

Called 4/27/79

# PLANNING/BUILDING PERMIT APPLICATION

COLUMBIA COUNTY PLANNING/BUILDING DEPARTMENT, COURTHOUSE, ST. HELENS, OREGON 97051-397-1501

**THIS APPLICATION AND PERMIT VOID WITHOUT ATTACHED APPROVED PLOT PLAN**

LOCATION OF STRUCTURE TO BE FILLED IN HERE RAINIER - PRICE ROAD					LOT SIZE (THIS SITE) 13.37 Acres		
LEGAL DESC. 7315-020-0250	TAX ACCT. NO.	T _____ N. R _____ W. _____ SECTION _____	SUBDIVISION	BLOCK	LOT	TRACT	SEE ATTACHED SHEET <input type="checkbox"/>
OWNER LOIS HALLARAN	MAIL ADDRESS RT. 1 BOX 424-B Rainier, Oregon 97048		ZIP 97048	PHONE 556-9207			
CONTRACTOR RAINVIEW M.H. SALES	MAIL ADDRESS RAINIER, OREGON		PHONE	LIC. NO.			
SUBCONTRACTOR (SPECIFY SPECIALTY)	MAIL ADDRESS		PHONE	LIC. NO.			
SUBCONTRACTOR	MAIL ADDRESS		PHONE	LIC. NO.			
PLUMBING CONTRACTOR	MAIL ADDRESS		PHONE	LIC. NO.			
LENDER	MAIL ADDRESS						
PERMITTED USE SINGLE WIDE MOBILE HOME							NO. OF BDRMS. 3
CLASS OF WORK <input checked="" type="checkbox"/> NEW <input type="checkbox"/> ADDITION <input type="checkbox"/> ALTERATION <input type="checkbox"/> REPAIR <input type="checkbox"/> MOVE <input type="checkbox"/> REMOVE <input type="checkbox"/> DEMOLISH <input type="checkbox"/> CHANGE OF USE							
Type of Const.	Size of Bldg.	Total Sq. Ft.	Fire Zone	Occupancy Group	Valuation of Work \$		
	14x70						

OWNER: HALLARAN, LOIS  
JOB ADDRESS: RAINIER - PRICE ROAD

SPECIAL CONDITIONS AND REMARKS: SEPTIC PERMIT #05-1386

Zoning District UNZONNED	Planning Approval <i>Jewell M Conrad</i> Date 29 March 79	D.E.Q. Approval <i>A. V. White</i> Date 4/27/79	Building Approval <i>O. Miller</i> Date 3/29/79
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**NOTICE**

This permit becomes null and void if work or construction authorized is not commenced within 120 days, or if construction or work is suspended or abandoned for a period of 120 days at any time after work is commenced.

This permit is granted on the express condition that the said construction shall, in all respects, conform to the Ordinances of this jurisdiction, including the Zoning Ordinance, regulating the construction and use of buildings, and may be revoked at any time upon violation of any provisions of said ordinances.

I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not. The granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction.

By signing this I agree to expressly and unequivocally call for and consent to any and all inspections deemed necessary by the building officials and D.E.Q.

Signature of Contractor or Authorized Agent (Date)  
*Lois J. Hallaran* 5/7/79  
Signature of Owner (if Owner Builder) (Date)

**PERMIT FEES**

No.	Type of Fixture or Item	Fee
	Land Use	\$
	Land Use Sign	
	Plan Checking	
	Construction	
	Water and Septic	
	Plumbing Fixtures	
	Mechanical	
1	Mobile Home Space	42.50
	Miscellaneous	
	Surcharge	

TOTAL FEE \$ 42.50

RECEIPT NO. 5505

PERMIT NO. 7871

*(Signature)*

STATE OF OREGON  
DEPARTMENT OF ENVIRONMENTAL QUALITY

FOR DEQ USE ONLY

Date Rec'd 3/28/79 Amt. Rec'd \$ 25<sup>00</sup>  
 Receipt No. 11334 Permit No. 05-1386  
 Date Appl. Completed 3/28/79  
 Site Inspection Date N/A  
 Approved AKW Disapproved \_\_\_\_\_  
 Pre-Cover Inspection Date \_\_\_\_\_

APPLICATION FOR SUBSURFACE SEWAGE DISPOSAL SYSTEM  
(NON-REFUNDABLE FEES MUST ACCOMPANY THIS APPLICATION)

1.  Site Evaluation Report for New System (\$75.00)
2.  Permit to Construct New System (\$25.00) (Site Evaluation (No. 1) Required)
3.  Permit to Repair Malfunctioning System (\$25.00)
4.  Permit to Connect New or Altered Structure to Existing System (\$25.00)
5.  Permit to Connect Mobile/Modular Home to Existing System (\$25.00)
6.  Permit Renewal (\$25.00)
7.  Existing System Evaluation
8.  Other (Specify) \_\_\_\_\_

REFERENCE INFORMATION (Please Print)

Lois J. Hallaran  
 NAME OF APPLICANT  
Rt 1 Box 424-B  
 ADDRESS  
Rainier 97048  
 CITY ZIP CODE  
5  
 PHONE

SAME  
 NAME OF PROPERTY OWNER  
 ADDRESS  
 CITY ZIP CODE  
 PHONE

PROPERTY DESCRIPTION

7N 3W 15  
 Township Range Section  
Price Rd.  
 Subdivision/Area Tract

7315-020-02501 } combined  
~~2500~~ and 1900 } lot  
Columbia  
 Tax Lot/Account Number County  
2.50 + 11.37  
 Lot Size

PROPOSAL DESCRIPTION

PLANNED USE: House \_\_\_\_\_ Mobile/Modular Home  Commercial \_\_\_\_\_ Industrial \_\_\_\_\_ Other \_\_\_\_\_  
 No. of Bedrooms 3 Water Supply Community well or private well.  
 (Describe)

APPLICANT MUST PROVIDE

1. Test Holes (For 1, N/A). Date Ready \_\_\_\_\_
2. Zoning Approval (Except 1, 3, 6 and 7) you may attach a copy of your Zoning Permit or obtain the signature of the appropriate County, City or Indian Planning Commission.  
 Signature and Name of Zoning Agency Joselyn M Conrad 28 Mar 79
3. Plot Plan.
4. Other \_\_\_\_\_

DIRECTIONS TO SITE: (A Map Would Help)

Price Road - 3/4 - 1 mile up, property is on left side

SIGNATURE

Lois J. Hallaran  
 (Contract Purchaser/Owner/Installer)

DATE

3/28/79

PROPOSED SUBSURFACE SEWAGE DISPOSAL SYSTEM

Owner Lois J. Hallaran Installer Rodney Thompson  
 T. 7 N, R. 3 W, Sec. 15, A.N. 2500 & 1900 ea combined lot -

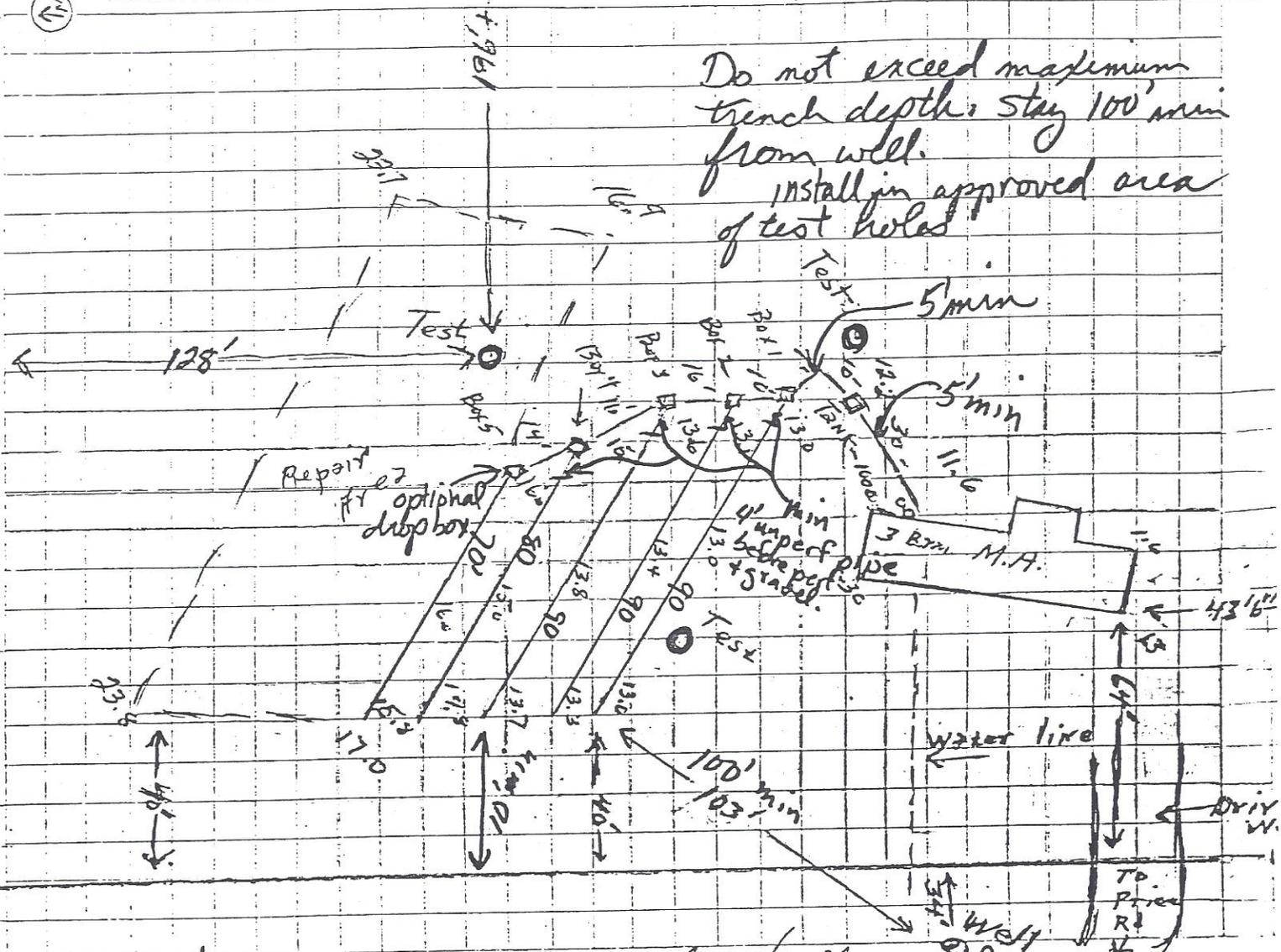
Upon completion of construction, notify DEQ for inspection of the uncovered system.

A certificate of satisfactory completion must be issued prior to use of the system (ORS 454.665).

Indicate North in Circle 

Indicate Scale: 1" = 40'

Do not exceed maximum trench depth, stay 100' min from well.  
 Install in approved area of test holes



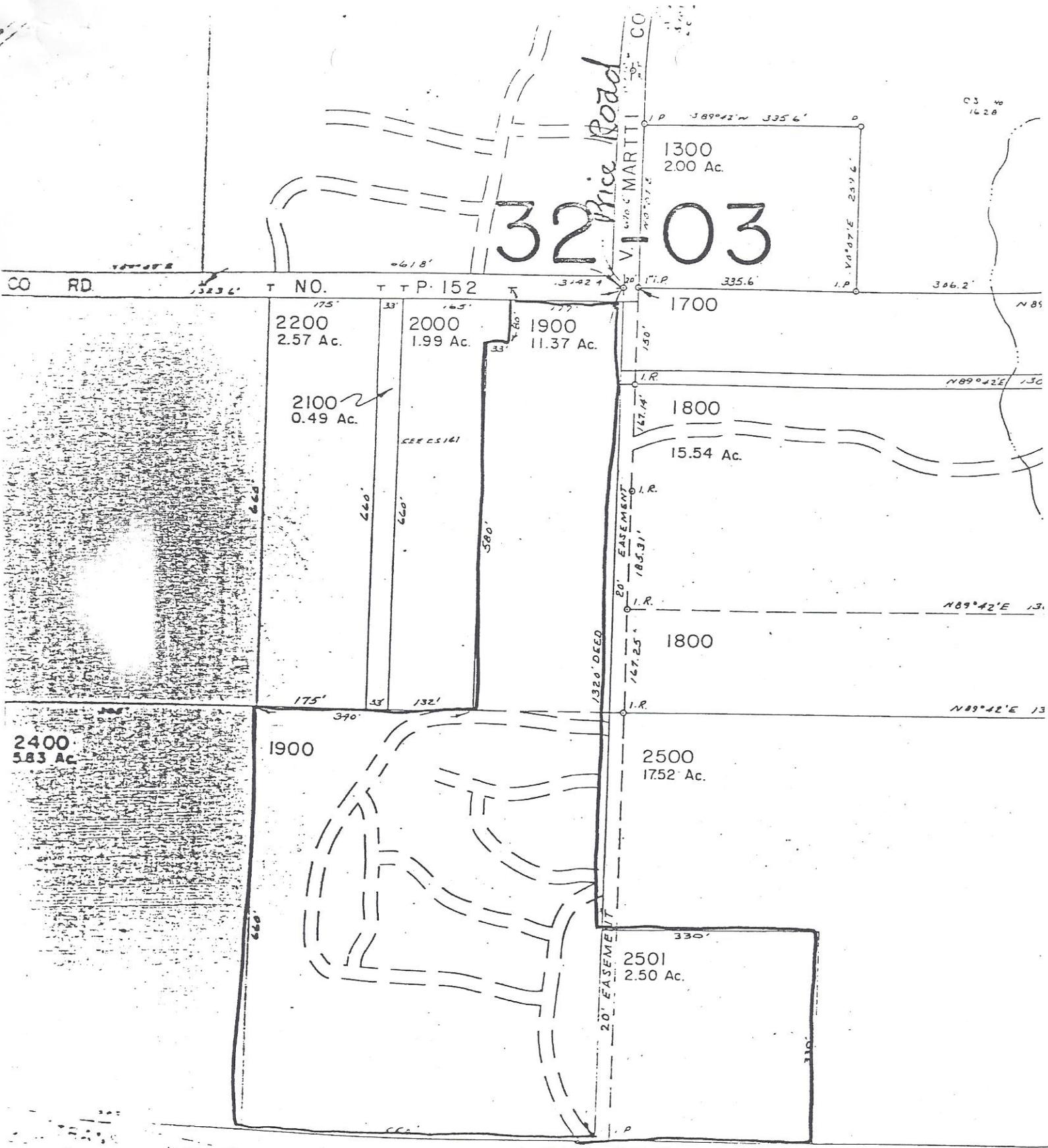
Date 3/28/79 Applicant's Signature Lois Hallaran Park well

DEQ USE ONLY: Application is: Approved  Disapproved   
 Bedrooms 3 Septic Tank 1000 gal. Distribution Type serial w/ dropboxes  
 Drainlines as shown Total Lineal Ft. 375 Trench Width 2'  
 Min. Trench Depth 24"; Max. Trench Depth 30"; Spacing Between Lines 10'

REMARKS: Install as per plot plan. No changes unless authorized in writing by this Dept. Maintain 10' setback from property lines, foundation line, 100' from well.

Lois Hallaran 3/28/79 05-1386

03 40  
1428



# 32-103

CO RD

T NO. T T P 152

1300  
2.00 Ac.

2200  
2.57 Ac.

2000  
1.99 Ac.

1900  
11.37 Ac.

1700

2100  
0.49 Ac.

1800

15.54 Ac.

1800

2400  
5.83 Ac.

1900

2500  
17.52 Ac.

2501  
2.50 Ac.

SEE MAP 7 3 15

05-1386

MOBILE HOME AND ACCESSORY BUILDING  
 PERMIT APPLICATION  
 COLUMBIA COUNTY, OREGON

DATE 3/28/79  
 APPLICANT Lois Hallaran  
 ADDRESS Rt 1 Box 424-B  
 CITY Rainier STATE Ore  
 ZIP CODE 97048 PHONE NO. ---

FEE SCHEDULE			
Single Wide		Double Wide	
Land Use	\$ 2.50	Land Use	\$ 2.50
Permit Fee	25.00	Permit Fee	40.00
Elec. & Plumb.	15.00	Elec. & Plumb.	15.00
			\$57.50
		<del>\$42.50</del> <del>+ 5.00</del> = <u>47.50</u>	
Mobile Home Accessory Buildings:			
\$5.00 per structure model			

MOBILE HOME INFORMATION

Size 14 X 70 No. of Bedrooms 3 Single Wide  Double Wide  Add'l

INSTALLATION DATE

Rainier M.H Sales Rainier, Oregon  
 Name of Installer Mailing Address Lic# Phone #

MOBILE HOME PARK LOCATION INFORMATION

Name of Park \_\_\_\_\_ Address \_\_\_\_\_ Space No \_\_\_\_\_

PRIVATE PROPERTY LOCATION INFORMATION (Complete Attached Plot Plan)

Septic Permit No. 05-1386 Road Access Permit NO. \_\_\_\_\_  
 Legal Access Road Price Road Lot Size This Site 2.50 + 11.37  
 Township 7 N, Range 3 W, Section 15, Tax Account Number 7315-020-02501  
 Subdivision \_\_\_\_\_ Lot \_\_\_\_\_ Block \_\_\_\_\_ Tract \_\_\_\_\_

ACCESSORY BUILDINGS

Type of Structure small metal  
 Size of structure 9 x 10 Valuation 99<sup>00</sup>

Miscellaneous Comments \_\_\_\_\_

\_\_\_\_\_  
 Signature of Owner, Contractor or Agent





CHARLES R. HOLDEN

, hereinafter called grantor, convey(s) to

LOIS J. HALLARAN

of COLUMBIA, State of Oregon, described as:

The West 330 feet of the South 330 feet of the South half of the Southeast quarter of the Northwest quarter of Section 15, Township 7 North, Range 3 West, Willamette Meridian, Columbia County, Oregon

and covenant(s) that grantor is the owner of the above described property free of all encumbrances ~~EXCEPT~~

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$ 5,500.00 \*

UNTIL A CHANGE IS REQUESTED. SEND TAX STATEMENTS TO

Lois J. Hallaran Rt. 1, Box 424B Rainier, Oregon 97048

Dated this 10 day of October, 19 78

Charles R. Holden Charles R. Holden

STATE OF OREGON, County of COLUMBIA ) ss.

October, 19 78 personally appeared the above named Charles R. Holden and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me:

Fabian S. Hickney Notary Public for Oregon My commission expires: 2/21/81

The dollar amount should include cash plus all encumbrances existing against the property to which the property remains subject or which the purchaser agrees to pay or assume. If consideration includes other property or value, add the following: "However, the actual consideration consists of or includes other property or value given or promised which is part of the/the whole consideration." (Indicate which)

WARRANTY DEED (INDIVIDUAL) Charles R. Holden TO Lois J. Hallaran After Recording Return to: Lois J. Hallaran Rt. 1, Box 424B Rainier, Oregon 97048

STATE OF OREGON, ) County of Columbia ) ss. BOAR I certify that the within instrument was received for record on the 20 day of October, 19 78 at 3:30 o'clock P.M. and recorded in book 220 on page 527 Records of Deeds of said County. Witness my hand and seal of County affixed. Kayla Wilson Clerk Title By JMT Deputy

**Columbia County intentionally failed to address the history of tax lot 2500 and the fact that tax lot 2501 came from tax lot 2500 in 1978. Tax lot 2501 has already been approved for a homesite (homestead)**

**1978- illegal partition of 2.5 =acres of tax lot 2500 by deed taken to creating tax lot 2501.**

**Tax lot 2500 RDF 22-04 does not QUALIFY for a home.**

**92.014** No land may be subdivided or partitioned except in accordance with [ORS 92.010 \(Definitions for ORS 92.010 to 92.192\)](#) to [92.192 \(Property line adjustment\)](#).  
[1973 c.696 §2; 1975 c.643 §24]

**Tina King 12-20-2022**

**Appeal RDF 22-04**





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Charles R. Holden (Signature)
Charles R. Holden

STATE OF OREGON, County of COLUMBIA ) ss.

October, 19 78 personally appeared the above named Charles R. Holden and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me: Patricia S. Hickney (Signature)
Notary Public for Oregon
My commission expires: 2/21/81

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TO
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After Recording Return to:
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) ss. BO48
County of Columbia )
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Witness my hand and seal of County affixed.
Kaye Wilson (Signature) Title
By JMT Deputy