Mailing address: 3280 Sierrama Drive, Shingle Springs, CA 95682

Phone: 530-672-2845

Email: kenneth.sorensen@comcast.net

Township: Range: Section: ¼ Section: 1/16 Section: Tax lots:
23S 13W 26 B C 1703

Select Select Select Select Select

Tax Account Number(s): 63103

Zone: Select Zone Rural Residential-2 (RR-2)

Tax Account Number(s) _____

Please Select

B. Applicant(s) Same

Mailing address: _____

Phone: _____

C. Consultant or Agent: _____

Mailing Address _____

Phone #: _____

Email: _____

Type of Application Requested

- Comp Plan Amendment
- Text Amendment
- Map - Rezone

- Administrative Conditional Use Review - ACU
- Hearings Body Conditional Use Review - HBCU
- Variance - V

- Land Division - P, SUB or PUD
- Family/Medical Hardship Dwelling
- Home Occupation/Cottage Industry

Special Districts and Services

Water Service Type: On-Site (Well or Spring)

Sewage Disposal Type: On-Site Septic

School District: North Bend

Fire District: North Bend RFPD

Please include the supplement application with request. If you need assistance with the application or supplemental application please contact staff. Staff is not able to provide legal advice. If you need help with findings please contact a land use attorney or consultant.

Any property information may be obtained from a tax statement or can be found on the County Assessor's webpage at the following links: [Map Information](#) Or [Account Information](#)

D. **ATTACHED WRITTEN STATEMENT.** With all land use applications, the “burden of proof” is on the applicant. It is important that you provide information that clearly describes the nature of the request and indicates how the proposal complies with all of the applicable criteria within the Coos County Zoning and Land Development Ordinance (CCZLDO). You must address each of the Ordinance criteria on a point-by-point basis in order for this application to be deemed complete. A planner will explain which sections of the Ordinance pertain to your specific request. The information described below is required at the time you submit your application. The processing of your application does not begin until the application is determined to be complete. An incomplete application will postpone the decision, or may result in denial of the request. Please mark the items below to ensure your submittal is complete.

Application Check List; Please make off all steps as you complete them.

- I. A written statement of intent, attached to this application, with necessary supporting evidence which fully and factually describes the following:
1. A complete explanation of how the request complies with the applicable provisions and criteria in the Zoning Ordinance. A planner will explain which sections of the Ordinance pertain to your specific request. You must address each of the Ordinance criteria on a point-by-point basis in order for this application to be deemed complete.
 2. A description of the property in question, including, but not limited to the following: size, vegetation, crops grown, access, existing buildings, topography, etc.
 3. A complete description of the request, including any new structures proposed.
 4. If applicable, documentation from sewer and water district showing availability for connection.
- II. A plot plan (map) of the property. Please indicate the following on your plot plan:
1. Location of all existing and proposed buildings and structures
 2. Existing County Road, public right-of-way or other means of legal access
 3. Location of any existing septic systems and designated repair areas
 4. Limits of 100-year floodplain elevation (if applicable)
 5. Vegetation on the property
 6. Location of any outstanding physical features
 7. Location and description (paved, gravel, etc.) of vehicular access to the dwelling location
- III. A copy of the current deed, including the legal description, of the subject property. Copies may be obtained at the Coos County Clerk's Office.

I certify that this application and its related documents are accurate to the best of my knowledge. I am aware that there is an appeal period following the date of the Planning Director’s decision on this land use action. I understand that the signature on this application authorizes representatives of the Coos County Planning Department to enter upon the subject property to gather information pertinent to this request. If the application is signed by an agent, the owner’s written authorization must be attached.

If this application is refereed directly to a hearings officer or hearings body I understand that I am obligated to pay the additional fees incurred as part of the conditions of approval. I understand that I/we are not acting on the county’s behalf and any fee that is a result of complying with any conditions of approval is the applicants/property owner responsibility. I understand that conditions of approval are required to be complied with at all time and an violation of such conditions may result in a revocation of this permit.

Ken Sorensen

Digitally signed by Ken Sorensen
DN: cn=Ken Sorensen, o=Coos County, ou=Coos County, email=ksorensen@cooscountyclerk.com, cn=Ken Sorensen
Date: 2021.04.01 09:22:31 -0700

ACCESS INFORMATION

The Coos County Road Department will be reviewing your proposal for safe access, driveway, road, and parking standards. There is a fee for this service. If you have questions about these services please contact the Road Department at 541-396-7660.

Property Address: 68022 Beaver Loop Road, North Bend, OR, 97459

Type of Access: County Road Name of Access: Beaver Loop Road

Is this property in the Urban Growth Boundary? No

Is a new road created as part of this request? No

Required parking spaces are based on the use of the property. If this is for a residential use two spaces are required. Any other use will require a separate parking plan submitted that is required to have the following items:

- Current utilities and proposed utilities;
- Roadmaster may require drawings and specs from the Oregon Standards Specification Manual (OSSC) (current edition).
- The location and design of bicycle and pedestrian facilities shall be indicated on the site plan if this is a parking plan;
- Location of existing and proposed access point(s) on both sides of the road where applicable;
- Pedestrian access and circulation will be required if applicable. Internal pedestrian circulation shall be provided in new commercial, office, and multi-family residential developments through the clustering of buildings, construction of walkways, landscaping, accessways, or similar techniques;
- All plans (industrial and commercial) shall clearly show how the internal pedestrian and bicycle facilities of the site connect with external existing or planned facilities or systems;
- Distances to neighboring constructed access points, median openings (where applicable), traffic signals (where applicable), intersections, and other transportation features on both sides of the property;
- Number and direction of lanes to be constructed on the road plus striping plans;
- All planned transportation features (such as sidewalks, bikeways, auxiliary lanes, signals, etc.); and
- Parking and internal circulation plans including walkways and bikeways, in UGB's and UUC's.

Additional requirements that may apply depending on size of proposed development.

- a. Traffic Study completed by a registered traffic engineer.
- b. Access Analysis completed by a registered traffic engineer
- c. Sight Distance Certification from a registered traffic engineer.

Regulations regarding roads, driveways, access and parking standards can be found in Coos County Zoning and Land Development Ordinance (CCZLDO) Article 7.

By signing the application I am authorizing Coos County Roadmaster or his designee to enter the property to determine compliance with Access, Parking, driveway and Road Standards. I understand that I shall contact the Road Department to let them know when the improvements are ready to be inspected or Bonded. Contact by phone at 541-396-7600

Coos County Road Department Use Only





Roadmaster or designee: _____

Driveway Parking Access Bonded Date: _____ Receipt # _____

File Number: DR-20-

Grading Plan

Legend

-  Line Measure
-  Pad
-  Septic Leach Field
-  Water-Elec

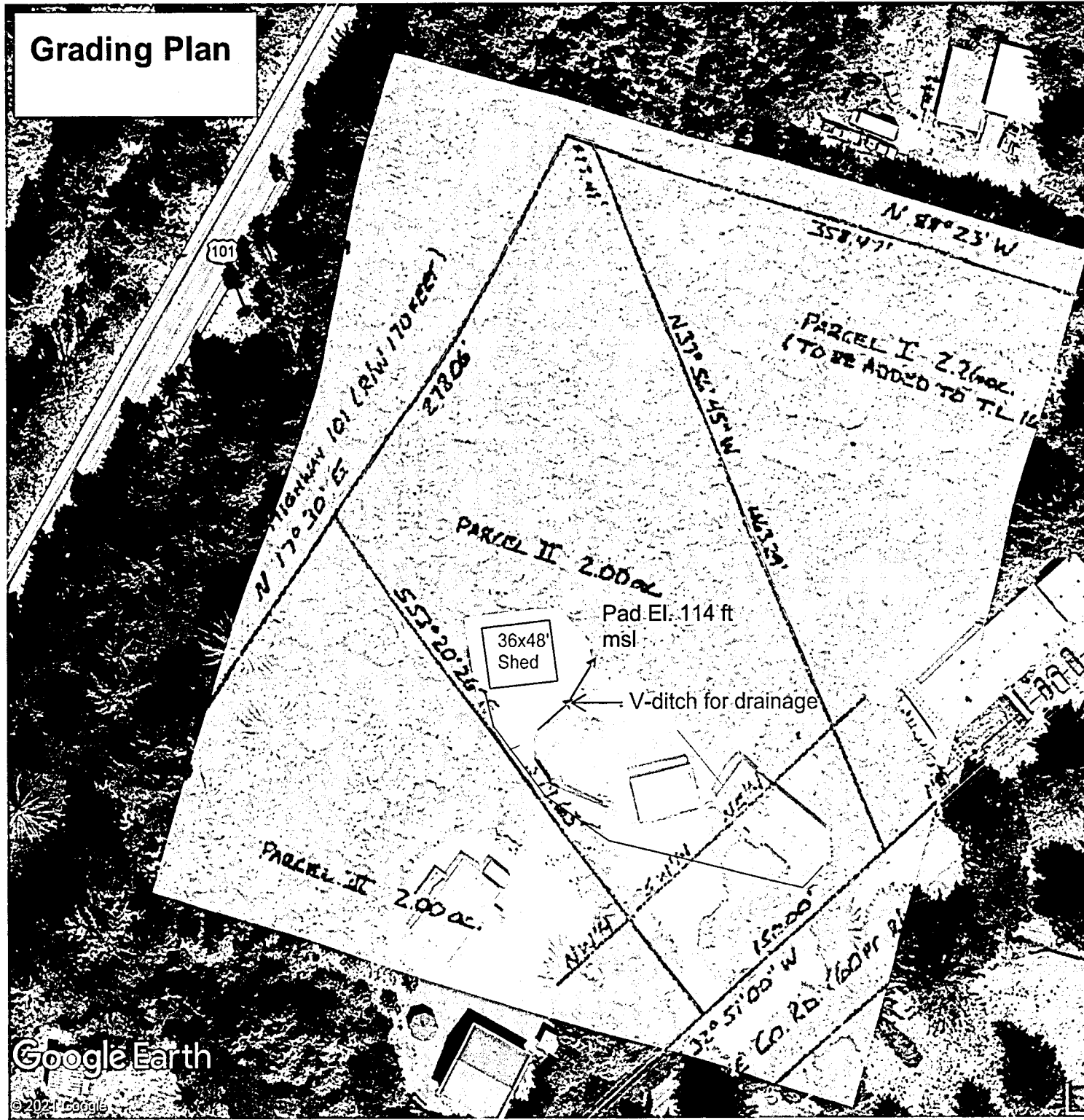
SHED GRADING PLAN
 68022 BEAVER LOOP
 ROAD, NORTH BEND, OR 97459.

T23, R13, S26, LT1703
 (APN 89-10-1540)

Prepared: 1-24-2021

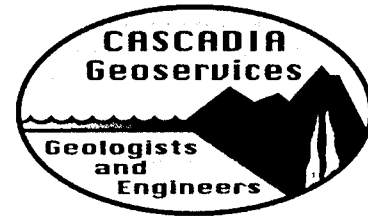
Grading Notes:

1. Clear and grub about 0.15 acres (existing bench and trail).
2. Compact cleared subgrade.
3. Cut and fill as needed. Cut and fill (should be less than 5 feet) as needed to establish pad grade. Adjust grade for minimal cutting and filling.
4. Place and compact 6" thick gravel surfacing on pad and driveway.
5. Grade pad for sheet drainage to west with v-ditch on east side of access road and pad draining to swale at NE corner.
6. Provide gravel apron at v-ditch outfall. Replace forest "duff" layer on fill slopes for erosion protection.



Cascadia Geoservices, Inc.

190 6th Street
PO Box 1026
Port Orford, Oregon 97465
D. 541-332-0433
C.541-655-0021
Email: info@cascadiageoservices.com
www.cascadiageoservices.com



March 15, 2021

Mr. Kenneth Sorensen
68022 Beaver Loop Road
North Bend, Oregon 97459
Sent via e-mail: kenneth.sorensen@comcast.net

Dune Suitability Assessment
68022 Beaver Loop Road
North Bend, Oregon 97459
T23S-R13W-Sec 26, Tax Lot 1703
CGS Project No.: 21010

Dear Mr. Sorensen:

Cascadia Geoservices, Inc. (CGS) is pleased to submit this Dune Suitability Assessment for a portion of your property (subject property or site) located on Beaver Loop Road in North Bend, Oregon (Figure 1, Location Map). This report summarizes our project understanding and site investigation and provides our conclusions and recommendations regarding the site.

PROJECT UNDERSTANDING

Our understanding is based on a phone conversation with Mrs. Nancy Clarke on May 27, 2020, and on phone and email correspondence with you beginning February 17, 2021. We understand that the state and county maps have classified your site and surrounding area as having "Limited Suitability" for development. We further understand that the USDA has classified the site as being a young, wet, stabilized dune. And we understand that the Coos County is requesting that a qualified geologist registered in Oregon conduct a Dune Stability Assessment to determine the suitability of the proposed building site for development.

We understand that you are proposing to develop the site with a shop and that the shop will be a pre-engineered steel structure that will measure 48 feet long

by 36 feet wide. We further understand that the shop will be used for storage. A site visit was conducted on February 18, 2021 at which time a geologic reconnaissance of the site was completed, and two hand-dug test pits were excavated.

SURFACE DESCRIPTION

The subject property is located within the Coast Range Physiographic region of southwestern Oregon and is part of Tax Lot 1703, T23S-R13W-Sec 26. Tax Lot 1703 is 2.08 acres and is bordered on the east by Beaver Loop Road and on the west by Highway 101. The subject property is in a residential area bordered by developed and undeveloped residential properties.

The proposed shop site is approximately 200 feet west of the existing home at approximately the same elevation of 115 feet above mean sea level (see Figure 2). The site is generally flat or slopes gently to the west. The descending slope west of the site slopes gently to moderately to the west. The site is forested with second growth conifer trees. The site appeared well drained and stable at the time of our site visit with no indication of near surface groundwater or ground cracks or areas of settlement in the vicinity of the proposed shop site.

Based on mapping by others,^{1, 2} soils at the site consist of sandy loam (1 C-Bandon sandy loam, 7 to 12 percent slopes). These soils are well drained and are derived from marine deposits. These soils overlay surficial deposits which consist of moderately cemented sands, silts, clays, and gravels of the Quaternary Marine Terrace deposits (QMTD).

SUBSURFACE EXPLORATIONS

CGS excavated two hand-dug test pits during our February 18, 2021 site visit (see Figure 2, Site Map). The test pits were excavated near the east, and north corners of the proposed shop and were excavated to determine the types of soils present. The test pits encountered a thin layer of organics over soft, brown, very fine-grained sandy silt to an average depth of 2.0 feet below ground surface (bgs). We infer that

¹ United States Department of Agriculture (USDA). Natural Resource Conservation Service Web Soil Survey viewed at <http://websoilsurvey.nrcs.usda.gov/app/WebSoilSurvey.aspx>.

² Beaulieu, J. D., & Hughes, P. W. (1975). Environmental Geology of Western Coos and Douglas Counties, Oregon. Oregon Department of Geology and Mineral Industries, Bulletin 87 (p. 148)

these soils are sandy loam soils identified by others ². Below these soils we encountered medium stiff, light brown, very fine-grained sandy silt. The sandy silt was determined to be moist and moderately cemented. We infer that these are surficial deposits of the Quaternary Marine Terrace deposits (QMTD). The locations of the hand-dug test pits are shown on Figure 2.

The test pits were dug using a hand shovel and were logged by a Staff Geologist from our southern Oregon coast office. Upon completion, the test pits were filled with excavated material and the locations plotted using GPS.

COOS COUNTY BEACH AND DUNE POLICY

The USDA³ has classified the sand dunes in this area as being "young, wet, stabilized dunes". Based on a review of Coos County's Map Atlas,⁴ the site has been inventoried pursuant to the County's Beaches and Dunes Policy 5.10, as having "limited suitability" for development potential within the Beach and Dune Area of the county. As part of the planning and permitting process, Coos County will consider whether the site is suitable for the proposed development and whether development will impact other surrounding areas.

The subject property and surrounding area are east of the boundary of the Oregon Dunes National Recreation Area approximately 500 feet. It is in an area which has been divided into 2.0-acre parcels and developed for residential use. It is on a site with an existing residence to the east.

It is our opinion that developing the site with the proposed shop structure will not have an adverse impact on either the site or adjacent areas. It is further our opinion that there is no need for temporary or permanent stabilization programs or the planned maintenance of new and existing vegetation to protect or further stabilize the dunes. Further, we see no hazards to life, public and private property, or to the natural environment by the proposed development. Finally, it is our professional opinion that the proposed development will not cause destruction of desirable vegetation (including inadvertent destruction by moisture loss or root damage),

³ US Department of Agriculture

⁴ Viewed on line at Coos County's website at <http://www.co.coos.or>.

cause exposure of stable and conditionally stable areas to erosion or modify current air wave patterns leading to beach erosion.

DISCUSSION AND RECOMMENDATIONS

As discussed, it is CGS's opinion that the subject property is suitable for the development of the proposed shop structure and that siting the shop will not adversely impact the site or the surrounding area.

It is recommended that prior to developing the site, you retain CGS to provide you with a geotechnical site evaluation. Our site evaluation report will provide you with basic geotechnical design parameters for the soils encountered on the site. We will make observations as to the bearing horizons of the soils and any fill or other deleterious material encountered in the borings. We will provide you with recommended seismic design parameters for new structures based on the classification of the soils encountered at the site. And we will provide you with recommendations for drainage and provide recommendations for any special structural or siting measures including set back from the slopes. If you would like CGS to provide you with this service, please contact our office for a proposal.

LIMITATIONS

Geoservices, Inc.'s (CGS) professional services are performed, findings obtained, and recommendations prepared in accordance with generally accepted principles and practices for engineering geologists. No other warranty, express or implied, is made. The Customer acknowledges and agrees that:

1. CGS is not responsible for the conclusions, opinions, or recommendations made by others based upon our findings.
2. This report has been prepared for the exclusive use of the addressee, and their agents, and is intended for their use only. It is not to be photographed, photocopied, or similarly reproduced, in total or in part, without the expressed written consent of the Customer and Cascadia Geoservices, Inc.
3. The opinions, comments, and conclusions presented in this report are based upon information derived from our literature review, historical topographic map and aerial photograph review, and on our site observations. The scope of our services is intended to evaluate soil and groundwater (ground) conditions within the primary influence or influencing the proposed

development area. Our services do not include an evaluation of potential ground conditions beyond the depth of our explorations or agreed-upon scope of our work. Conditions between or beyond our site observations may vary from those encountered.

4. Recommendations provided herein are based in part upon project information provided to CGS. If the project information is incorrect or if additional information becomes available, the correct or additional information should be immediately conveyed to CGS for review.
5. The scope of services for this subsurface exploration and report did not include environmental assessments or evaluations regarding the presence or absence of wetlands or hazardous substances in the soil, surface water, or groundwater at this site.
6. If there is a substantial lapse of time between the submission of this report and the start of work at the site, if conditions have changed due to natural causes or construction operations at or adjacent to the site, or if the basic project scheme is significantly modified from that assumed, this report should be reviewed to determine the applicability of the conclusions and recommendations. Land use, site conditions (both on and off site), or other factors may change over time and could materially affect our findings. Therefore, this report should not be relied upon after two years from its issue, or in the event that the site conditions change.
7. The work performed by the Consultant is not warranted or guaranteed.
8. There is an assumed risk when building on marginal ground, sites subject to flooding, or adjacent to bluffs, sea cliffs, or on steep ground.
9. The Consultant's work will be performed to the standards of the engineering and geology professions and will be supervised by licensed professionals. Attempts at improving marginal ground, sites subject to flooding, or adjacent to bluffs, sea cliffs, or on steep ground supporting the Customer's property may, through acts of God or otherwise, be temporary and that marginal ground, sites subject to flooding, or adjacent to bluffs, sea cliffs, or on steep ground may continue to degrade over time. The Customer hereby waives any claim that they may have against CGS for any claim, whether based on personal injury, property damage, economic loss, or otherwise, for

any work performed by CGS for the Customer relating to or arising out of attempts to stabilize the marginal ground, sites subject to flooding, or bluffs, sea cliffs, or steep ground located at the Customer's property identified hereunder. It is further understood and agreed that continual monitoring of the Customer's property may be required, and that such monitoring is done by sophisticated monitoring instruments used by CGS. It is further understood and agreed that repairs may require regular and periodic maintenance by the Customer.

10. The Customer shall indemnify, defend, at the Customer's sole expense, and hold harmless CGS, affiliated companies of CGS, its partners, joint ventures, representatives, members, designees, officers, directors, shareholders, employees, agents, successors, and assigns (Indemnified Parties) from and against any and all claims for bodily injury or death, damage to property, demands, damages, and expenses (including but not limited to investigative and repair costs, attorney's fees and costs, and consultant's fees and costs) (hereinafter "Claims") which arise or are in any way connected with the work performed, materials furnished, or services provided under this Agreement by CGS or its agents.

PROFESSIONAL QUALIFICATIONS

To review our professional qualifications, please visit our website at www.CascadiaGeoservices.com.

Sincerely,

Cascadia Geoservices, Inc.



Adam Fulthorpe, Staff Geologist

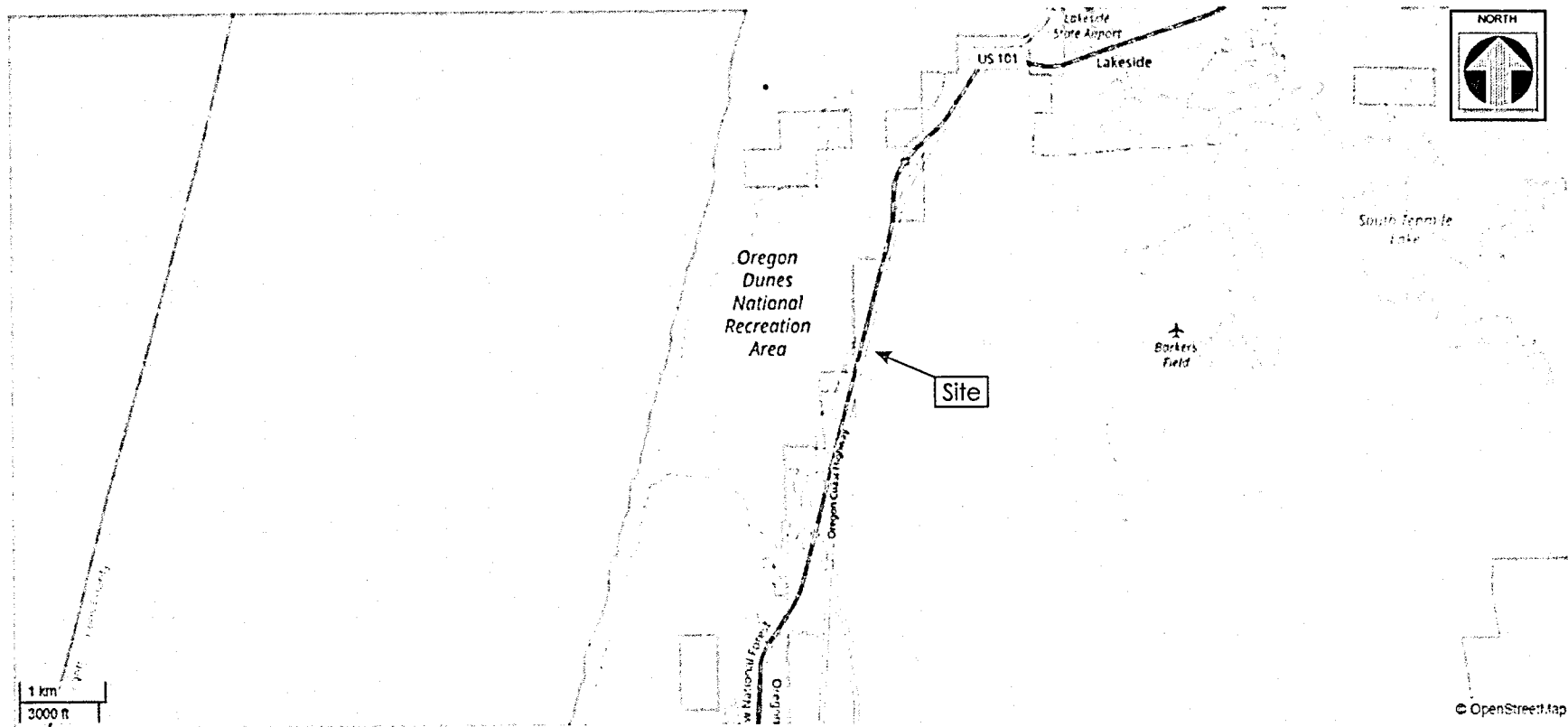


Eric Oberbeck, RG, CEG
Expires June 1, 2021

FIGURES

Figure 1, Location Map

Figure 2, Site Map



Prepared for Mr. Kenneth Sorensen



Project: 21010

March 2021

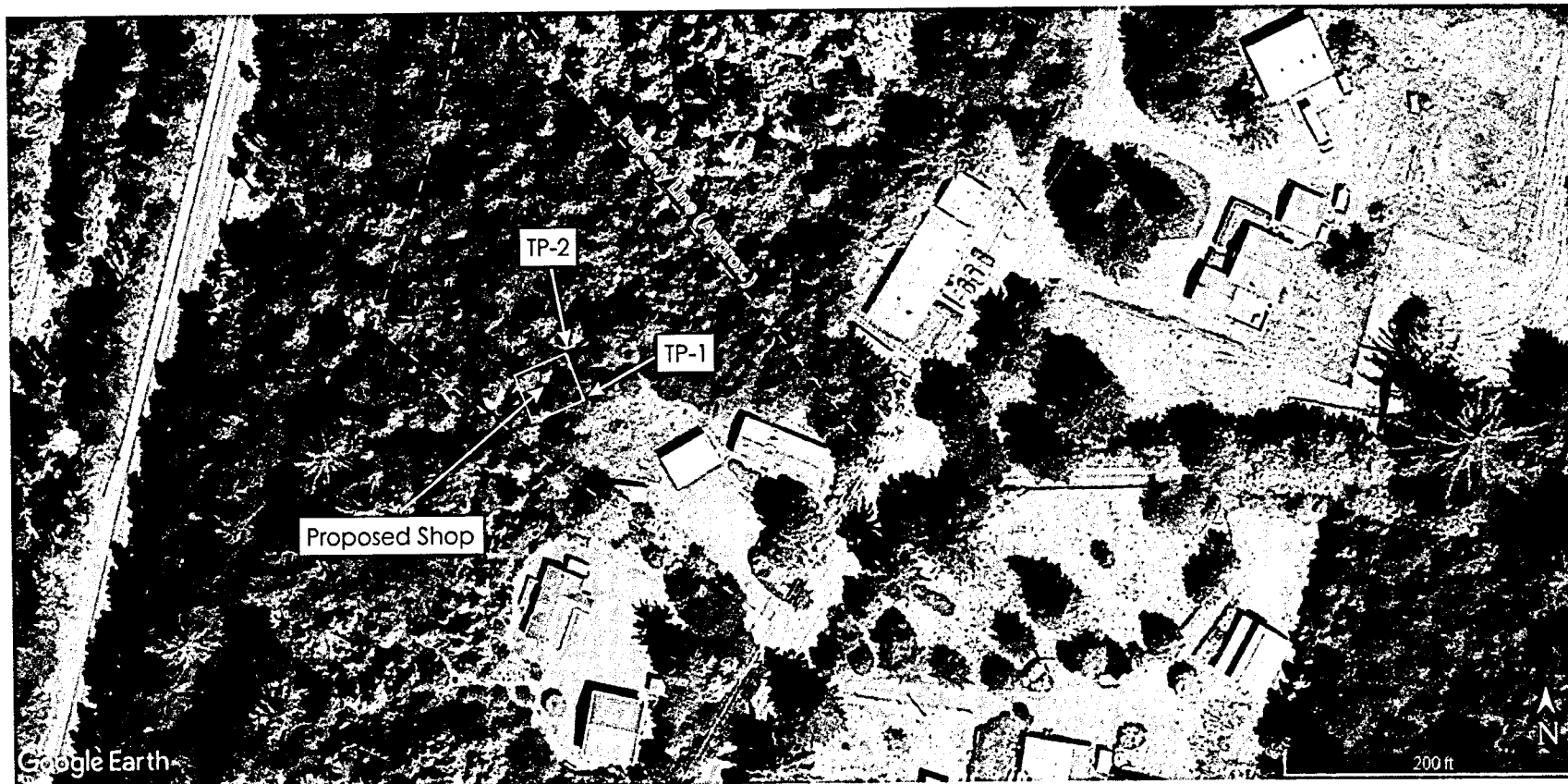
Location Map

Dune Stability Assessment

68022 Beaver Loop Road, North Bend, Oregon 97459

Figure

1



Prepared for Mr. Kenneth Sorensen



Project: 21010

March 2021

Site Plan

Dune Stability Assessment
68022 Beaver Loop Road, North Bend, Oregon 97459

Figure
2

Crystal Orr

From: Eric Oberbeck [Eric@cascadiageotechnical.com]
Sent: Monday, March 22, 2021 11:32 AM
To: Crystal Orr
Cc: KENNETH G SORENSEN; Planning Department; info@cascadiageoservices.com
Subject: Re: 68022 Beaver Loop Rd, North Bend, OR Storage Building.

This Message originated outside your organization.

Good Morning Crystal, we generally include a recommendation to do a geotechnical site evaluation on all new building sites. In this case, our intent was to notify Mr. Sorenson that we did not do a full soils report and to thus limit our exposure. Because of the type of structure he is proposing to build (a shop which will not be inhabited), the observed soils (fine sands) under the site and, we understand, that Mr. Sorenson is a geotechnical engineer (retired), we are prepared to modify our recommendations and remove that clause. Please let me know if you need us to amend the report or if this email is sufficient. Thanks for your attention in this matter. Eric

Eric Oberbeck, RG, CEG

Cascadia Geoservices, Inc.

PO Box 1026

Port Orford, Oregon 97465

Direct. 541-332-0433 Cell. 541-655-0021

e-mail: eric@cascadiageoservices.com

web: www.cascadiageoservices.com

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On Mon, Mar 22, 2021 at 10:53 AM Crystal Orr <corr@co.coos.or.us> wrote:

Mr. Sorenson,

I read the dune suitability assessment provided by Cascadia and noticed that he had "recommended that prior to developing the site you retain CGS to provide you with a geotechnical site evaluation". I wanted you to be aware that since that has been put in by the geologist staff has to make that a condition of approval, which would mean you would have to hire them to do this additional geotechnical site evaluation before staff can issue a Zoning Clearance Letter. If you believe that this was not the intention of their recommendation please reach out to them and then let us know.

I will wait for a follow up email from you regarding this.

Thank You,

Crystal Orr

Planner I

Coos County Planning

225 N Adams, Coquille, OR 97423 (Physical address)

250 N Baxter Coquille, OR 97423 (Mailing Address)

541-396-7770

From: KENNETH G SORENSEN [mailto:kenneth.sorensen@comcast.net]

Sent: Sunday, March 21, 2021 7:48 PM

To: Crystal Orr; Planning Department

Subject: RE: 68022 Beaver Loop Rd, North Bend, OR Storage Building.

This Message originated outside your organization.

By they way we had the property survey and the lines marked. Here's the survey map. 68022 Beaver Loop Road, North Bend, OR 97459

Ken Sorensen.

eOn 03/21/2021 7:44 PM KENNETH G SORENSEN <kenneth.sorensen@comcast.net> wrote:

Crystal, here's the second e-mail with supporting data.

Ken Sorensen

n 01/11/2021 3:09 PM Crystal Orr <corr@co.coos.or.us> wrote:

This property is within Beaches & Dunes and will require a geotechnical review and conditional use. I have attached the geotechnical review information and conditional use application.

Crystal Orr

Planner I

Coos County Planning

225 N Adams, Coquille, OR 97423 (Physical address)

250 N Baxter Coquille, OR 97423 (Mailing Address)

541-396-7770

From: KENNETH G SORENSEN [mailto:kenneth.sorensen@comcast.net]
Sent: Monday, January 11, 2021 1:04 PM
To: Crystal Orr; Planning Department
Subject: 68022 Beaver Loop Rd, North Bend, OR Storage Building.

This Message originated outside your organization.

Crystal, this is my home e-mail. Here's the correct pad layout.

Kenneth Sorensen

(916)240-5995 cell

Kenneth.sorensen@comcast.net

Disclaimer

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Sales History for Account 631.03

Close this window

| Sale Date | Sale Price | Ref No | Buyer | Seller |
|------------|------------|------------|-------------------------------------|---|
| 2000-08-04 | 124,900 | 2000-8548 | PLUMLEE, RICHARD J. & DOROTHY M. | WATSON, ANDREW G. |
| 1993-03-09 | 15,000 | 93-03-1345 | WATSON, ANDREW G. & SYLVIA P. | BERKLUND, ALMON L. & MADELINE, TRSTE |

Note: Sale dates are from Assessor's sales file and do not accurately reflect the recording date of the sale.

Coos county property details - Account 631.03

| | | | |
|------------------------|---|-------------------------|------------------|
| Account: | R 631.03 | Map: | 23-13-26 TL 1703 |
| Property Class: | 101 | | |
| Owners: | PLUMLEE, RICHARD J. & DOROTHY M. 68022 BEAVER LOOP RD NORTH BEND, OR 97459-7729 | | |
| Situs Address: | 68022 BEAVER LOOP , 97459 | | |
| Zoning: | RR-2 | Code Area: | 13.18 |
| Acres: | 2.080 | Deed Ref: | 2000-8548 |
| Sale Date: | 2000-08-04 | Sale Price: | \$124,900 |
| Market Improv: | \$108,679 | Assessed Improv: | \$108,679 |
| Market Land: | \$99,033 | Assessed Land: | \$99,033 |
| RMV: | \$207,712 | MAV: | \$104,506 |
| TAV: | \$104,506 | 2006 Taxes: | \$1,210.29 |

Improvements:

| Imp Type | Description | Value | Phys Depr | Func Depr | Misc Depr | Loc cost mdfr | Class |
|----------|-----------------|----------|-----------|-----------|-----------|---------------|-------|
| M | MANUF STRUCTURE | \$54,649 | 9.99 | 9.99 | 9.99 | 9.99 | 5 |
| X | GPB | \$13,080 | 9.99 | 9.99 | 9.99 | 9.99 | 5 |

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Enhanced Data Systems, Inc.

P.O. Box 1960

Bandon, OR 97411

For technical support and feedback please

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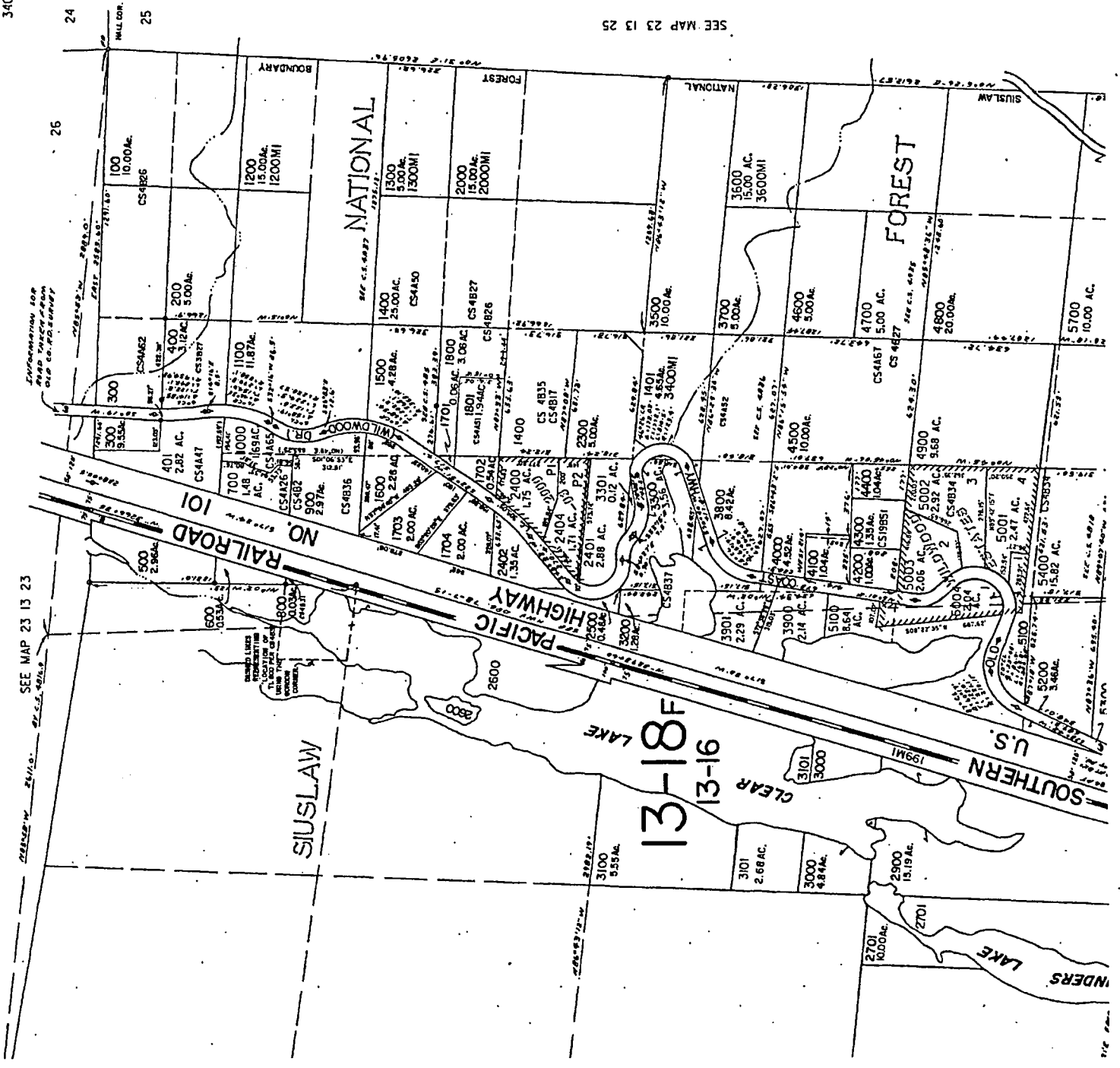
INFORMATION FROM THE CORRELATION
 ENGINEERS FOR THE CORRELATION
 AS FOR THE WALL, AND WOODEN
 CONCRETE STRUCTURES.

23

1" = 400'

SEE MAP 23 13 23

SEE MAP 23 13 25



COOS COUNTY ZONING COMPLIANCE LETTER

COOS COUNTY PLANNING DEPARTMENT
 COURTHOUSE ANNEX
 COQUILLE, OR 97423
 396-3121 EXT. 210

DATE: 4-4-95
 FILE: UPDATE OF 92-467

APPLICANT: ANDREW WATSON PHONE: 759-3676
 OWNER: SAME
 ADDRESS: 7701 WILD WOOD DR
 CITY: NORTH BEND STATE: OR ZIP: 97459

| | | | | |
|--------------------------|-------------------|--------------|-------------------------------|------------------|
| LEGAL DESCRIPTION | T: <u>23</u> | R: <u>13</u> | S: <u>26</u> | TL#: <u>1703</u> |
| ACCOUNT #: <u>631.03</u> | ZONE: <u>RR-2</u> | | PARCEL SIZE: <u>2.00 ACRE</u> | |

EXISTING STRUCTURES/IMPROVEMENTS

| | | | | | | | | | | | |
|------------|---|-------------------------------------|-------|---|--------------------------|--------|---|-------------------------------------|--------------|---|--------------------------|
| DWELLING | : | <input checked="" type="checkbox"/> | FARM | : | <input type="checkbox"/> | WELL | : | <input checked="" type="checkbox"/> | PUBLIC WATER | : | <input type="checkbox"/> |
| COMMERCIAL | : | <input type="checkbox"/> | OTHER | : | <input type="checkbox"/> | SPRING | : | <input type="checkbox"/> | PUBLIC SEWER | : | <input type="checkbox"/> |
| INDUSTRIAL | : | <input type="checkbox"/> | NONE | : | <input type="checkbox"/> | SEPTIC | : | <input checked="" type="checkbox"/> | | : | |

ZONING DISTRICT REQUIREMENTS: SETBACKS

FRONT: 0 SIDE: 0 REAR: 0

ALL BUILDINGS OR STRUCTURES WITH THE EXCEPTION OF FENCES SHALL BE SETBACK A MINIMUM OF 35 FT. FROM ANY ROAD RIGHT-OF-WAY CENTERLINE OR A MINIMUM OF 5 FT. FROM ANY ROAD RIGHT-OF-WAY LINE, WHICHEVER IS GREATER.

STRUCTURE HEIGHT : : AIRPORT OVERLAY ZONE : UGB

RIPARIAN VEGETATION

ALL STRUCTURES SHALL MAINTAIN A 50 FT. MINIMUM SETBACK FROM ALL STREAMS, LAKES AND RIVERS IDENTIFIED ON THE DEPARTMENT OF REVENUE MAPS.

FIREBREAK

CONSTRUCT AND MAINTAIN A FIREBREAK OF AT LEAST 30 FT. RADIUS AROUND THE PROPOSED STRUCTURE.

RURAL RESIDENTIAL COMPATIBILITY WITH FARM/FOREST MANAGEMENT PRACTICES

I HEREBY ACKNOWLEDGE THAT THE NORMAL INTENSIVE MANAGEMENT PRACTICES OCCURRING ON ADJACENT RESOURCE LAND WILL NOT CONFLICT WITH THE RURAL RESIDENTIAL USE OR ENJOYMENT OF THE ABOVE DESCRIBED PROPERTY.

APPLICANT'S SIGNATURE: Andrew J. Watson

SPECIAL CONSIDERATIONS

| | |
|---|--|
| <input type="checkbox"/> SPECIAL FLOOD HAZARD AREA <input type="checkbox"/> ARCHAEOLOGICAL/HISTORICAL <input type="checkbox"/> COASTAL SHORELANDS <input type="checkbox"/> NATURAL HAZARDS | FIRM #: <input checked="" type="checkbox"/> MINERAL RESOURCES <input checked="" type="checkbox"/> BEACHES AND DUNES <input checked="" type="checkbox"/> OTHER |
|---|--|

COOS COUNTY AUTHORIZED CLEARANCE FOR THE FOLLOWING DATE PERMITS

DEPARTMENT OF ENVIRONMENTAL QUALITY

| | | | |
|-------------------------------------|---------------------------|-------------------------------------|---------------------------|
| <input checked="" type="checkbox"/> | SITE EVALUATION | <input checked="" type="checkbox"/> | REPAIR EXISTING SYSTEM |
| <input checked="" type="checkbox"/> | INSTALL NEW SEPTIC SYSTEM | <input type="checkbox"/> | RECONNECT EXISTING SEPTIC |
| <input type="checkbox"/> | OTHER | | |

BUILDING CODES AGENCY

| | | | |
|-------------------------------------|----------------------------------|-------------------------------------|-----------------------------------|
| <input checked="" type="checkbox"/> | CONSTRUCT SINGLE FAMILY DWELLING | <input checked="" type="checkbox"/> | REPAIR OR ALTER EXISTING DWELLING |
| <input checked="" type="checkbox"/> | SITE MANUFACTURED DWELLING | <input checked="" type="checkbox"/> | CONSTRUCT ACCESSORY STRUCTURE |
| <input checked="" type="checkbox"/> | CONSTRUCT FARM BUILDING | <input type="checkbox"/> | OTHER |

AUTHORIZATION BASED ON APPLICATION FILE #:

EXPLANATORY NOTES AND/OR CONDITIONS:

UP DATE TO ZCL 92-467 / APPLICANT TO SITE AN ACCESSORY STRUCTURE (GARAGE) (APPLICANT HAS ADDRESSED DEFICIES & DUES IN ACU-92-4)

APPLICANT'S STATEMENT

PERTAINING TO THE SUBJECT PROPERTY DESCRIBED ABOVE, I HEREBY DECLARE THAT I AM THE LEGAL OWNER OF RECORD OR AN AGENT HAVING CONSENT OF THE LEGAL OWNER OF RECORD AND AM AUTHORIZED TO OBTAIN THIS ZONING COMPLIANCE LETTER SO AS TO OBTAIN NECESSARY PERMITS FOR DEVELOPMENT FROM THE DEPARTMENT OF ENVIRONMENTAL QUALITY AND/OR THE BUILDING CODES AGENCY. THE STATEMENTS WITHIN THIS FORM ARE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. I VERIFY THAT THIS IS A LEGALLY CREATED TRACT, PARCEL OR LOT AND THAT LEGAL ACCESS TO THE SUBJECT PROPERTY EXISTS. I UNDERSTAND THAT ANY PERMITS AND/OR AUTHORIZATION FOR DEVELOPMENT ISSUED BY THE PLANNING DEPARTMENT MAY BE REVOKED IF IT IS DETERMINED THAT IT WAS ISSUED BASED ON FALSE STATEMENTS, MISREPRESENTATIONS OR IN ERROR. AS A CONDITION FOR ISSUING THIS ZONING COMPLIANCE LETTER THE UNDERSIGNED HEREBY AGREES TO HOLD COOS COUNTY HARMLESS FROM AND INDEMNIFY THE COUNTY FOR ANY LIABILITY FOR DAMAGE WHICH MAY OCCUR AS A RESULT OF THE FAILURE TO BUILD, IMPROVE OR MAINTAIN ROADS WHICH SERVE AS ACCESS TO THE SUBJECT PROPERTY.

APPLICANT'S SIGNATURE:

Christine M. Watson

COOS COUNTY COMPLIANCE

THE COOS COUNTY PLANNING DEPARTMENT FINDS THAT THE PROPOSED USES COMPLY WITH APPLICABLE PROVISIONS OF THE COOS COUNTY ZONING AND LAND DEVELOPMENT ORDINANCE. THE INFORMATION CONTAINED ON THIS FORM REFLECTS THE STATUS OF THE SUBJECT PROPERTY AND LAND USE REGULATIONS THAT EXIST AT THE TIME OF ISSUANCE.

AUTHORIZED SIGNATURE:

Chris How

TITLE:

Permit

DATE:

4-4-95

FOR OFFICE USE ONLY

FEE RECEIVED:

0 (UPDATE)

RECEIPT #:

0

CHECK #:

0

NO CHARGE, BASED ON APPLICATION #:

STAFF:

OTHER:

COOS COUNTY ZONING COMPLIANCE LETTER

COOS COUNTY PLANNING DEPARTMENT
 COURTHOUSE ANNEX
 COQUILLE, OR 97423
 396-3121 EXT. 210

DATE: 9-22-92
 FILE: 92-467

APPLICANT: Andrew & Sylvia Watson PHONE: _____
 OWNER: 17 _____
 ADDRESS: 1889 16th St
 CITY: North Bend STATE: OR ZIP: 97459

| | | | | |
|--------------------------|-------------------|--------------|--------------------------|------------------|
| LEGAL DESCRIPTION | T: <u>23</u> | R: <u>13</u> | S: <u>26</u> | TL#: <u>1700</u> |
| ACCOUNT #: <u>631.00</u> | ZONE: <u>RR-2</u> | | PARCEL SIZE: <u>5.98</u> | |

EXISTING STRUCTURES/IMPROVEMENTS

| | | | | | | | |
|------------|---------------------------------------|-------|---------------------------------------|--------|---------------------------------------|--------------|---------------------------------------|
| DWELLING | : <input checked="" type="checkbox"/> | FARM | : <input checked="" type="checkbox"/> | WELL | : <input checked="" type="checkbox"/> | PUBLIC WATER | : <input checked="" type="checkbox"/> |
| COMMERCIAL | : <input checked="" type="checkbox"/> | OTHER | : <input checked="" type="checkbox"/> | SPRING | : <input checked="" type="checkbox"/> | PUBLIC SEWER | : <input checked="" type="checkbox"/> |
| INDUSTRIAL | : <input type="checkbox"/> | NONE | : <input checked="" type="checkbox"/> | SEPTIC | : <input type="checkbox"/> | | |

ZONING DISTRICT REQUIREMENTS: SETBACKS

FRONT: ✓ SIDE: 0 REAR: 0

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STRUCTURE HEIGHT : 0 AIRPORT OVERLAY ZONE : _____ UGB

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CONSTRUCT AND MAINTAIN A FIREBREAK OF AT LEAST 30 FT. RADIUS AROUND THE PROPOSED STRUCTURE.

RURAL RESIDENTIAL COMPATIBILITY WITH FARM/FOREST MANAGEMENT PRACTICES

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APPLICANT'S SIGNATURE: _____

SPECIAL CONSIDERATIONS

| | |
|---|---|
| <input type="checkbox"/> SPECIAL FLOOD HAZARD AREA <input type="checkbox"/> ARCHAEOLOGICAL/HISTORICAL <input type="checkbox"/> COASTAL SHORELANDS <input type="checkbox"/> NATURAL HAZARDS | FIRM # : _____ <input type="checkbox"/> MINERAL RESOURCES <input checked="" type="checkbox"/> BEACHES AND DUNES <input type="checkbox"/> OTHER |
|---|---|

COOS COUNTY AUTHORIZE CLEARANCE FOR THE FOLLOWING TYPE PERMITS

DEPARTMENT OF ENVIRONMENTAL QUALITY

| | | | |
|-------------------------------------|---------------------------|--------------------------|---------------------------|
| <input type="checkbox"/> | SITE EVALUATION | <input type="checkbox"/> | REPAIR EXISTING SYSTEM |
| <input checked="" type="checkbox"/> | INSTALL NEW SEPTIC SYSTEM | <input type="checkbox"/> | RECONNECT EXISTING SEPTIC |
| <input type="checkbox"/> | OTHER | | |

BUILDING CODES AGENCY

| | | | |
|-------------------------------------|--|-------------------------------------|-----------------------------------|
| <input type="checkbox"/> | CONSTRUCT SINGLE FAMILY DWELLING | <input type="checkbox"/> | REPAIR OR ALTER EXISTING DWELLING |
| <input checked="" type="checkbox"/> | SITE MANUFACTURED DWELLING | <input checked="" type="checkbox"/> | CONSTRUCT ACCESSORY STRUCTURE |
| <input type="checkbox"/> | CONSTRUCT FARM BUILDING | <input type="checkbox"/> | OTHER |
| <input type="checkbox"/> | AUTHORIZATION BASED ON APPLICATION FILE #: | | |

EXPLANATORY NOTES AND/OR CONDITIONS:

*install septic tank
site a mobile home. Construct 32'x26'
accessory structure (garage)
mobile home must be sited before accessory structure.*

APPLICANT'S STATEMENT

PERTAINING TO THE SUBJECT PROPERTY DESCRIBED ABOVE, I HEREBY DECLARE THAT I AM THE LEGAL OWNER OF RECORD OR AN AGENT HAVING CONSENT OF THE LEGAL OWNER OF RECORD AND AM AUTHORIZED TO OBTAIN THIS ZONING COMPLIANCE LETTER SO AS TO OBTAIN NECESSARY PERMITS FOR DEVELOPMENT FROM THE DEPARTMENT OF ENVIRONMENTAL QUALITY AND/OR THE BUILDING CODES AGENCY. THE STATEMENTS WITHIN THIS FORM ARE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. I VERIFY THAT THIS IS A LEGALLY CREATED TRACT, PARCEL OR LOT AND THAT LEGAL ACCESS TO THE SUBJECT PROPERTY EXISTS. I UNDERSTAND THAT ANY PERMITS AND/OR AUTHORIZATION FOR DEVELOPMENT ISSUED BY THE PLANNING DEPARTMENT MAY BE REVOKED IF IT IS DETERMINED THAT IT WAS ISSUED BASED ON FALSE STATEMENTS, MISREPRESENTATIONS OR IN ERROR. AS A CONDITION FOR ISSUING THIS ZONING COMPLIANCE LETTER THE UNDERSIGNED HEREBY AGREES TO HOLD COOS COUNTY HARMLESS FROM AND INDEMNIFY THE COUNTY FOR ANY LIABILITY FOR DAMAGE WHICH MAY OCCUR AS A RESULT OF THE FAILURE TO BUILD, IMPROVE OR MAINTAIN ROADS WHICH SERVE AS ACCESS TO THE SUBJECT PROPERTY.

APPLICANT'S SIGNATURE: *Christopher M. Watson*

COOS COUNTY COMPLIANCE

THE COOS COUNTY PLANNING DEPARTMENT FINDS THAT THE PROPOSED USES COMPLY WITH APPLICABLE PROVISIONS OF THE COOS COUNTY ZONING AND LAND DEVELOPMENT ORDINANCE. THE INFORMATION CONTAINED ON THIS FORM REFLECTS THE STATUS OF THE SUBJECT PROPERTY AND LAND USE REGULATIONS THAT EXIST AT THE TIME OF ISSUANCE.

AUTHORIZED SIGNATURE: *Sheila Wilson*

TITLE: *Planning Technician*

DATE: *9-22-92*

FOR OFFICE USE ONLY

FEE RECEIVED: RECEIPT #: CHECK #:

NO CHARGE, BASED ON APPLICATION #: STAFF: *AW*

OTHER:

RR-2

ACCESSORY STRUCTURE INFORMATION

DATE: 9/22/92

SIZE OF STRUCTURE: 32' x 26'

PURPOSE OF STRUCTURE (i.e. to be used for):

garage

If for storage, what is to be stored there?

ESTIMATED COST: \$4,500

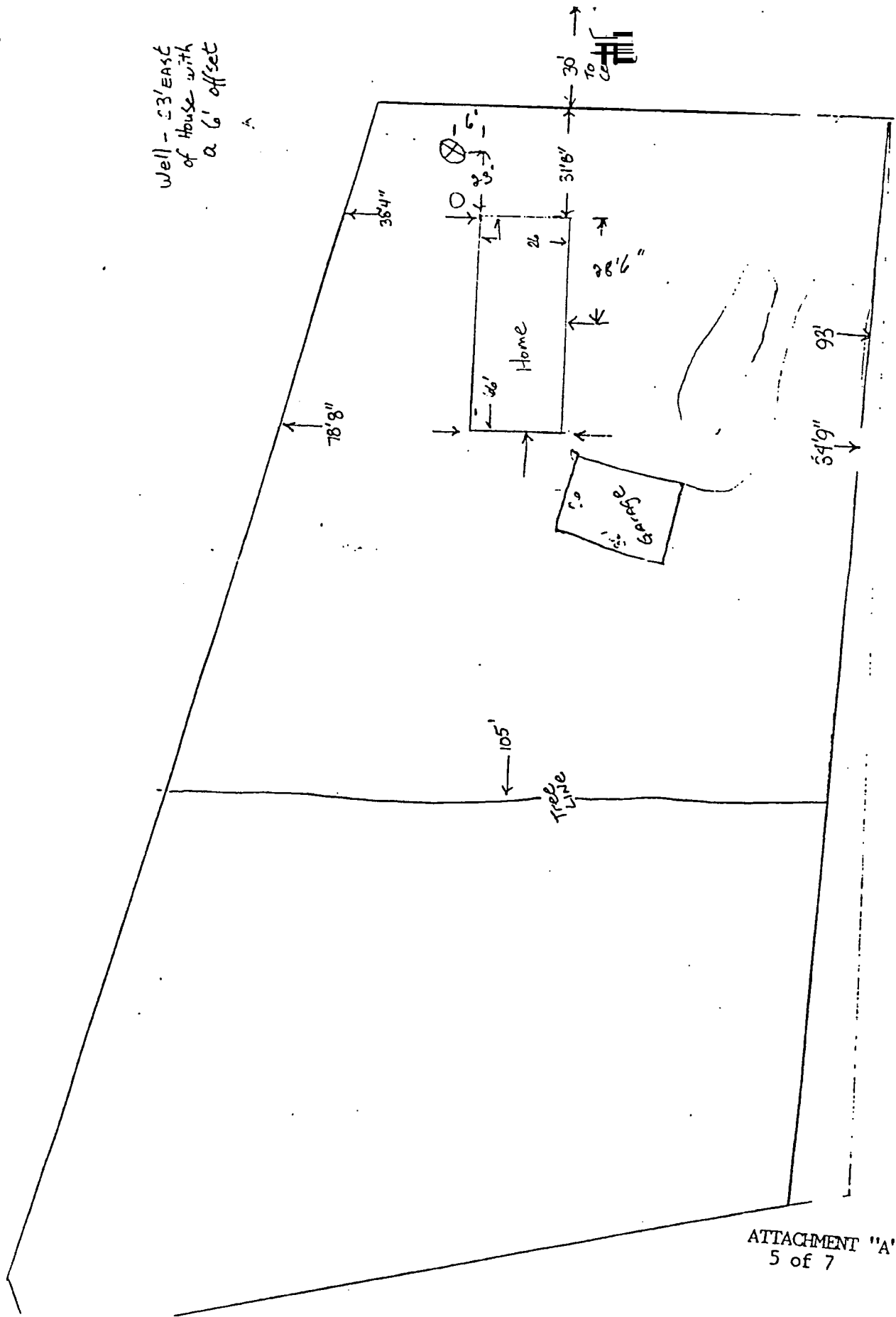
TYPE OF MATERIALS TO BE USED: wood frame, comp. shingle roof
concrete floor

Michael J. Watson
(Signature)

Please submit a sketch.

~~Signature~~

Well - 23' EAST
of House with
a 6' offset



ON-SITE SEWAGE DISPOSAL SYSTEM INSPECTION REQUEST FORM

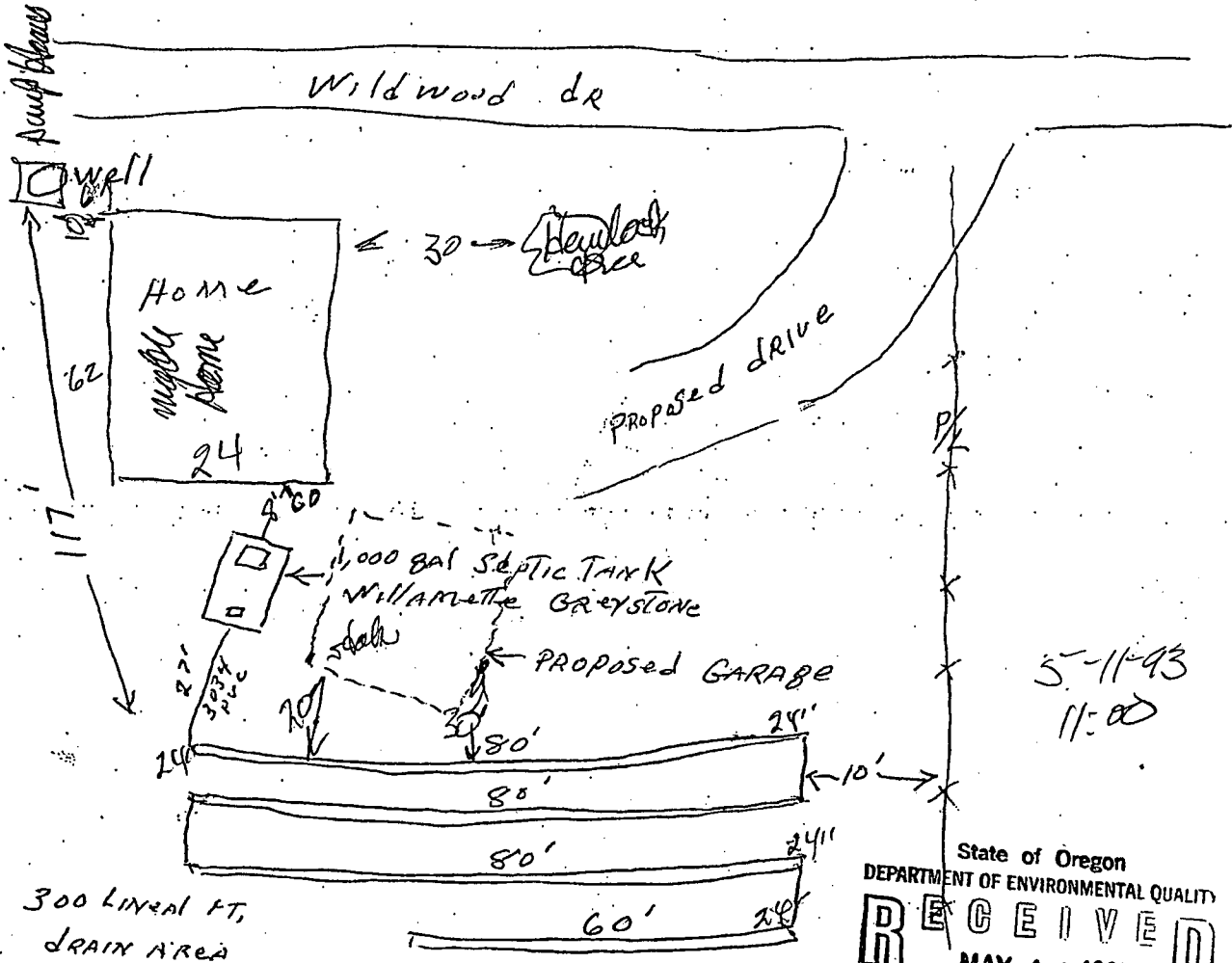
Satisfies ORS 454.665

Property Owner Almon L. Berklund

Permit No. 693-030

Township 23 Range 13 Section 26 Tax Account/Lot No. 631.00/1700 #2

As-built Sketch. Indicate Northerly Direction. Show All Wells



Signature of Installer or Representative William Rempelos

Installer's Name & Address:
Bill Rempelos CONT,
2677 N BAY DR.
NORTH BEND OR.

Date Received by DEQ: _____
By _____

Oregon

DEPARTMENT OF
ENVIRONMENTAL
QUALITY

DATE: March 1, 1993

Southwest Region
Coos Bay Branch Office

TO: SEWAGE DISPOSAL SYSTEMS (ON-SITE) INSTALLERS

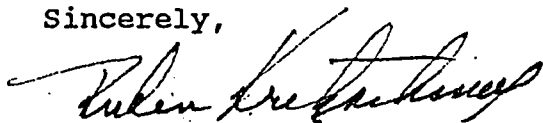
As directed by the On-Site Sewage Section of our Water Quality Division, through their audit of this branch office, we are adding the following requirement to our pre-cover inspection of all systems prior to issuance of a Certificate of Satisfactory Completion.

At the time a pre-cover inspection is requested, the installer shall provide this office with a detailed as-built plan of the system. We enclose a form for this purpose; if a plain 8 1/2" x 11" piece of paper is used, please identify the job by using the information on the permit (owners name and property description).

This detailed plan is to show all of the material used; measurements of each line and between the lines; the size, type, and manufacturer of the effluent sewer line material, septic tank and if there is one required, the dosing tank; and, elevation between outlet of septic tank and first drainfield trench. If a sand filter is involved, a detailed description of the sand filter also must be included. The plan must be signed by the licensed installer or an authorized employee or the owner of the property.

The seven day period allowed for final inspection will begin when this plan is received by this office.

Sincerely,



Ruben Kretzschmar
Branch Supervisor

RK:gs



840 NORTH FRONT ST.
Coos Bay, OR 97420
(503) 269-2721

32595

Control No.

\$ 255.00

Fee

STATE OF OREGON DEPARTMENT OF ENVIRONMENTAL QUALITY

PERMIT NO. 693-030

[X] New Construction

[] Repair

[] Other

Permit Issued To Almon L. Berklund (Property Owner's Name) 23 (Township) 13 (Range) 26 (Section) 1700/631.00 #2 (Tax Lot / Acct. No.) Coos (County) Wildwood Dr. (Road Location) North Bend (City) Del Clive (Issued by - Signature) 02/26/93 (Date Issued)

PERMITS ARE NOT TRANSFERABLE

ALL WORK TO CONFORM TO OREGON ADMINISTRATIVE RULES, CHAPTER 340. WORK SHALL BE DONE BY PROPERTY OWNER OR BY LICENSED SEWAGE DISPOSAL SERVICE. (MAKE NO CHANGES IN LOCATION OR SPECIFICATIONS WITHOUT WRITTEN APPROVAL)

SPECIFICATIONS

EXPIRATION DATE 02/26/94 TYPE OF SYSTEM SERIAL

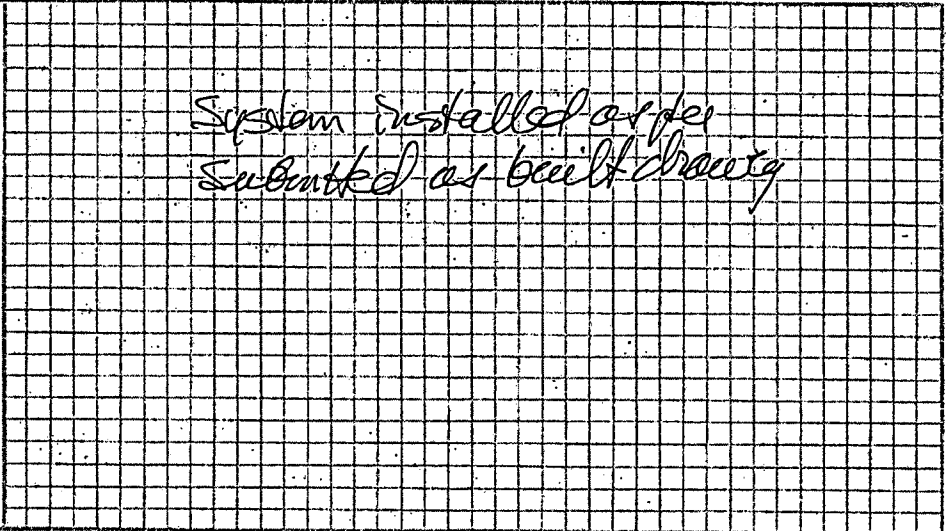
Average Daily Sewage Flow 450 Gallons/Day Design-Peak Sewage Flow 450 Gallons/Day Tank Volume 1,000 Gallons Disposal Trenches [X] Seepage Bed(s) [] Square Feet Maximum Depth 30 inches. Minimum Depth 24 inches. 300 Linear Feet Equal [] Loop [] Serial [X] Pressurized [] Minimum Distance Between Trenches 10 Feet Total Rock Depth 12 inches. Below Pipe 6 inches. Above Pipe 2 inches. [] Rake Sidewall

Special Conditions (Follow Attached Plot Plan) Install system as per stake out diagram by Bill Rempelos. Set tank 5 ft. from any structure and 5 ft. from drainfield. Install trenches level and follow contour of slope. Setback 10 ft. from any structure and property line. Reserve repair area. Keep free of any development or compaction.

PRE-COVER INSPECTION REQUIRED - CONTACT DEQ 269-2721

CERTIFICATE OF SATISFACTORY COMPLETION

As-Built Drawing with Reference Locations Installer Bill Rempelos Final Insp. Date 5-11-93 [] Inspected By Del Clive AS [] Issued by Operation of Law [] Pre-cover inspection waived pursuant to OAR 340, Division 71



In accordance with Oregon Revised Statute 454.665, this Certificate is issued as evidence of satisfactory completion of an on-site sewage disposal system at the location identified above. As per OAR 340-71-175(8) this Certificate is valid for one (1) year from date of issuance for connection to the septic system.

Issuance of this Certificate does not constitute a warranty or guarantee that this on-site disposal system will function indefinitely without failure.

Authorized Signatures: Del Clive AS (Authorized Signature), Bill Rempelos (Title), 5-12-93 (Date), Del Clive AS (Office)

CONSTRUCTION/REPAIR PERMIT WORKSHEET

Applicant Almond Bunkland Township 23 Range 13 Section 26 TL/TA# 1700/631.00

Site Plan Checked _____ Date 2-26-93 Comments _____

Type of Permit: New Construction Repair _____ Alteration _____ AN Repair _____

Type of System Serial Tank Volume 1000 gallons

Design Sewage Flow 450 Gals/Day Maximum Depth 30 Minimum Depth 24"

Linear Feet 300 Minimum Distance Between Trenches 10 feet Rock Depth 12"

Special Conditions Install system as per stake out Diagram by Bill Rampello -- set tank 5 ft to any structures and 5' to DF trenches. Install benches level and follow contour of slope set back 10 ft to any structure and property line - Reserve Repair Area Keep free of any soil compaction

No. of Inspections Required (1) at What Stages of Construction Preover

Date Issued 2-26-93 Date of Expiration 2-26-94

Will Shields
Signature of Sanitarian

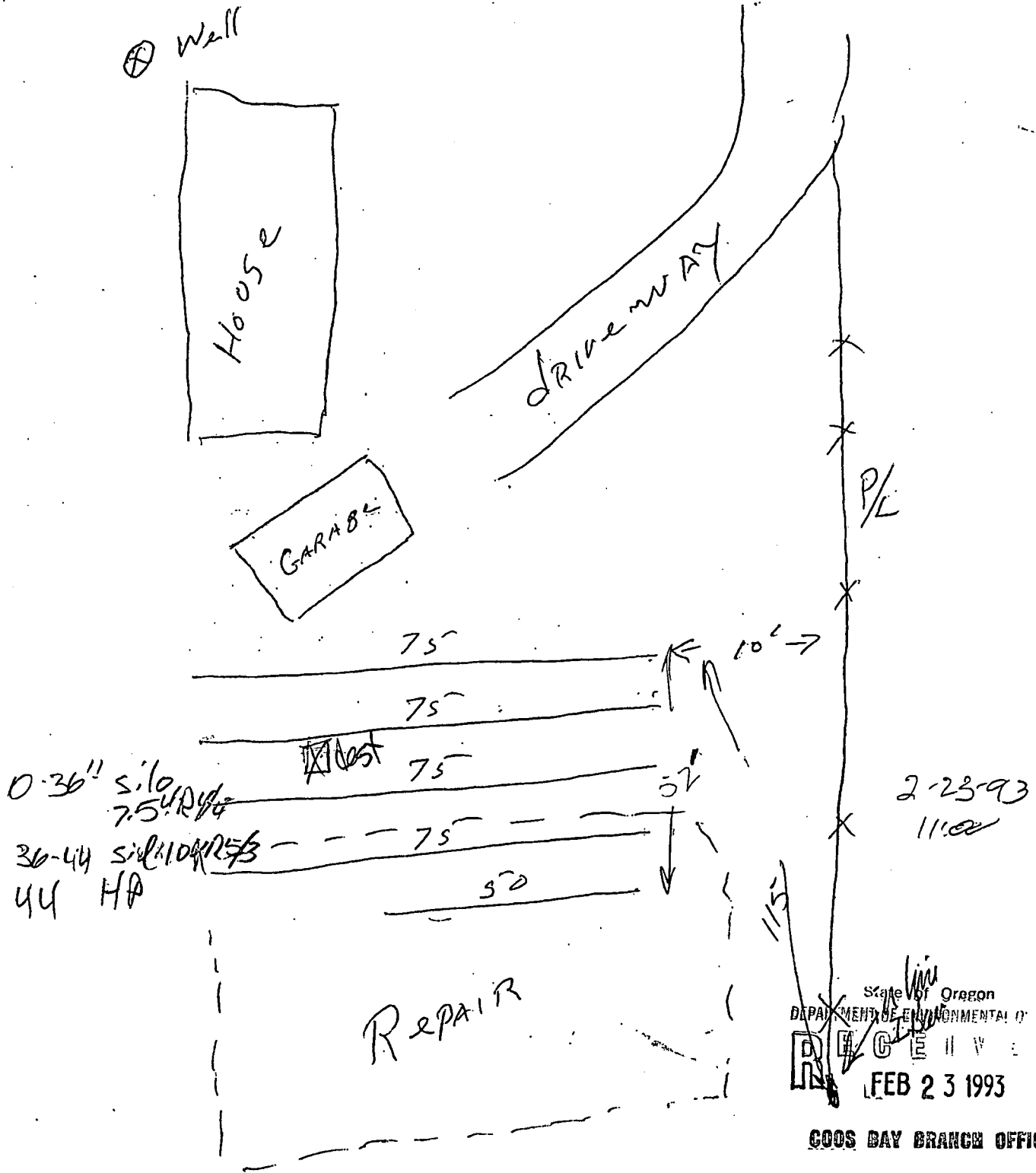
Bill Rempelos, Contractor

2677 North Bay Drive • North Bend, Oregon 97459

756-5506
MOBILE 269-3609

oo

AL BURCKLAND



State of Oregon
DEPARTMENT OF ENVIRONMENTAL QUALITY
RECEIVED
FEB 23 1993
COOS BAY BRANCH OFFICE

STATE OF OREGON
 DEPARTMENT OF ENVIRONMENTAL QUALITY
 COOS BAY OFFICE
 340 N. Front
 Coos Bay, Oregon 97420
 269-2721 or 1-800-452-4011

FOR OFFICE USE ONLY
 Date Rec'd 2/18/93
 Date Completed _____
 Required Fee 35500
 Receipt No. 56462
 Control No. 693-A30

FOR APPLICANT'S USE - (PLEASE PRINT)

Two Acres
 Lot Size (Acreage or Dimensions)

Berklund Almond L.
 (Property Owner's Name)

(Applicant's Name if Different from Owner)

Legal Description of Property 23 13 26 1700/631.00 #2 Coos
 (Township) (Range) (Section) (Tax/Lot/Acct. No.) (County)

For Parcels in Platted Subdivisions, Indicate (Subdivision Name) (Lot Number) (Block Number)

Proposed Facility

Single Family Residence Three
 (Number of Bedrooms)
 Other _____
 (Specify)

Water Supply

Public (Community System)
 Private well
 (Indicate: Well, Spring, Etc.)

Existing Facility

Single Family Residence _____
 (Number of Bedrooms)
 Other _____
 (Specify)

DIRECTIONS TO PROPERTY: 1 1/2 miles North of State Highway 564 - Turn Right onto Wildwood Drive - Another 1/2 mi.

APPLICATION FOR:

- | | |
|--|---|
| <input type="checkbox"/> Site Evaluation Report | <input type="checkbox"/> Authorization Notice |
| <input checked="" type="checkbox"/> Permit to Construct On-Site Sewage Disposal System | Purpose of Authorization Notice |
| <input type="checkbox"/> Permit to Repair On-Site Sewage Disposal System | <input type="checkbox"/> Connect to an existing system not currently in use |
| <input type="checkbox"/> Permit for Alteration of On-Site Sewage Disposal System | <input type="checkbox"/> Replace one mobile home with another or a house |
| <input type="checkbox"/> Permit Renewal | <input type="checkbox"/> Replace or rebuild a house |
| <input type="checkbox"/> Existing System Report | <input type="checkbox"/> Addition of one or more bedroom |
| <input type="checkbox"/> Plan Review | <input type="checkbox"/> Personal hardship |
| <input type="checkbox"/> Other (Specify) _____ | <input type="checkbox"/> Temporary housing |
| | <input type="checkbox"/> Other (Specify) _____ |

This application will be returned if it is not filled out completely and accompanied by the appropriate fee and attachments required in the guidance packet. Your site must be prepared according to instructions in the guidance packet before action can be taken on this application.

By my signature, I certify that the information I have furnished is correct, and hereby grant the Department of Environmental Quality and its authorized agent permission to enter onto the above described property for the purpose of this application.

Almond L. Berklund
 (Signature)

2-18-93
 (Date)

Authorized Representative
 Licensed Installer
 License No. _____

Owner's Mailing Address

Applicant's Mailing Address (if different)

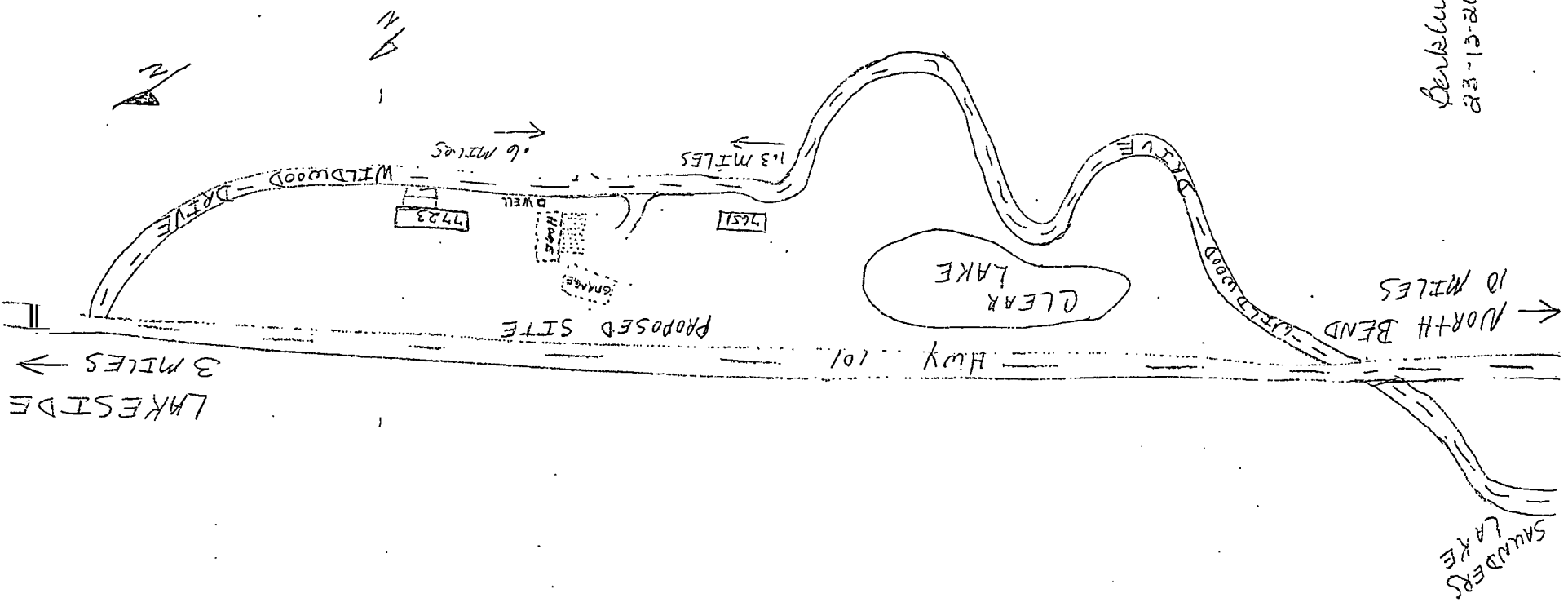
7223 WILDWOOD DR.
NO. BEND ORE

Phone 759-3301

Phone _____

IW\WC8\WC8691 (7-19-91)

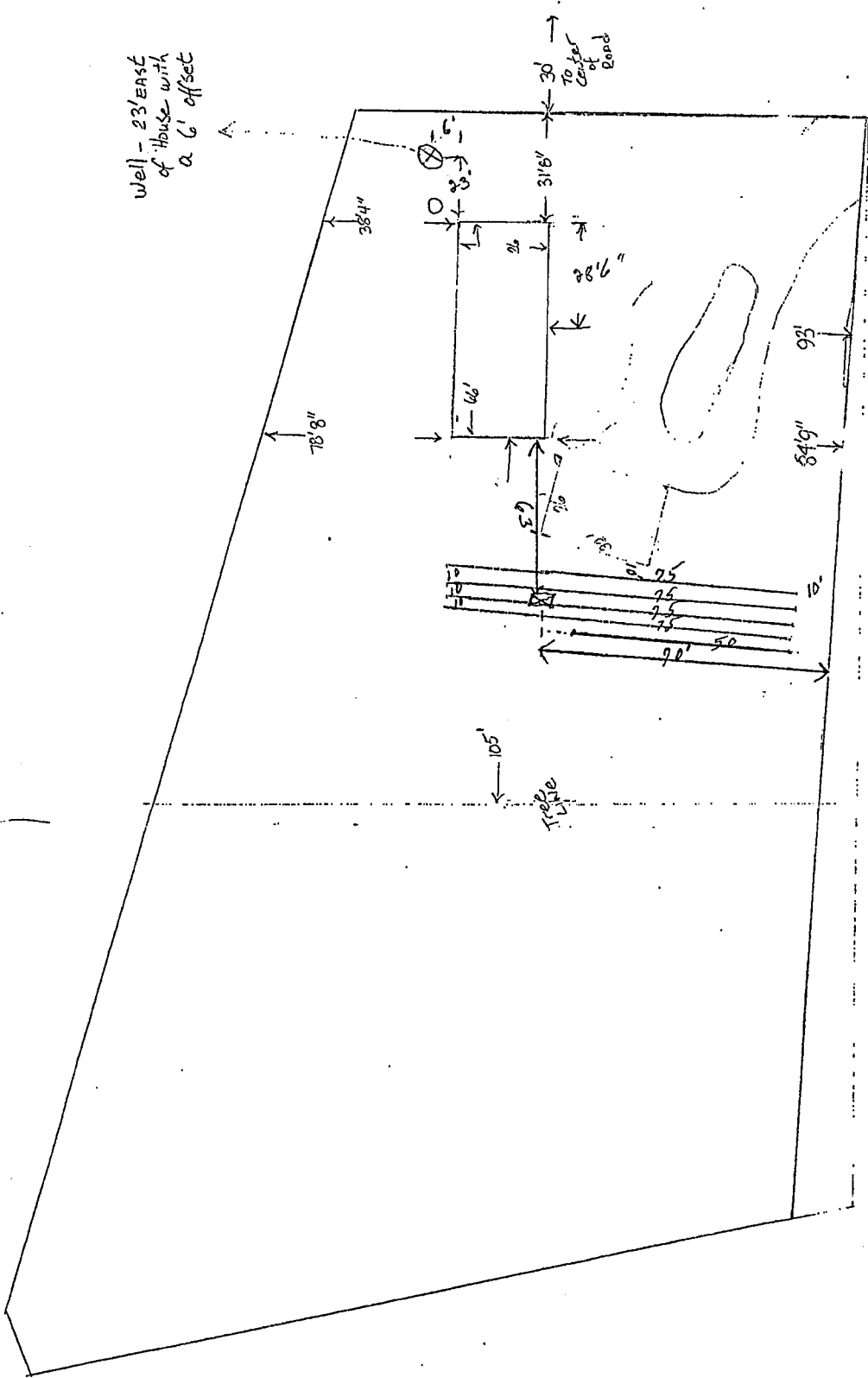
Property ready for inspection: 2/18/93



Deakland
 23-13-26-1700/631.00

U

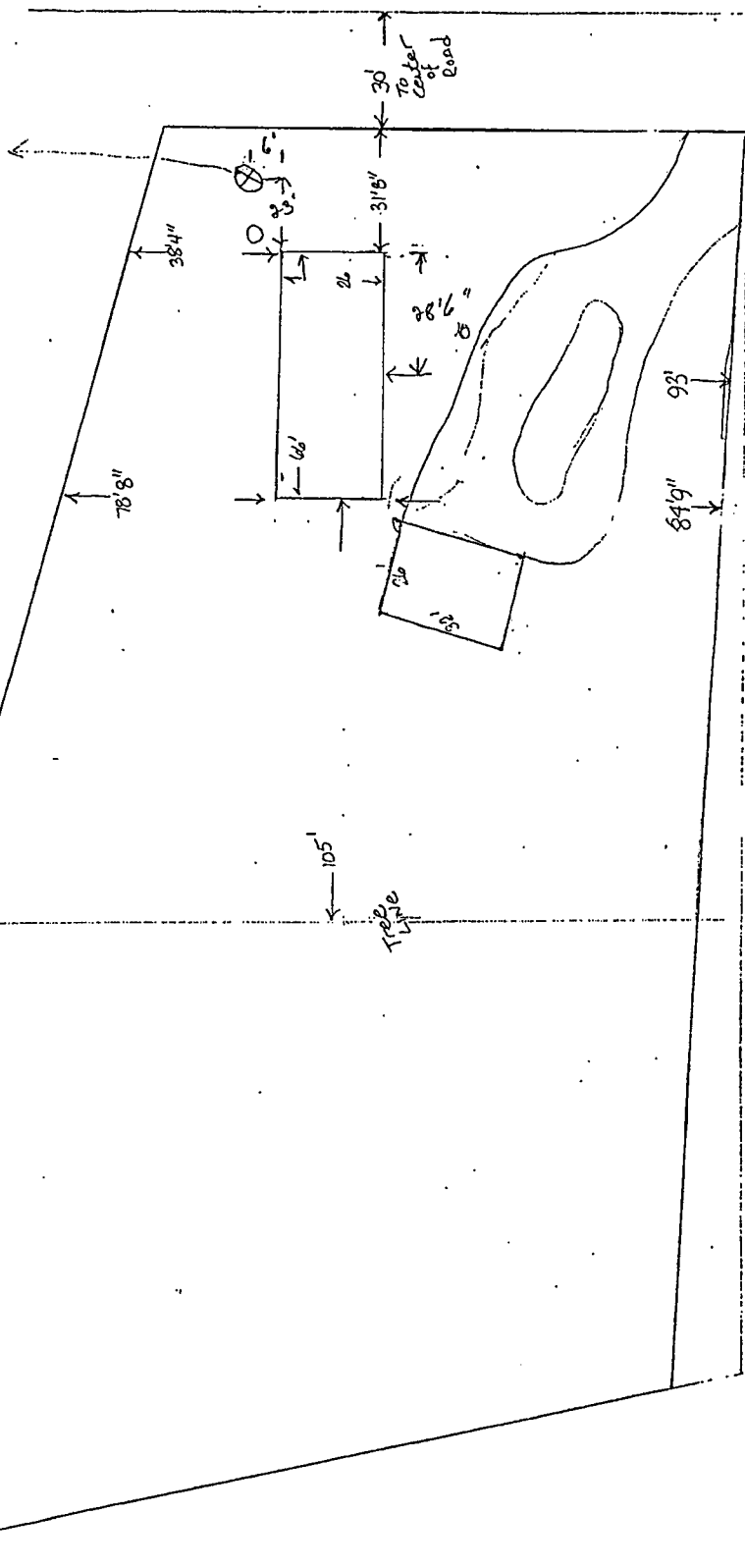
Well - 23' EAST
of House with
a 6' offset



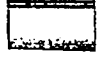
1/2

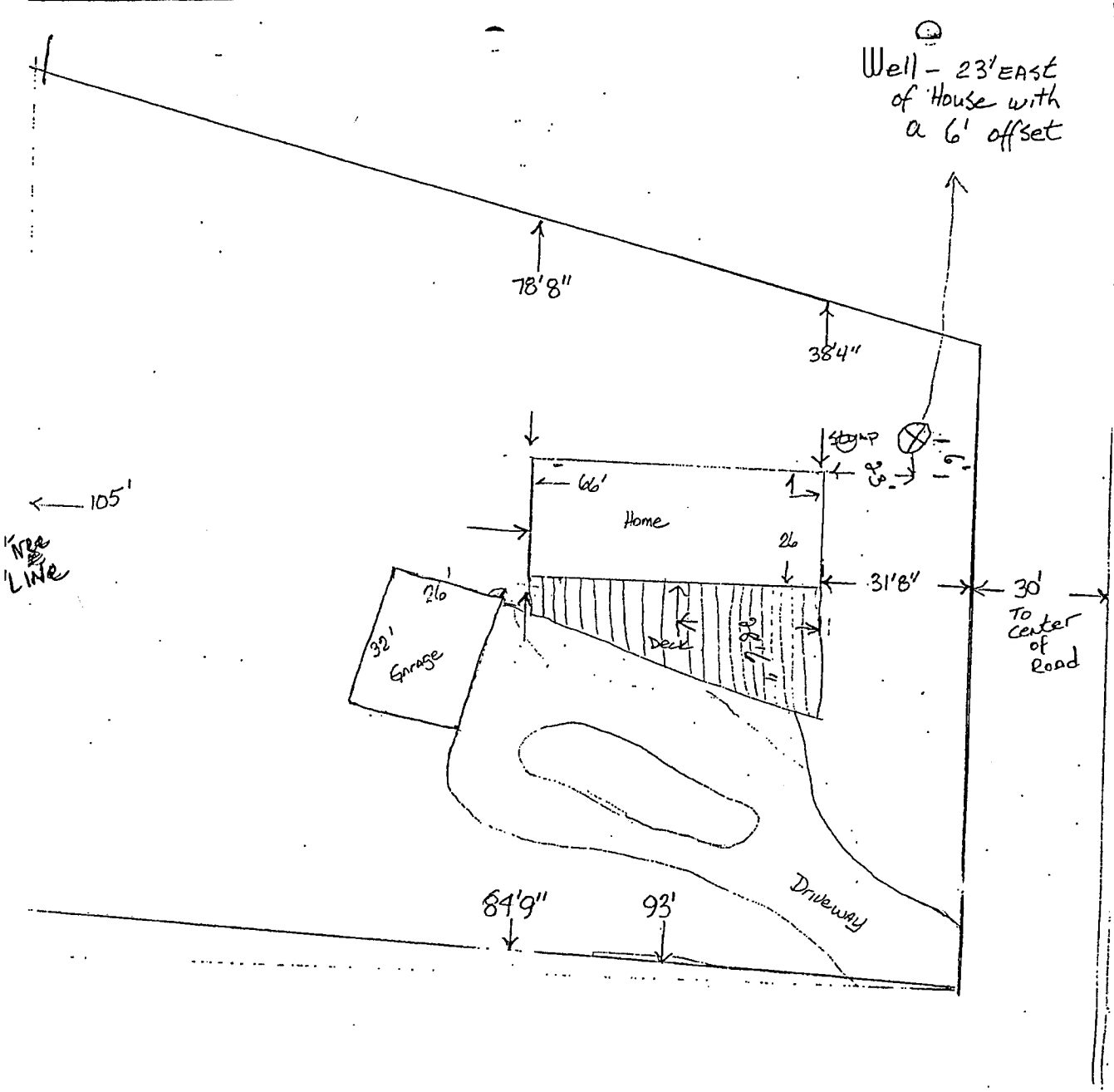
Township 23 Range 13 Section 26
TAX Lot/sect No. 1700/631.00 #2 Coos

Well - 23' EAST
of house with
a 6' offset



DEQ COPY





COOS COUNTY ZONING COMPLIANCE LETTER

COOS COUNTY PLANNING DEPARTMENT
 COURTHOUSE ANNEX
 COQUILLE, OR 97423
 396-3121 EXT. 210

DATE: 9-22-92
 FILE: 92-46-7

APPLICANT: Andrew P. Sylvia Watson PHONE: _____
 OWNER: 17 " "
 ADDRESS: 1889 16th St.
 CITY: North Bend STATE: OR ZIP: 97459

| | | | | |
|--------------------------|-------------------|--------------|--------------------------|------------------|
| LEGAL DESCRIPTION | T: <u>23</u> | R: <u>13</u> | S: <u>26</u> | TL#: <u>1700</u> |
| ACCOUNT #: <u>631.00</u> | ZONE: <u>RR-2</u> | | PARCEL SIZE: <u>5.98</u> | |

EXISTING STRUCTURES/IMPROVEMENTS

| | | | | | | | |
|------------|-------------------------------------|-------|-------------------------------------|--------|-------------------------------------|--------------|--------------------------|
| DWELLING | <input checked="" type="checkbox"/> | FARM | <input type="checkbox"/> | WELL | <input checked="" type="checkbox"/> | PUBLIC WATER | <input type="checkbox"/> |
| COMMERCIAL | <input checked="" type="checkbox"/> | OTHER | <input checked="" type="checkbox"/> | SPRING | <input checked="" type="checkbox"/> | PUBLIC SEWER | <input type="checkbox"/> |
| INDUSTRIAL | <input type="checkbox"/> | NONE | <input checked="" type="checkbox"/> | SEPTIC | <input type="checkbox"/> | | |

ZONING DISTRICT REQUIREMENTS: SETBACKS

FRONT: ✓ SIDE: 0 REAR: 0

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STRUCTURE HEIGHT : 0 | ~~AIRPORT OVERLAY ZONE~~ | UGB

RIPARIAN VEGETATION

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CONSTRUCT AND MAINTAIN A FIREBREAK OF AT LEAST 30 FT. RADIUS AROUND THE PROPOSED STRUCTURE.

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APPLICANT'S SIGNATURE: _____

SPECIAL CONSIDERATIONS

| | |
|--|---|
| <input type="checkbox"/> SPECIAL FLOOD HAZARD AREA | FIRM #: _____ |
| <input type="checkbox"/> ARCHAEOLOGICAL/HISTORICAL | <input type="checkbox"/> MINERAL RESOURCES |
| <input type="checkbox"/> COASTAL SHORELANDS | <input checked="" type="checkbox"/> BEACHES AND DUNES |
| <input type="checkbox"/> NATURAL HAZARDS | <input type="checkbox"/> OTHER |

COOS COUNTY AUTHORIZES CLEARANCE FOR THE FOLLOWING STATE PERMITS

DEPARTMENT OF ENVIRONMENTAL QUALITY

| | | | |
|-------------------------------------|---------------------------|--------------------------|---------------------------|
| <input type="checkbox"/> | SITE EVALUATION | <input type="checkbox"/> | REPAIR EXISTING SYSTEM |
| <input checked="" type="checkbox"/> | INSTALL NEW SEPTIC SYSTEM | <input type="checkbox"/> | RECONNECT EXISTING SEPTIC |
| <input type="checkbox"/> | OTHER | | |

BUILDING CODES AGENCY

| | | | |
|-------------------------------------|--|-------------------------------------|-----------------------------------|
| <input type="checkbox"/> | CONSTRUCT SINGLE FAMILY DWELLING | <input type="checkbox"/> | REPAIR OR ALTER EXISTING DWELLING |
| <input checked="" type="checkbox"/> | SITE MANUFACTURED DWELLING | <input checked="" type="checkbox"/> | CONSTRUCT ACCESSORY STRUCTURE |
| <input type="checkbox"/> | CONSTRUCT FARM BUILDING | <input type="checkbox"/> | OTHER |
| <input type="checkbox"/> | AUTHORIZATION BASED ON APPLICATION FILE #: | | |

EXPLANATORY NOTES AND/OR CONDITIONS: *install septic tank*
site a mobile home. Construct 32'x26'
Accessory structure (garage)
mobile home must be sited before accessory structure.

APPLICANT'S STATEMENT

PERTAINING TO THE SUBJECT PROPERTY DESCRIBED ABOVE, I HEREBY DECLARE THAT I AM THE LEGAL OWNER OF RECORD OR AN AGENT HAVING CONSENT OF THE LEGAL OWNER OF RECORD AND AM AUTHORIZED TO OBTAIN THIS ZONING COMPLIANCE LETTER SO AS TO OBTAIN NECESSARY PERMITS FOR DEVELOPMENT FROM THE DEPARTMENT OF ENVIRONMENTAL QUALITY AND/OR THE BUILDING CODES AGENCY. THE STATEMENTS WITHIN THIS FORM ARE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. I VERIFY THAT THIS IS A LEGALLY CREATED TRACT, PARCEL OR LOT AND THAT LEGAL ACCESS TO THE SUBJECT PROPERTY EXISTS. I UNDERSTAND THAT ANY PERMITS AND/OR AUTHORIZATION FOR DEVELOPMENT ISSUED BY THE PLANNING DEPARTMENT MAY BE REVOKED IF IT IS DETERMINED THAT IT WAS ISSUED BASED ON FALSE STATEMENTS, MISREPRESENTATIONS OR IN ERROR. AS A CONDITION FOR ISSUING THIS ZONING COMPLIANCE LETTER THE UNDERSIGNED HEREBY AGREES TO HOLD COOS COUNTY HARMLESS FROM AND INDEMNIFY THE COUNTY FOR ANY LIABILITY FOR DAMAGE WHICH MAY OCCUR AS A RESULT OF THE FAILURE TO BUILD, IMPROVE OR MAINTAIN ROADS WHICH SERVE AS ACCESS TO THE SUBJECT PROPERTY.

APPLICANT'S SIGNATURE: *Christopher M. Watson*

COOS COUNTY COMPLIANCE

THE COOS COUNTY PLANNING DEPARTMENT FINDS THAT THE PROPOSED USES COMPLY WITH APPLICABLE PROVISIONS OF THE COOS COUNTY ZONING AND LAND DEVELOPMENT ORDINANCE. THE INFORMATION CONTAINED ON THIS FORM REFLECTS THE STATUS OF THE SUBJECT PROPERTY AND LAND USE REGULATIONS THAT EXIST AT THE TIME OF ISSUANCE.

AUTHORIZED SIGNATURE: *Sheila Wilson*
 TITLE: *Planning Technician* DATE: *9-22-92*

FOR OFFICE USE ONLY

FEE RECEIVED: RECEIPT #: CHECK #:

NO CHARGE, BASED ON APPLICATION #: STAFF: *HW*

OTHER:

ASRSB10 REAL PROPEF= ASSESSMENT ROLL 14:14:22
 09/22/92 LAST UPDATED: 11/23/90
 ACCT NO 631.00 ALMON & M. BERKLUND TRUST T23 R13 S26 TL 1700
 CODE 13.16 % BERKLUND, ALMON L. &
 CLASS 100 MADELINE B., CO-TRUSTEES
 ACRES 5.98 7723 WILDWOOD DR
 REF NO 90-10-0499 NORTH BEND, OR 97459
 ZONES RR-2

CURRENT YEAR MARKET ASSESSED PRIOR YEAR MARKET ASSESSED

LAND
 BUILDINGS
 TOTAL VALUE

TAXABLE VALUE

PRESS:

ENTER - SEL PF5 - TAX RATES PF8 - MOBIL XREF PF12 - LAND
 PF1 - ADV PF6 - PLANNING PF9 - SALES
 PF2 - RCD PF7 - TAXROLL PF10 - INDEX CLEAR - EXIT

4B[Aa BO--SESSION1 R 3 C 10 o-o01 6:30 9/13/92



Department of Environmental Quality

SOUTHWEST REGION — Coos Bay Branch Office

490 NORTH SECOND STREET, COOS BAY, OREGON 97420 PHONE (503) 269-2721

January 24, 1990

Almon L. Berklund
7723 Wildwood Dr.
North Bend, Or. 97459

RE: WQSS-Coos County
23-13-26-1700/631.00 #2
Site Evaluation

Please find enclosed Report of Evaluation for One Lot, together with a field drawing showing the area approved for the following type of on-site sewage disposal system:

Initial system to be Closed Loop system in approved area. Repair to be Serial system. Well to be 100 feet from approved area. Keep approved area free of all development and compaction.

This approval runs with the land and will benefit subsequent owners as long as the lot or parcel described thereon will not be further partitioned or subdivided, and that conditions on the subject or adjacent properties have not been altered in any manner which would prohibit issuance of a permit in accordance with Oregon Administrative Rules of the Environmental Commission. Any such subdivision, partitioning, or alteration may void this report.

Please note this document is a technical report only, not a permit to install the system. Such permit will be issued upon receipt of an application, site plan, and the appropriate fee. A new zoning compliance letter also may be required. Installation permits are issued to individuals and are not transferable.

The Report of Evaluation for One Lot is valid until an on-site sewage disposal system is installed pursuant to an installation permit obtained from the Coos Bay Branch of this Department, or until earlier cancellation pursuant to Commission rules, with written notice thereof by the Department to the owners according to Department records or County Tax records.

If you have questions, please give us a call.

Sincerely,



Del Cline, R.S.
Environmental Specialist

DC:gs
Enclosure

STATE OF OREGON
DEPARTMENT OF ENVIRONMENTAL QUALITY

For Office Use Only

REPORT OF EVALUATION FOR ONE LOT
ON-SITE SEWAGE SYSTEMS
(Technical Report — Not a Permit)

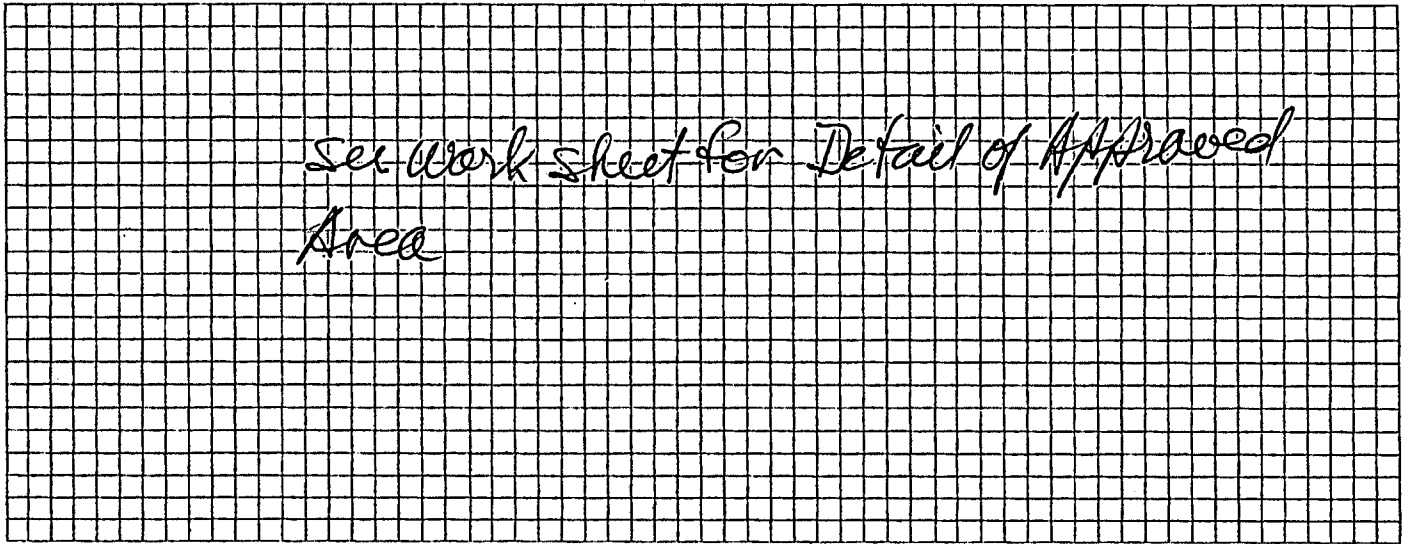
Rankland

23 (Township) 13 (Range) 26 (Section) \$1700/631.00 (Tax Lot/Acct. No.) Coos (County)

(Subdivision Name) Parcel II (Lot No.) _____ (Block No.) 2.000ac± (Lot Size)

The Entire Property Has Has Not Been Evaluated

PLOT PLAN OF APPROVABLE AREA:



Any alteration of the natural conditions in the area approved for the on-site system or replacement area may void this approval.

This approval is given on the basis that the lot or parcel described above will not be further partitioned or subdivided and that conditions on subject or adjacent properties have not been altered in any manner which would prohibit issuance of a permit in accordance with O.R.S. 454.605 through 454.755 and Administrative Rules of the Environmental Quality Commission. Any such subdivision, partitioning or alteration may void this report.

The site has been found suitable for installation of the following kinds of on-site sewage disposal systems, with the limitations and additional requirements indicated:

Final System closed loop 7 In Approved Area
Repair System Serial

Site Well 100ft from Approved Area

WARNING: This document is a technical report for on-site sewage disposal only. It may be converted to a permit only if, at the time of application, the parcel has been found to be compatible with applicable LCDC-acknowledged local comprehensive land use plans and implementing measures or the Statewide Planning Goals. The Statement of Compatibility may be made on the attached form or its equivalent. Authorized Agent approval is required before a construction permit can be issued.

This report is valid until an on-site sewage system is installed pursuant to a construction permit obtained from DEQ Coos Bay, or until earlier cancellation, pursuant to Commission rules, with written notice thereof by the Department of Environmental Quality to the owners according to Department records or the County tax records. Subject to the foregoing, this report runs with the land and will automatically benefit subsequent owners.

Will Blum, R.S. (Signature of Authorized Agent) ENVIRON SP007 1-24-90 (Title) 1-24-90 (Date) SCOR-CBB (Office)

SITE EVALUATION FIELD WORKSHEET

Tax Reference 23-13-26 181700/031 Evaluator: Del Clark PS
 Applicant Berkhamel Date: 1-2-80 # 2 200

| | Depth | Texture | Soil Matrix Color and Mottling (Notation), %Coarse Fragments, Roots, Structure, Layer Limiting Effective Soil Depth, etc. |
|-------|----------|--------------------|---|
| Pit 1 | 0-26 | Silt | # Powd 14.5% Red Silts |
| | 2-12 | massive silty clay | 10% Red Silts |
| | 12-36 | Silt | Red Silts # Powd 7.5% |
| | 36 | silty sand | |
| Pit 2 | 12-16-20 | Silt-Silt | Red Silts # Powd 14.5% |
| | 20 | Silt-Silt | Red Silts # Powd 14.5% |
| | | 1 | |
| Pit 3 | 0-20-35 | Silt | |
| | 35-60 | silty sand | capable |
| | | | |
| Pit 4 | | | |
| | | | |
| | | | |

Landscape Notes: partially cleared wood area
 Slope: 10% 0-25% Aspect: _____ Groundwater: depth 2
 Other Site Notes: _____

SYSTEM SPECIFICATIONS

Type System: _____ Design Flow: 450 gpd
 Initial loop - Serial System Sizing: 75 /150 g. Max. Depth Absorption Facility (in): 24-30
 Replacement Serial System Sizing: 100 /150 g. Max. Depth Absorption Facility (in): 24-30
 Special Conditions: Well 10' from proposed area



Department of Environmental Quality

SOUTHWEST REGION — Coos Bay Branch Office

490 NORTH SECOND STREET, COOS BAY, OREGON 97420 PHONE (503) 269-2721

January 9, 1990

Almon L. Berklund
7723 Wildwood Dr.
North Bend, Or. 97459

RE: WQ-SS-Coos County
23-13-26-1700/631.00
Site Evaluation
Additional Information

On January 2, 1990 a representative of this office conducted an evaluation of a portion of the above described property located adjacent to 7723 Wildwood Dr. in North Bend, Oregon. We will need the following additional information to complete the site evaluation report:

- 1) Submit a map which accurately locates test holes relative to property lines for both parcels.
- 2) Furnish an additional test hole on parcel #2 50 feet up slope from the previous test holes.

Please contact this office when the additional test hole is ready and after submitting the additional information map.

Sincerely,

Del Cline, R.S.
Environmental Specialist

DC:gs

STATE OF OREGON
Department of Environmental Quality
490 North Second Street
Coos Bay, Oregon 97420
(503) 269-2721

FOR OFFICE USE ONLY
Date Received 12/5/89
Date Completed _____
Required Fee 37000
Receipt No. 42847
Control No. _____

APPLICATION FOR:

- Site Evaluation Report 2
- Permit to Construct On-Site Sewage Disposal System
- Permit to Repair On-Site Sewage Disposal System
- Permit for Alteration of System
- Permit Renewal, Type _____
- Existing System Report
- Plan Review
- Other (specify) _____

- Authorization Notice for:
- Connect to existing system not currently in use.
 - Replace one mobile home with another or with a house
 - Replace or rebuild a house
 - Addition of bedroom(s)
 - Personal hardship
 - Temporary housing
 - Other (specify) _____

This application will be returned if it is not filled out completely and accompanied by appropriate fee and attachments required on the guidance sheet. Your site must be prepared according to instructions on guidance sheet before action can be taken on this application.

ALMON L. BEAKLUND
Property Owner's Name

Applicant's Name (if different) _____

Legal Description of Property 83 13 26 1700 PAR. #2 + #3 631.00
Township Range Section Tax Lot # and Tax Account #

County COOS Size of Lot 2 ACRES For parcels in platted subdivisions, indicate the subdivision name _____ Block No. _____ Lot No. _____

Proposed Facility
 Single Family Dwelling 3
No. of Bedrooms
 Other _____
(Specify)

Existing Facility
 Single Family Dwelling _____
No. of Bedrooms
 Other _____
(Specify)

Water Supply: _____
Public (Community System)

WELL
Private (specify well, spring, etc.)

Directions to Property: 1 1/2 MI FROM SCALES, TURN RIGHT ON WILDWOOD DR.
1 1/2 MILES TO PROPERTY 7723 WILDWOOD DR. NO. BEND, ORE. 97459

By my signature I certify that the information I have furnished is correct, and hereby grant the Department of Environmental Quality and its authorized agent permission to enter onto the above-described property for the purpose of this application.

Almon L. Beaklund
Signature
Mailing Address: 7723 WILDWOOD DR.
NO. BEND, ORE. 97459

12-5-89 Owner
Date Authorized Representative
 Licensed Installer, License Number _____
Applicant's mailing address (if different): _____

Phone Number 759-3301
Property will be ready for inspection: Will call.

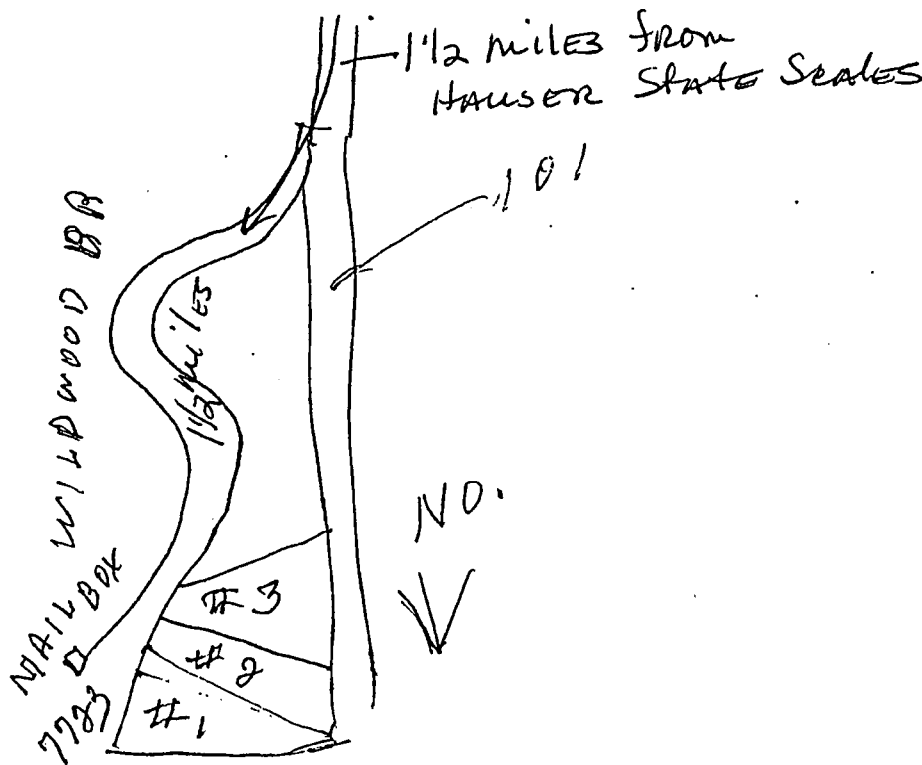
Phone Number _____

LOCATOR/VICINITY MAP. — .The purpose of this map is to enable field staff to locate property as easily as possible and, once on the property, to locate the inspection area quickly. Please start your drawing of the VICINITY map from a familiar beginning giving as many landmarks as possible; indicate road and crossroad names and mileage. On the LOCATOR portion of the map show existing or proposed buildings, sewage disposal area or test pits in desired area for the system, and water (including lakes, streams, rivers, existing or proposed wells on your property or neighboring properties.) Distances are important; staking and/or flagging the inspection area is very helpful.

1. LOCATOR MAP (Details existing or proposed development ON the property.

PROPERTY OWNER Becklund TOWNSHIP 23 RANGE 13 SECTION 26 TAX LOT/TAX ACCT NOS. 1700

2. VICINITY MAP (Details directions on how to get TO the property.



Zoning Compliance Letter Coos County

DATE DEC 5 19 89
LOG # VL. 89-548

APPLICANT Almon BERKlund

OWNER: " " AGENT:

ADDRESS: 7723 Wildwood DR, NORTH BEND PHONE:

LEGAL DESCRIPTION

| | | | |
|------------------------------|---------------------------|---------------------------------------|-------------------------------|
| Township: <u>23</u> | Range: <u>13</u> | Section: <u>26</u> | Tax Lot No.: <u>1600/1700</u> |
| Zoning District: <u>RR-2</u> | Parcel Size: <u>2. AC</u> | <u>PARCEL II</u> <u>PARCEL III</u> | Account No.: |

SEE ATTACHED MINOR PARTITION

EXISTING IMPROVEMENTS

STRUCTURES:

Dwelling
 Commercial
 Industrial
 Farm
 Other
 None

UTILITIES:

Well
 Spring
 None
 Septic system
 Public water
 Public sewer

ZONING DISTRICT REQUIREMENTS

SETBACKS:

FRONT:

No requirement
 20 feet minimum

REAR:

No requirement
 5 feet minimum

SIDE:

No requirement
 5 feet minimum
 15 feet minimum for side yards abutting a right-of-way

ALL SETBACKS:

All buildings or structures with the exception of fences shall be setback a minimum of 35 ft. from any road right-of-way center-line or a minimum of 5 ft. from any road right-of-way line, whichever is greater.

No requirements

STRUCTURE HEIGHT:

No requirement
 35 feet maximum
 35 feet maximum within airport overlay zone.

35 ft. plus one additional foot in height from each foot of setback exceeding 5 feet.

Other:

RIPARIAN VEGETATION:

No requirement
 All structures shall maintain a 50 foot minimum setback from all streams, lakes and rivers identified on the Department of Revenue maps.

FIREBREAK:

No requirement
 Construct and maintain a firebreak of at least 30' radius around the proposed structure.

County Clearance to Obtain the Following Permits

Special Flood Hazard Area

- Site is not within HUD special flood hazard area
- Site is within HUD special flood hazard area — See Attachment "A"

Department of Environmental Quality
490 N. 2nd, Coos Bay: 269-2721

- Site evaluation
- New septic system
- Other: _____
- Repair existing system
- Reconnect to existing system

Department of Commerce
455 Elrod, Coos Bay: 269-4566

- Construct single family dwelling
- Site mobile home
- Other: _____
- Repair or alter existing dwelling
- Construct accessory structure

Explanatory notes/conditions

Site evaluation only.

Coos County Compliance

The Coos County Planning Department finds the proposed uses(s) complies with the Coos County Zoning and Land Development Ordinance and the Coos County Comprehensive Plan. The evaluation of the land parcels outlined above is based on the information presented at this time and as shown on the zoning/comprehensive plan maps.

Signature: *Patty Leonard*

Applicant's Statement

Pertaining to the subject property described, I hereby consent that I am the legal owner of record, or an agent having consent of the legal owner of record, and am authorized to make the application for a zoning clearance checklist so as to obtain the necessary building or DEQ permits. The statements within this application are true and correct to the best of my knowledge and belief. I verify that this is a legally created lot, tract, or parcel of land and that legal access to the subject property exists. I understand that any permit authorized by the Planning Department may be revoked if it is determined that the permit authorization was based upon false statements or misrepresentations.

As a condition for issuing this zoning clearance letter the undersigned hereby agrees that he/she will hold Coos County harmless from and indemnify the county for any liability for damage which may occur to the undersigned on his/her property whatsoever as a result of the undersigned's failure to build, improve or maintain roads which serve as access to the subject property.

Applicant's Signature: *Alman Frankland*

Fee Received (\$10.00) Staff *12.00* No charge *RC# 3595* Check *CASH*

MINOR PARTITION - TENTATIVE

89 10 1540

VOL. 3 PAGE 91

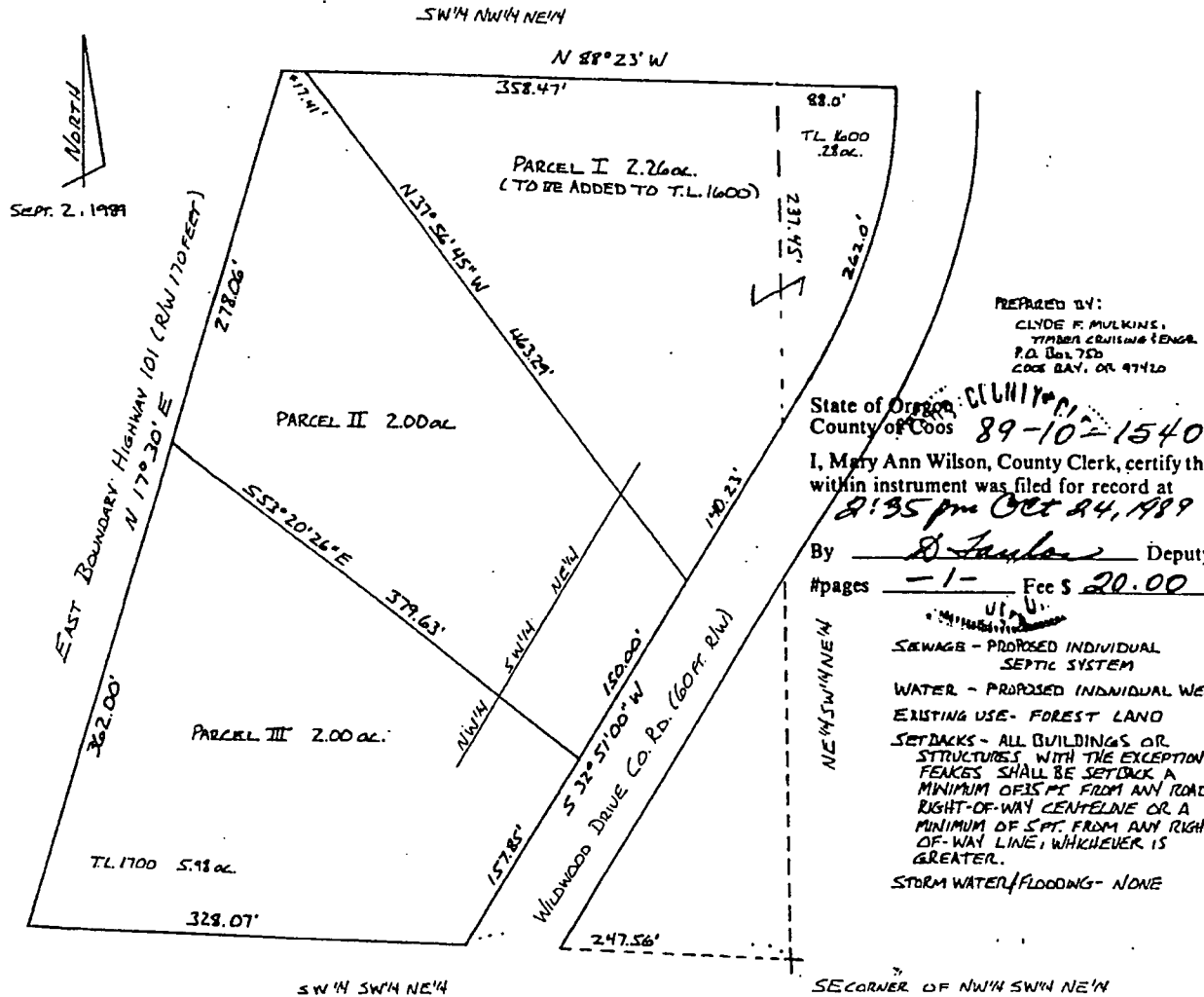
PLEASE PRINT

SUBMITTAL DATE: SEPT. 5, 1989

OWNED: ALMON BERKLUND

TELEPHONE: 759-3301

MAILING ADDRESS: 7723 WILLOW DR.
NORTH BEND, OR 97459



PREPARED BY:
CLYDE F. MULKINS,
TIMBER CONSULTING ENGINEER
P.O. Box 750
COOS BAY, OR 97420

State of Oregon: CLYDE F. MULKINS
County of Coos: 89-10-1540
I, Mary Ann Wilson, County Clerk, certify that
within instrument was filed for record at
2:35 pm Oct 24, 1989

By D. Taylor Deputy
#pages -1- Fee \$ 20.00

- SEWAGE - PROPOSED INDIVIDUAL SEPTIC SYSTEM
- WATER - PROPOSED INDIVIDUAL WELL
- EXISTING USE - FOREST LAND
- SETBACKS - ALL BUILDINGS OR STRUCTURES WITH THE EXCEPTION FENCES SHALL BE SETBACK A MINIMUM OF 35 FT FROM ANY ROAD RIGHT-OF-WAY CENTERLINE OR A MINIMUM OF 5 FT. FROM ANY RIGHT-OF-WAY LINE, WHICHEVER IS GREATER.
- STORM WATER/FLOODING - NONE

T 23 S. - R 13 W - SECTION 26 TAX 1600 \$ LOT 1700 ZONING RRZ SCALE 1" = 100'

ALL INFORMATION SHOWN ON THE PLAN MAP IS ACCURATE AND I (WE) ACCEPT FULL RESPONSIBILITY FOR SUCH REPRESENTATION.

As a condition of approval of this map the undersigned hereby agrees that he/she will hold Coos County harmless from and indemnify the County for any liability for damage which may occur to the undersigned or his/her property or to any other persons or property whatsoever as a result of the undersigned's failure to build, improve or maintain roads in this proposed land division.

Almon L. Berklund
OWNER'S SIGNATURE

OWNER'S SIGNATURE

PARTITIONER'S SIGNATURE

Coos County hereby gives notice to all developers, purchasers, potential purchasers and all third parties whatsoever that the County disclaims any liability whatsoever for any damage which may occur as a result of the failure of the developer to construct, improve or maintain roads in this proposed land division.

APPROVAL:
Dave Foster, Asst Director 9/25/89
FOR: PLANNING DIRECTOR DATE

NOTE: Approved partition must be filed with the county clerk