



PERMIT #: BLD-26-7

ISSUE DATE: January 24, 2026

General Questions: 503.537.1240
Email Address: building@newbergoregon.gov

BUILDING PERMIT

BUILDING DEPARTMENT

SITE ADDRESS:	1216 E EDGEWOOD DR Newberg, OR. 97132	PARCEL #:	R3208CB 10600	TYPE OF CONSTRUCTION:	VB
TYPE OF WORK:	Residential Alteration to Existing Structure / Existing Single-Family Dwelling	TOTAL SQ. FT.:		BUILDING USE:	R-3
DETAILED DESCRIPTION OF WORK: Creating a guest suite with bathroom in existing space including plumbing, electrical and some HVAC. No exterior walls or framing will be affected and then installing a interior entry to the space.					
ZONING:	R-1/SP	TOTAL VALUE OF WORK:		\$45,000	
PROJECT NAME (if applicable):		TOTAL PERMIT FEE'S PAID:		\$1,525.78	

APPLICANT:	Ron Houghton	PHONE #:	503-516-4507
MAILING ADDRESS:	18841 Hein St, Oregon City OR. 97045		
OWNER:	BARRY & GAYE GERDTS -TRUST		
MAILING ADDRESS:	1216 E EDGEWOOD DR, NEWBERG OR. 97132		

CONTRACTORS INVOLVED IN PERMIT (if applicable)

PRIMARY CONTRACTOR:	RONALD DAVID HOUGHTON	CCB #:	185187
MECHANICAL CONTRACTOR:	Four Seasons Heating & Cooling	CCB #:	97152
PLUMBING CONTRACTOR:	True Blue Plumbing	CCB #:	197990

ADDITIONAL INFORMATION/CONDITIONS OF APPROVAL/COMMENTS

ALL WORK IS TO CONFORM TO THE CURRENT EDITION OF THE ORSC & OSCC.

INSPECTIONS REQUESTED **PRIOR TO 7AM** WILL BE COMPLETED THE SAME BUSINESS DAY.

INSPECTION RECEIVED **AFTER 7AM** WILL BE SCHEDULED FOR THE NEXT BUSINESS DAY.

**Schedule or track inspections at www.newbergor.portal.opengov.com OR
Call 503.554.7714 leave PERMIT # BLD-26-7, address & type of Insp.**

**THIS PERMIT EXPIRES 6 MO FROM ISSUE DATE: July 23, 2026
IF WORK IS NOT STARTED OR IF WORK IS SUSPENDED OR
ABANDONED FOR 180 DAYS OR LONGER AFTER WORK HAS
COMMENCED.**

A copy of the building permit & 1 set of approved construction documents are to be available for review at the work site.

8.15.150 UNNECESSARY NOISE--PERMITTED EXCEPTIONS. UNREASONABLE NOISE AND EXCEPTIONS.

3. The following acts are declared to be per se violations of this section. This enumeration does not constitute an exclusive list:
j. Construction or Repair of Buildings, or Excavation of Streets and Highways. The construction, demolition, alteration or repair of any building or the excavation of streets and highways other than between the hours of 7:00 a.m. and 7:00 p.m. on weekdays. In cases of emergency, construction or repair noises are exempt from this provision. In nonemergency situations, the city may issue a permit, upon application, if the city determines that the public health and safety, as affected by loud and raucous noise caused by construction or repair of

All persons or entities performing work under this permit are required to be licensed unless exempted by ORS 701.010 (Structural/Mechanical), and ORS 693.010-020 (Plumbing).	buildings or excavation of streets and highways between the hours of 7:00 p.m. and 7:00 a.m. will not be impaired, and if the city further determines that loss or inconvenience would otherwise result. The permit shall grant permission in nonemergency cases for a period of not more than three days. The permit may be renewed once for a period of three days or less.
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NEWBERG CITY HALL

414 E FIRST ST

Web address:
newbergoregon.gov



PERMIT #: BLD-26-7

ISSUED DATE: April 9, 2026

CERTIFICATE OF COMPLETION

All inspections have been conducted and, as of the issuance of this certificate, the permitted work is in full compliance with all applicable codes and regulations.

THE PERMITTED WORK IS DEEMED SATISFACTORY AND COMPLETE

Site Address:	1216 E EDGEWOOD DR, Newberg, OR, 97132	Parcel #: R3208CB 10600
Construction Types:	Alteration to Existing Structure / Existing Single-Family Dwelling	Permit Type: Residential
Fire Sprinkler Required by Code:	No	Fire Sprinkler Installed/Altered: No

DETAILED DESCRIPTION OF WORK: Creating a guest suite with bathroom in existing space including plumbing, electrical and some HVAC. No exterior walls or framing will be affected and then installing a interior entry to the space.

AUTHORIZED PERMIT HOLDERS

Owner:	BARRY & GAYE GERDTS -TRUST	1216, NEWBERG, OR. 97132
Contractor:	RONALD DAVID HOUGHTON	CCB License #: 185187

CONDITIONS

ALL FINAL INSPECTIONS HAVE BEEN COMPLETED, AND THE PERMITTED WORK HAS BEEN FOUND TO MEET ALL REQUIRED STANDARDS AND IS HEREBY DEEMED COMPLETE.

THIS CERTIFICATE MAY BE REVOKED BY THE City of Newberg, OR UPON VIOLATION OF ANY OF ITS RULES AND REGULATIONS.

To view permit details, scan this barcode or visit newbergor.viewpointcloud.com/#/records/4335





PERMIT #: BLD-26-7

ISSUED DATE: April 9, 2026

CERTIFICATE OF OCCUPANCY

This structure has been inspected, and at the time of certificate issuance, is in compliance with all applicable codes and regulations for occupancy based on the edition of the Oregon Specialty Code.

Site Address:

1216 E EDGEWOOD DR, Newberg, OR, 97132

Parcel #: R3208CB 10600

Construction Types:

Alteration to Existing Structure / Existing Single-Family Dwelling

Permit Type: Residential

Fire Sprinkler Required by Code:

No

Fire Sprinkler Installed/Altered: No

DETAILED DESCRIPTION OF WORK:

Creating a guest suite with bathroom in existing space including plumbing, electrical and some HVAC. No exterior walls or framing will be affected and then installing a interior entry to the space.

AUTHORIZED PERMIT HOLDERS

Owner:

BARRY & GAYE GERDTS -TRUST

1216, NEWBERG, OR. 97132

Contractor:

RONALD DAVID HOUGHTON

CCB License #: 185187

CONDITIONS

ALL FINAL INSPECTIONS HAVE BEEN COMPLETED AND THE BUILDING IS APPROVED FOR OCCUPANCY

THIS CERTIFICATE MAY BE REVOKED BY THE City of Newberg, OR UPON VIOLATION OF ANY OF ITS RULES AND REGULATIONS.

To view permit details related to this Certificate, scan this barcode or visit newbergor.viewpointcloud.com/#!/records/4335



City of Newberg, OR

Inspection Report

Inspection: BUILDING FINAL INSPECTION

Inspector: BLD- Brooks Bateman

Inspection Date: Apr 9, 2026

Record: *Building Permit #BLD-26-7

Location: 1216 E EDGEWOOD DR, Newberg, OR 97132

Applicant: Ron Houghton

BUILDING FINAL INSP

Overall Result: Pass

City of Newberg, OR

Inspection Report

Inspection: PLUMBING FINAL INSPECTION

Inspector: BLD- Brooks Bateman

Inspection Date: Apr 9, 2026

Record: *Building Permit #BLD-26-7

Location: 1216 E EDGEWOOD DR, Newberg, OR 97132

Applicant: Ron Houghton

PLUMBING FINAL INSP

Overall Result: Pass

City of Newberg, OR

Inspection Report

Inspection: MECHANICAL FINAL INSPECTION

Inspector: BLD- Brooks Bateman

Inspection Date: Apr 9, 2026

Record: *Building Permit #BLD-26-7

Location: 1216 E EDGEWOOD DR, Newberg, OR 97132

Applicant: Ron Houghton

MECHANICAL FINAL INSP

Overall Result: Pass



NUMBER	DATE	REVISED BY	DESCRIPTION
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NUMBER	DATE	REVISED BY	DESCRIPTION
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EDGEWOOD BEDROOM SUITE
1216 E. EDGEWOOD DRIVE

NEWBERG, OREGON 97132

1/15/2026

AS NOTED

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