

**FIRE CODE / LAND USE / BUILDING REVIEW  
APPLICATION**



**North Operating Center**  
11945 SW 70<sup>th</sup> Avenue  
Tigard, OR 97223  
Phone: 503-649-8577

**South Operating Center**  
8445 SW Elligsen Rd  
Wilsonville, OR 97070  
Phone: 503-649-8577

REV 6-30-20

**Project Information**

Applicant Name: Grove Development  
Address: 7570 SW 74th Avenue, Portland, OR 97223  
Phone: 503-793-3299  
Email: grove@grovedevelopment.com  
Site Address: None Assigned (SW cnr Haworth/Springbrook)  
City: Newberg  
Map & Tax Lot #: 3S2 16CB 00800  
Business Name: \_\_\_\_\_  
Land Use/Building Jurisdiction: City of Newberg  
Land Use/ Building Permit # CUP22-0016/DR22-0011

Choose from: Beaverton, Tigard, Newberg, Tualatin, North Plains, West Linn, Wilsonville, Sherwood, Rivergrove, Durham, King City, Washington County, Clackamas County, Multnomah County, Yamhill County

**Project Description**

The Applicant seeks approval of a Type III CUP (Residential in C-2 Zone) and Site Design Review (companion to CUP) for a 28-unit multi-family apartment building. The 28 units are proposed to be developed within a single, 3-story multi-family building with 16 one-bedroom units and 12-two-bedroom units. The ground floor will contain 8 units (4 one-bedroom and 4 two-bedroom), while the 2nd and 3rd floors will each contain 10 units (6 one-bedroom and 4 two-bedroom).

The site has frontages on E Haworth Avenue (north side) and N Springbrook Road (east side). Access is required to be from E Haworth Avenue, at the north west corner of the site.

**Permit/Review Type (check one):**

- Land Use / Building Review - Service Provider Permit
- Emergency Radio Responder Coverage Install/Test
- LPG Tank (Greater than 2,000 gallons)
- Flammable or Combustible Liquid Tank Installation (Greater than 1,000 gallons)
  - \* Exception: Underground Storage Tanks (UST) are deferred to DEQ for regulation.
- Explosives Blasting (Blasting plan is required)
- Exterior Toxic, Pyrophoric or Corrosive Gas Installation (in excess of 810 cu.ft.)
- Tents or Temporary Membrane Structures (in excess of 10,000 square feet)
- Temporary Haunted House or similar
- OLCC Cannabis Extraction License Review
- Ceremonial Fire or Bonfire (For gathering, ceremony or other assembly)

**For Fire Marshal's Office Use Only**

TVFR Permit # 2022-0144  
Permit Type: SPP  
Submittal Date: 12/2  
Assigned To: DARBY  
Due Date: 12/9  
Fees Due: \_\_\_\_\_  
Fees Paid: \_\_\_\_\_

**Approval/Inspection Conditions**  
(For Fire Marshal's Office Use Only)

**This section is for application approval only**

[Signature] 12/9/22  
Fire Marshal or Designee Date

Conditions:

See Attached Conditions:  Yes  No

Site Inspection Required:  Yes  No

**This section used when site inspection is required**

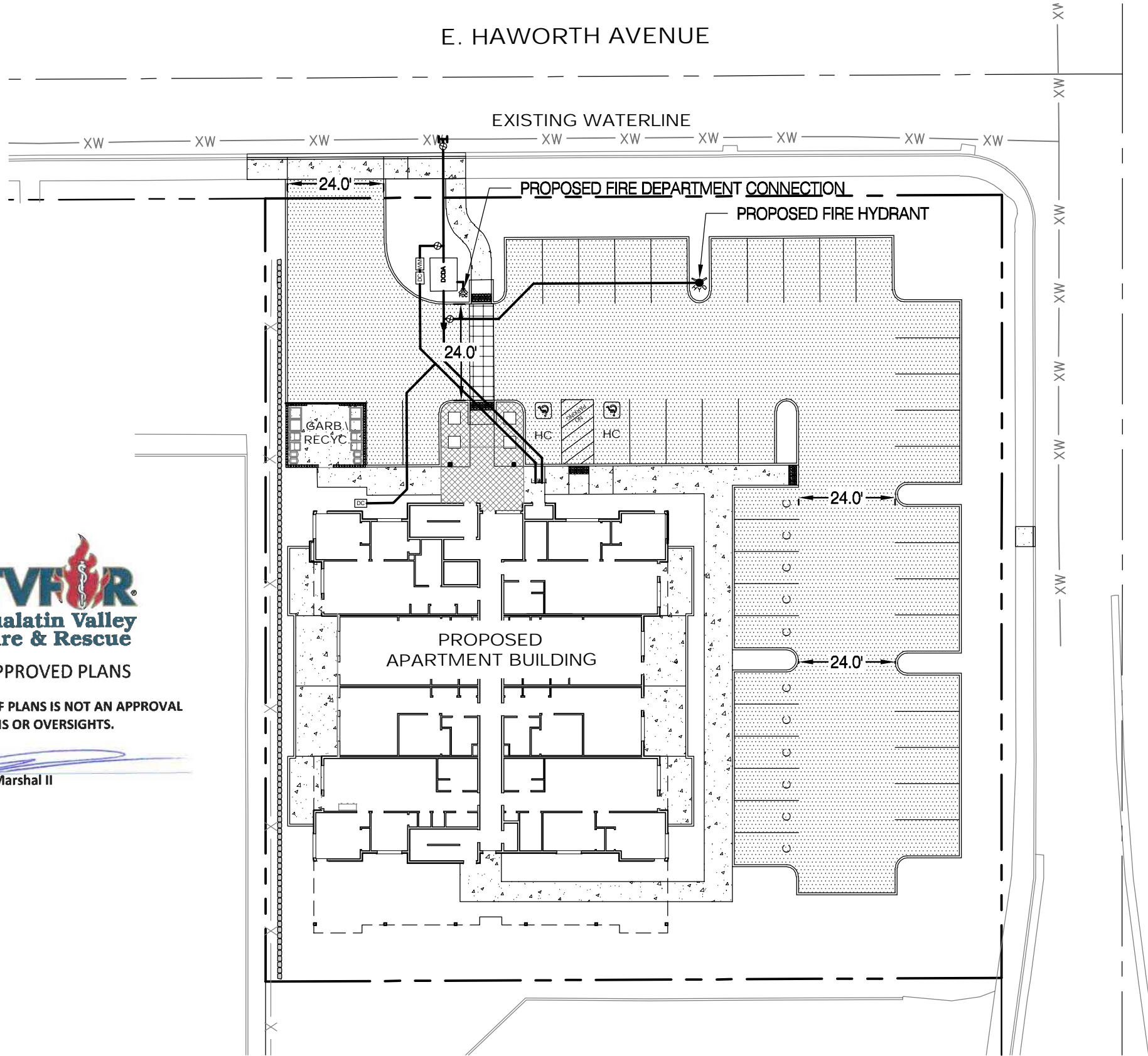
Inspection Comments:

\_\_\_\_\_  
Final TVFR Approval Signature & Emp ID Date

# FS1 PLAN

## THE HAWORTH

E. HAWORTH AVENUE

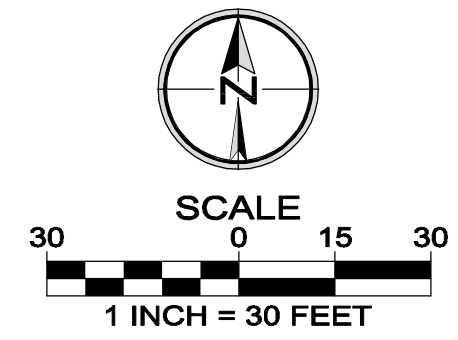


N. SPRINGBROOK ROAD



APPROVAL OF PLANS IS NOT AN APPROVAL OF OMISSIONS OR OVERSIGHTS.

*[Signature]*  
Deputy Fire Marshal II



**PIONEER DESIGN GROUP**  
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Designed by	LRL	Date	12/2022
Drawn by	CFS	Date	12/2022
Reviewed by	LRL	Date	12/2022
Project No.	121-029	REF.	N/A
Horiz. Scale:	1"=30'		
Vert. Scale:	N/A		

121-029 FS1.DWG

**Project**  
THE HAWORTH  
**No.**  
121-029  
**Type**  
EXHIBIT  
**Sheet**  
1 of 1

# FIRE FLOW

SITE: Haworth and N Springbrook Rd

Newberg, Oregon

November 8, 2022 @ 09:30

Whitnessed by Vance Barton, City of Newberg

FLOW RESULTS ARE AS FOLLOWS:

91psi Static

90psi Residual

85psi Pitot

1547 GPM

2.5" Nozzle I.D.

0.90 Nozzle Coefficient

