



TYPE I APPLICATION -- 2019 (ADMINISTRATIVE REVIEW)

File #: DR121-0003

TYPES – PLEASE CHECK ONE:

- Code Adjustment
- Final Plat
- Minor Design Review
- Property Line Adjustment

- Property Line Consolidation
- Type I Extension or Type I Minor/Major Modification
- Type II or Type III Extension or Minor Modification
- Other: (Explain) _____

APPLICANT INFORMATION:

APPLICANT: Jeffrey D. Coats and Dayna A. Mink Coats Owners of 700 E 5th, LLC

ADDRESS: 700 E 5th St, Newberg, OR 97132

EMAIL ADDRESS: jeffrey.coats@comcast.net

PHONE: (503) 995-9765

MOBILE: same

FAX: NA

OWNER (if different from above): Same

PHONE: same

ADDRESS: 5021 Ripley Lane N, Unit #105, Renton, WA 98056

ENGINEER/SURVEYOR: NA

PHONE: NA

ADDRESS: NA

GENERAL INFORMATION:

PROJECT NAME: 700 E 5th, LLC - ADU

PROJECT LOCATION: 700 E 5th St, Newberg, OR 97132

PROJECT DESCRIPTION/USE: Residential basement ADU

PROJECT VALUATION: \$1,500 (window)

MAP/TAX LOT NO. (i.e. 3200AB-400): R3219AD 09500

ZONE: R2

SITE SIZE: 0.1481 SQ. FT. ACRE

COMP PLAN DESIGNATION: Medium Density Residential

TOPOGRAPHY: _____

CURRENT USE: Rental Property two units, one is the main house, the other is the basement, the two the share laundry room

SURROUNDING USES:

NORTH: Residential (multi-family)

SOUTH: Residential (single family)

EAST: Residential (single family)

WEST: Residential (single family)

SPECIFIC PROJECT CRITERIA AND REQUIREMENTS ARE ATTACHED

General Checklist: Fees Current Title Report Written Criteria Response Owner Signature

For detailed checklists, applicable criteria for the written criteria response, and number of copies per application type, turn to:

Code Adjustment	p. 4
Final Plat	p. 6
Minor Design Review	p. 10
Property Line Consolidation.....	p. 11
Property Line Adjustment.....	p. 12

The above statements and information herein contained are in all respects true, complete, and correct to the best of my knowledge and belief. Tentative plans must substantially conform to all standards, regulations, and procedures officially adopted by the City of Newberg. All owners must sign the application or submit letters of consent. Incomplete or missing information may delay the approval process.

Jeff Coats Digitally signed by Jeff Coats
Date: 2021-03-08 11:39:10 May 3, 2021
 Applicant Signature Date

Jeff Coats Digitally signed by Jeff Coats
Date: 2021-03-08 11:39:48 May 3, 2021
 Owner Signature Date

Jeffrey D. Coats
 Print Name

Jeffrey D. Coats
 Print Name

Attachments: General Information, Fee Schedule, Criteria, Checklists

Written Criteria Response
DR121-0003 - 700 E Fifth St.

Please accept the following responses to the written criteria on pages 9 of the Type I Application.

(1) Parking. Parking areas shall meet the requirements of § 15.440.010.

This application is for an ADU in the basement of a five-bedroom house. §15.440.010 directs us to §15.440.030, which requires off-street parking for a five-bedroom residential property of 0.75 per bedroom or 3.75, which the site did not have when we bought it last April. We poured a permitted concrete parking pad on site last summer for five vehicles, there is also a two-car garage and a parking spot in front of the garage. So, there is off-street parking for eight vehicles. However, according to §15.445.260(B)(4) there is no requirement for on sight parking for an ADU.

(2) Setbacks and general requirements – The proposal shall comply with §§15.415.010 et seq. dealing with height restrictions and public access; and §§ 15.410.010 et seq. dealing with setbacks, coverage, vision clearance, and yard requirements.

The proposed ADU is the basement of the existing building, a building constructed in 1922, which complies with all applicable setbacks and general requirements including height restrictions, public access, coverage, vision clearance and yard requirements in existence since that time. There will be no alterations to the existing structure or landscaping with respect to any of these items. Each separate code in the “et seq.” is addressed as follows:

§15.415.010 ‘Main Building and uses as accessory buildings’ addresses uses, this is a residential use and is not multiple buildings, the ADU is the basement of the main building, there will be no additional accessory buildings.

§15.415.020(A)(1) addresses building height in R2 zoned districts, this ADU is the basement of the existing main building and will not involve adding any height to the building. The building was constructed in 1922 and is no taller than neighboring two story buildings. It is believed to be 30 feet or less in height.

§15.415.030 addresses building height exemptions, none are requested or needed here as the ADU is the basement of the existing building and no height adjustments or exemptions are needed.

Based on the Type I application it appears all sections of §15.415.050 are or may not be applicable. Page 9 of the application says, “The proposal shall comply with §§15.415.010 ‘et seq.’ dealing with height restrictions and public access; and §§ 15.410.010 ‘et seq.’ dealing with setbacks, coverage, vision clearance, and yard requirements.” None of these noted sections are §15.415.050 which addresses, ‘Public access required’ the building must have public or private street access, this building sits on the corner of College and E 5th St, public roads and the back abuts a small piece of property the applicant owns containing a driveway and no improvements, which provides access as well, so there is both public and private access.

The following is provided here in the event §15.415.050 is indeed applicable to this application:

§15.415.050 'Rules and exceptions regarding single family attached dwellings' a dwelling unit is defined as: "Dwelling unit" means a single unit of one or more habitable rooms providing complete independent facilities for occupants, including permanent provisions for living, sleeping, eating, cooking and sanitation. This application is for an accessory dwelling unit that meets this definition. There are habitable rooms, a permitted professionally installed bedroom window is in the bedroom, there is a full bathroom and kitchen with permitted professionally installed plumbing, wastewater and fresh. There is independent locked access to the unit.

Each subpart of §15.415.050 is addressed below:

'A. Each dwelling unit shall be situated on an individual, legally subdivided or partitioned lot which includes existing lots of record.' The applicant seeks no approval for additional structures. The basement of the existing building is on the building's subdivided or partitioned lot of record.

'B. The dwelling unit shall have a common wall at the zero lot line.' "Zero lot line" means a lot line having no setback or yard therefrom; primarily used in conjunction with single-family attached dwelling units. This application is for the designation of the basement as an ADU. The "shared wall" is the ceiling of the unit and the floor of the house above as well as the full bathroom, which abuts the house on the main level.

'C. The combined area of lots shall not be less than the lot area required in the residential district.' This section of the code is inapplicable as there is no area to combine, the basement is within the existing footprint of the house.

'D. The lot or development site area requirement per dwelling unit listed in this code shall apply to each individual lot.' This does not seem to apply because there are not sperate lots. However, an application for a separate address for the ADU may be made after the ADU is approved. Each dwelling unit will remain within the lot and development site.

'E. The setback requirements will apply to each dwelling unit independently, except that the setback for the zero lot line shall be waived.' This application will not impact existing setbacks and to the extent the existing basement is considered a zero lot line, it is waived.

'F. Each dwelling unit shall have independent services which include, but are not limited to, wastewater, water and electricity.' This would apply if the ADUs was to be partitioned or subdivided according to §15.445.260(B)(6), which says, "An accessory dwelling unit cannot be partitioned or subdivided from the parcel of the primary unit if there are shared water and wastewater lines." This applicant does not seek to have the ADU partitioned or subdivided from the parcel. Each unit has independent electricity but there is only one water and wastewater connection. There are separate electric hot water heaters and separate cable

connections. As the building owners we pay the wastewater and water bills so neither is the responsibility of the ADU occupant(s).

‘G. Authorization of single family attached dwelling units does not waive any requirement specified within the current edition of the Oregon Residential SpecialtyCode or other applicable requirements.’ Applicant believes this request is in compliance with said code and will take any corrective action identified by the city.

‘H. Maximum lot coverage requirements specified in this code shall apply to each individual lot.’ This application does not add any individual lot.

‘I. A site plan is approved by the director prior to issuance of a building permit. In approving a site plan, the director may attach any conditions necessary to fulfill the purpose of this code. [Ord. 2451, 12-2-96. Code 2001 § 151.539.]’ The applicant does not seek approval for any building permit there is no construction this is essentially a use permit. The site plan is attached to the application.

(3) Landscaping requirements – The proposal shall comply with §15.420.010 dealing with landscape requirements and landscape screening.

§15.420.010 addresses landscaping and amenities in public rights of way. This application does not impact any public right or ways. There is a private entrance on the side of the house with stairs to the basement. To the extent the city identifies any public right of way impact this issue will be appropriately addressed.

(4) Signs – Signs shall comply with §§ 15.435.010 et seq. dealing with signs. At such time as a mailbox or other address marker will be installed, if at all, it will comply with said code. At present the only thing contemplated that may fall under this code is the potential placement of a mailbox and address marker on the wall next to the existing mailbox next to the door on the porch of the main building entrance.

(5) Zoning district compliance – The proposed use shall be listed as a permitted or conditionally permitted use in the zoning district in which it is located as found in §§ 15.304.010 through 15.328.040 of this code. The property is zone R2. According to §15.305.020 in R2 zoned space ADUs are authorized as a Special Use. The use is subject to specific standards as identified within this NMC. ADUs are provided for under §15.445 Article V. Under that code, §15.445.250 provides:

The purpose is to achieve the following:

A. Increase the number of affordable housing units in the community. This application adds one affordable housing unit, it may rent for \$1,000. This application falls neatly into Newberg’s Affordable Housing Plan (2009) by adding density, low-cost housing, and easily meeting the housing demand for households earning \$50,000 or less.

B. Increase residential densities with minimal impact on the quality or character of existing neighborhoods. This adds residential density and has no negative impact at all on the quality

or character of the existing neighborhood, which currently has exactly the same use, although likely unpermitted on two of the three adjacent street corners.

C. Allow small and/or older households to retain large homes as residences. The main building was built in 1922 and is maintained as a residence.

D. Permit young households to achieve home ownership by using the rent from the accessory unit to offset mortgage costs. This is not applicable; we are not a young household.

E. Provide needed space for elderly family members, teenagers, and/or returning adult children. [Ord. 2832 § 1 (Exh. A), 7-2-18; Ord. 2505, 2-1-99. Code 2001 § 151.678.1.] This does provide needed low-cost space for anyone, our returning children as well as George Fox University students.

§15.445.260 provides ADUs are outright permitted uses in R2 zoned areas with the following limitations:

B. Limitations. An accessory dwelling unit is permitted, providing there is compliance with all of the following standards:

1. An accessory dwelling unit may be created within the interior or as an addition to an attached or detached residential structure or as a freestanding accessory building. This ADU is created within the interior.
2. An accessory dwelling unit may not exceed 50 percent of the size of the primary unit, up to a maximum of 1,000 square feet. The primary unit is 3200 SF, the basement unit that is the subject of this request is 750 SF, that is roughly 23% meeting both criteria.
3. The number of residents permitted to inhabit the accessory dwelling unit is regulated by the current edition of the Oregon Residential Specialty Code. Acknowledged.
4. The primary residence shall provide parking per NMC 15.440.030. The accessory dwelling unit does not require on-site parking. As noted in #1, above, we poured a permitted concrete parking pad on site last summer for five vehicles, there is also a two-car garage and a parking spot in front of the garage. So, there is off-street parking for eight vehicles on the property.
5. Owner occupancy of the primary unit or accessory dwelling unit is not required. Acknowledged.
6. An accessory dwelling unit cannot be partitioned or subdivided from the parcel of the primary unit if there are shared water and wastewater lines. The applicant does not seek to partition or subdivide the ADU at this time. At such time as that is contemplated separate water and sewer lines will be constructed.
7. There shall be compliance with all of the development standards established in the base zone. [Ord. 2858 §1 (Exh. A), 3-16-20; Ord. 2832 §1 (Exh. A), 7-2-18; Ord. 2730 §1 (Exh. A (15)), 10-18-10; Ord. 2505, 2-1-99. Code 2001 §151.678.2.] This is addressed in

the above. Additionally it is believed the window in the bedroom unit was insufficient for bedroom egress requirements. That has been rectified with a permitted professionally installed window.

§15.445.270 Approval. To obtain approval to create an accessory dwelling unit, the applicant must demonstrate compliance with all of the requirements of NMC 15.445.260 (see above). The application shall be processed as a Type I procedure as regulated by NMC 15.100.130 (it is). [Ord. 2832 §1-(Exh. A) Parking, addressed above twice; 7-2-18; Ord. 2730 §1 (Exh. A (15)) which addresses Newberg planned density, this ADU adds to downtown density, 10-18-10; Ord. 2505, 2-1-99. Code 2001 §151.678.3.] all addressed in the codified sections noted above. All of these issues have been addressed in this written criteria response.

Thank you for your consideration,

Jeff and Dayna Coats, Owners
J&D Coats Properties dba 700 E 5th, LLC



Fidelity National Title
Company of Oregon

Fidelity National Title Company of Oregon
900 SW 5th Avenue
(503)223-8338

OWNERSHIP AND MONETARY ENCUMBRANCES REPORT WITH GENERAL INDEX LIENS
Informational Report of Ownership and Monetary Encumbrances

To ("Customer"): Dayna Mink-Coats
5021 Ripley Lane N, Unit 105
Renton, WA 98056

Customer Ref.: _____
Order No.: 45142111936
Effective Date: April 14, 2021 at 08:00 AM
Charge: \$100.00

The information contained in this report is furnished by Fidelity National Title Company of Oregon (the "Company") as a real property information service based on the records and indices maintained by the Company for the county identified below. THIS IS NOT TITLE INSURANCE OR A PRELIMINARY TITLE REPORT FOR, OR COMMITMENT FOR, TITLE INSURANCE. No examination has been made of the title to the herein described property, other than as specifically set forth herein. Liability for any loss arising from errors and/or omissions is limited to the lesser of the charge or the actual loss, and the Company will have no greater liability by reason of this report. THIS REPORT IS SUBJECT TO THE LIMITATIONS OF LIABILITY STATED BELOW, WHICH LIMITATIONS OF LIABILITY ARE A PART OF THIS REPORT.

THIS REPORT INCLUDES ONLY MONETARY ENCUMBRANCES.

Part One - Ownership and Property Description

Owner. The apparent vested owner of the property ("the Property") as of the Effective Date is:

700 E 5th St, LLC, an Oregon limited liability company

Premises. The Property is:

(a) Street Address:

700 E 5th Street, Newberg, OR 97132

(b) Legal Description:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Part Two - Monetary Encumbrances

Monetary Encumbrances. As of the Effective Date, the Property appears subject to the following monetary encumbrances of record, not necessarily listed in order of priority, including liens specific to the subject property and general index liens (liens that are not property specific but affect any real property of the named person in the same county):

EXCEPTIONS

Note: Property taxes for the fiscal year shown below are paid in full.

Fiscal Year: 2020-2021
Amount: \$3,721.48
Levy Code: 29.0
Account No.: 53676
Map No.: R3219AD 09500

1. City Liens, if any, in favor of the City of Newberg.
2. A deed of trust to secure an indebtedness in the amount shown below,

Amount: \$343,920.00
Dated: March 31, 2020
Trustor/Grantor: Jeffrey David Coats and Dayna Mink-Coats, husband and wife
Trustee: Fidelity National Title Company of Oregon
Beneficiary: Mortgage Electronic Registration Systems, Inc., acting solely as nominee for Prosperity Home Mortgage, LLC
Loan No.: 1002271142/MIN: 1000830-1002271143-3
Recording Date: April 1, 2020
Recording No.: 202005293

NOTE: Based on recitals in the trust deed or an assignment of the trust deed, it appeared that Prosperity Home Mortgage, LLC was the then owner of the indebtedness secured by the trust deed. It may be possible, for a MERS trust deed, to obtain information regarding the current owner of the indebtedness and the servicer, if any, by contacting MERS at 888-679-6377 or through the MERS website.

End of Reported Information

There will be additional charges for additional information or copies. For questions or additional requests, contact:

Deborah Clark
5035353743
Deborah.Clark@titlegroup.fntg.com

EXHIBIT "A"
Legal Description

The West one-half of Lots 11 and 12 in Block 6, EDWARDS SECOND ADDITION, to the City of Newberg, County of Yamhill, State of Oregon.

LIMITATIONS OF LIABILITY

"CUSTOMER" REFERS TO THE RECIPIENT OF THIS REPORT.

CUSTOMER EXPRESSLY AGREES AND ACKNOWLEDGES THAT IT IS EXTREMELY DIFFICULT, IF NOT IMPOSSIBLE, TO DETERMINE THE EXTENT OF LOSS WHICH COULD ARISE FROM ERRORS OR OMISSIONS IN, OR THE COMPANY'S NEGLIGENCE IN PRODUCING, THE REQUESTED REPORT, HEREIN "THE REPORT." CUSTOMER RECOGNIZES THAT THE FEE CHARGED IS NOMINAL IN RELATION TO THE POTENTIAL LIABILITY WHICH COULD ARISE FROM SUCH ERRORS OR OMISSIONS OR NEGLIGENCE. THEREFORE, CUSTOMER UNDERSTANDS THAT THE COMPANY IS NOT WILLING TO PROCEED IN THE PREPARATION AND ISSUANCE OF THE REPORT UNLESS THE COMPANY'S LIABILITY IS STRICTLY LIMITED. CUSTOMER AGREES WITH THE PROPRIETY OF SUCH LIMITATION AND AGREES TO BE BOUND BY ITS TERMS

THE LIMITATIONS ARE AS FOLLOWS AND THE LIMITATIONS WILL SURVIVE THE CONTRACT:

ONLY MATTERS IDENTIFIED IN THIS REPORT AS THE SUBJECT OF THE REPORT ARE WITHIN ITS SCOPE. ALL OTHER MATTERS ARE OUTSIDE THE SCOPE OF THE REPORT.

CUSTOMER AGREES, AS PART OF THE CONSIDERATION FOR THE ISSUANCE OF THE REPORT AND TO THE FULLEST EXTENT PERMITTED BY LAW, TO LIMIT THE LIABILITY OF THE COMPANY, ITS LICENSORS, AGENTS, SUPPLIERS, RESELLERS, SERVICE PROVIDERS, CONTENT PROVIDERS AND ALL OTHER SUBSCRIBERS OR SUPPLIERS, SUBSIDIARIES, AFFILIATES, EMPLOYEES, AND SUBCONTRACTORS FOR ANY AND ALL CLAIMS, LIABILITIES, CAUSES OF ACTION, LOSSES, COSTS, DAMAGES AND EXPENSES OF ANY NATURE WHATSOEVER, INCLUDING ATTORNEY'S FEES, HOWEVER ALLEGED OR ARISING, INCLUDING BUT NOT LIMITED TO THOSE ARISING FROM BREACH OF CONTRACT, NEGLIGENCE, THE COMPANY'S OWN FAULT AND/OR NEGLIGENCE, ERRORS, OMISSIONS, STRICT LIABILITY, BREACH OF WARRANTY, EQUITY, THE COMMON LAW, STATUTE OR ANY OTHER THEORY OF RECOVERY, OR FROM ANY PERSON'S USE, MISUSE, OR INABILITY TO USE THE REPORT OR ANY OF THE MATERIALS CONTAINED THEREIN OR PRODUCED, **SO THAT THE TOTAL AGGREGATE LIABILITY OF THE COMPANY AND ITS AGENTS, SUBSIDIARIES, AFFILIATES, EMPLOYEES, AND SUBCONTRACTORS SHALL NOT IN ANY EVENT EXCEED THE COMPANY'S TOTAL FEE FOR THE REPORT.**

CUSTOMER AGREES THAT THE FOREGOING LIMITATION ON LIABILITY IS A TERM MATERIAL TO THE PRICE THE CUSTOMER IS PAYING, WHICH PRICE IS LOWER THAN WOULD OTHERWISE BE OFFERED TO THE CUSTOMER WITHOUT SAID TERM. CUSTOMER RECOGNIZES THAT THE COMPANY WOULD NOT ISSUE THE REPORT BUT FOR THIS CUSTOMER AGREEMENT, AS PART OF THE CONSIDERATION GIVEN FOR THE REPORT, TO THE FOREGOING LIMITATION OF LIABILITY AND THAT ANY SUCH LIABILITY IS CONDITIONED AND PREDICATED UPON THE FULL AND TIMELY PAYMENT OF THE COMPANY'S INVOICE FOR THE REPORT.

THE REPORT IS LIMITED IN SCOPE AND IS NOT AN ABSTRACT OF TITLE, TITLE OPINION, PRELIMINARY TITLE REPORT, TITLE REPORT, COMMITMENT TO ISSUE TITLE INSURANCE, OR A TITLE POLICY, AND SHOULD NOT BE RELIED UPON AS SUCH. THE REPORT DOES NOT PROVIDE OR OFFER ANY TITLE INSURANCE, LIABILITY COVERAGE OR ERRORS AND OMISSIONS COVERAGE. THE REPORT IS NOT TO BE RELIED UPON AS A REPRESENTATION OF THE STATUS OF TITLE TO THE PROPERTY. THE COMPANY MAKES NO REPRESENTATIONS AS TO THE REPORT'S ACCURACY, DISCLAIMS ANY WARRANTY AS TO THE REPORT, ASSUMES NO DUTIES TO CUSTOMER, DOES NOT INTEND FOR CUSTOMER TO RELY ON THE REPORT, AND ASSUMES NO LIABILITY FOR ANY LOSS OCCURRING BY REASON OF RELIANCE ON THE REPORT OR OTHERWISE.

IF CUSTOMER (A) HAS OR WILL HAVE AN INSURABLE INTEREST IN THE SUBJECT REAL PROPERTY, (B) DOES NOT WISH TO LIMIT LIABILITY AS STATED HEREIN AND (C) DESIRES THAT ADDITIONAL LIABILITY BE ASSUMED BY THE COMPANY, THEN CUSTOMER MAY REQUEST AND PURCHASE A POLICY OF TITLE INSURANCE, A BINDER, OR A COMMITMENT TO ISSUE A POLICY OF TITLE INSURANCE. NO ASSURANCE IS GIVEN AS TO THE INSURABILITY OF THE TITLE OR STATUS OF TITLE. CUSTOMER EXPRESSLY AGREES AND ACKNOWLEDGES IT HAS AN INDEPENDENT DUTY TO ENSURE AND/OR RESEARCH THE ACCURACY OF ANY INFORMATION OBTAINED FROM THE COMPANY OR ANY PRODUCT OR SERVICE PURCHASED.

NO THIRD PARTY IS PERMITTED TO USE OR RELY UPON THE INFORMATION SET FORTH IN THE REPORT, AND NO LIABILITY TO ANY THIRD PARTY IS UNDERTAKEN BY THE COMPANY.

CUSTOMER AGREES THAT, TO THE FULLEST EXTENT PERMITTED BY LAW, IN NO EVENT WILL THE COMPANY, ITS LICENSORS, AGENTS, SUPPLIERS, RESELLERS, SERVICE PROVIDERS, CONTENT PROVIDERS, AND ALL OTHER SUBSCRIBERS OR SUPPLIERS, SUBSIDIARIES, AFFILIATES, EMPLOYEES AND SUBCONTRACTORS BE LIABLE FOR CONSEQUENTIAL, INCIDENTAL, INDIRECT, PUNITIVE, EXEMPLARY, OR SPECIAL DAMAGES, OR LOSS OF PROFITS, REVENUE, INCOME, SAVINGS, DATA, BUSINESS, OPPORTUNITY, OR GOODWILL, PAIN AND SUFFERING, EMOTIONAL DISTRESS, NON-OPERATION OR INCREASED EXPENSE OF OPERATION, BUSINESS INTERRUPTION OR DELAY, COST OF CAPITAL, OR COST OF REPLACEMENT PRODUCTS OR SERVICES, REGARDLESS OF WHETHER SUCH LIABILITY IS BASED ON BREACH OF CONTRACT, TORT, NEGLIGENCE, THE COMPANY'S OWN FAULT AND/OR NEGLIGENCE, STRICT LIABILITY, BREACH OF WARRANTIES, FAILURE OF ESSENTIAL PURPOSE, OR OTHERWISE AND WHETHER CAUSED BY NEGLIGENCE, ERRORS, OMISSIONS, STRICT LIABILITY, BREACH OF CONTRACT, BREACH OF WARRANTY, THE COMPANY'S OWN FAULT AND/OR NEGLIGENCE OR ANY OTHER CAUSE WHATSOEVER, AND EVEN IF THE COMPANY HAS BEEN ADVISED OF THE LIKELIHOOD OF SUCH DAMAGES OR KNEW OR SHOULD HAVE KNOWN OF THE POSSIBILITY FOR SUCH DAMAGES.

END OF THE LIMITATIONS OF LIABILITY

J&D Coats Properties (Jeff and Dayna Coats, owners)
 700 E 5th Street Newberg, OR 97132



- Legend**
- Newberg Street Lights**
- NEWBERG
 - PGE
- Public Utilities - Water Mains**
- Main
 - NonPotable Main
 - Reuse

- Public Utilities - Wastewater Manholes**
- Manhole
- Public Utilities - Wastewater Mains**
- Force Main
 - Gravity Main
- Public Utilities - Wastewater Laterals**
- Lateral

Property Facts for 700 E 5th St

700 E 5th St, Newberg, OR is a single family home that contains 3,201 Sq. Ft. sq ft and was built in 1922. It contains 6 bedrooms and 5 bathrooms. This home last sold for \$429,900 in March 2020.

Parcel #	R3219AD 09500	Lot Size	6,451 Sq. Ft.
Property Type	Single Family Residential	County	YAMHILL
Living Area Sq. Ft.	3,201 Sq. Ft.	Year Built	1922