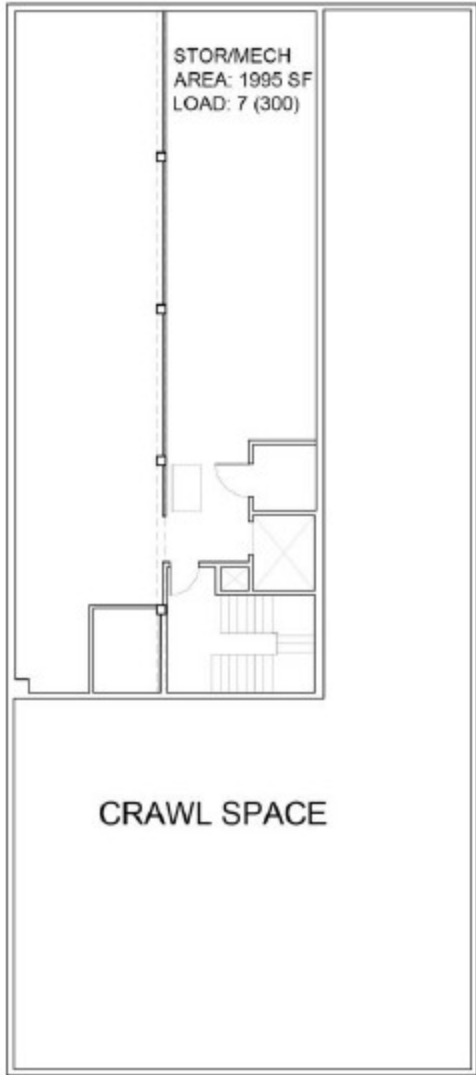


**108 S Howard St. | 500 E 1st St.,
Newberg, OR**

E. FIRST STREET



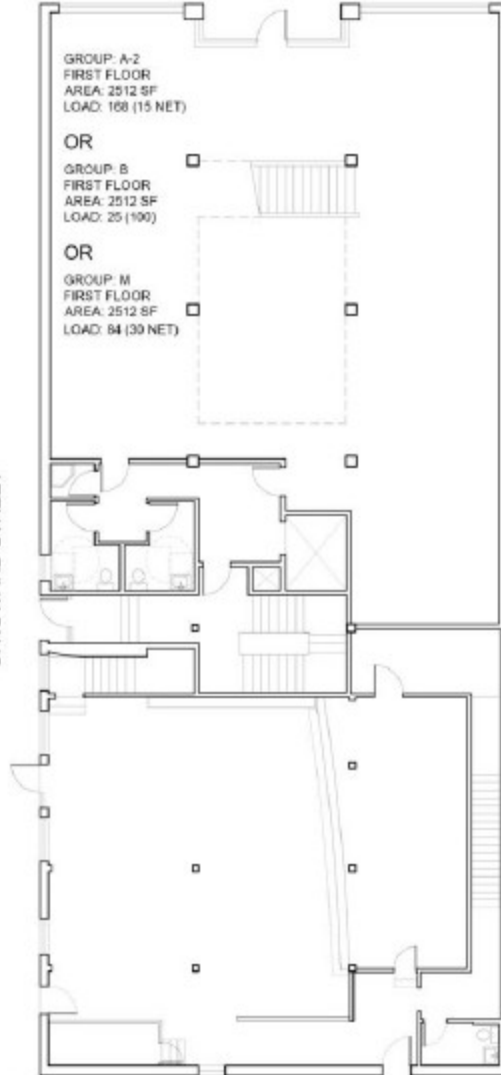
S. HOWARD STREET

1

BASEMENT PLAN

1/16" = 1'-0"

E. FIRST STREET



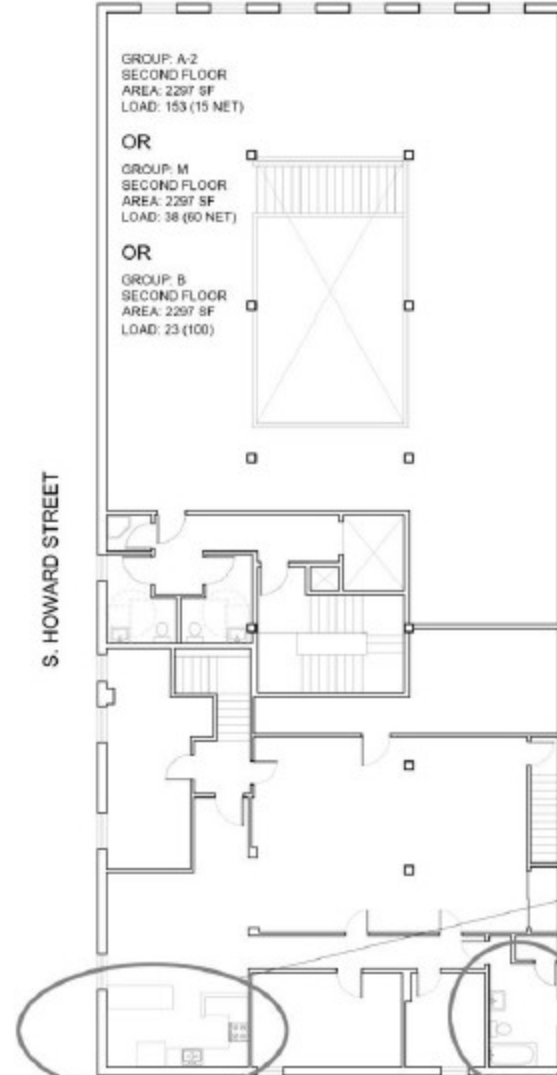
S. HOWARD STREET

2

FIRST FLOOR PLAN

1/16" = 1'-0"

E. FIRST STREET



S. HOWARD STREET

3

SECOND FLOOR PLAN

1/16" = 1'-0"

BUILDING CODE

ASSEMBLY SPACE
EATING/DRINKING ESTABLISHMENT
OFFICE AND RETAIL
GROUP: A-2, B OR M

- BUILDING TO BE FULLY SPRINKLERED (REQUIRED FOR SECOND STORY)
- ASSUMED CONSTRUCTION TYPE V-B
- NO ELEVATOR REQUIRED
- NO SEPARATION REQUIRED BETWEEN CHURCH AND NEW TENANT IF ALL A-2
- NO SEPARATION REQUIRED BETWEEN FIRST AND SECOND FLOOR
- 1-HOUR SEPARATION REQUIRED BETWEEN BASEMENT AND FIRST FLOOR FOR STORAGE
- TWO STAIRS REQUIRED FROM SECOND FLOOR FOR A-2 USE
- 1-HOUR EXIT REQUIRED FROM BASEMENT LEVEL
- 2 TOILETS AND 1 LAVATORY REQUIRED EACH FOR MALE AND FEMALE

BUILDING AREA

BASEMENT:	2,312 SF
FIRST FLOOR:	5,692 SF
SECOND FLOOR:	5,692 SF
BUILDING TOTAL:	13,696 SF

CONSTRUCTION

GUTTED BATHROOM AND KITCHEN AREA

NORTH

