

FEE \$10.00

PERMIT # 13021



FENCE PERMIT
GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

THIS SECTION TO BE COMPLETED BY APPLICANT

PROPERTY ADDRESS: 2833 Maverick Dr.
PROPERTY TAX NO: 2943-303-67-005
SUBDIVISION: Arrowhead Acres II
PROPERTY OWNER: Bill Sweitzer
OWNER'S PHONE: 241-3008
OWNER'S ADDRESS: Same
CONTRACTOR NAME: Bookcliff Fence & Vinyl
CONTRACTOR'S PHONE: 523-7827
CONTRACTOR'S ADDRESS: 469 Para St. Clifton CO 81520
FENCE MATERIAL & HEIGHT: 6' Vinyl
PLOT PLAN: see attached
Plot plan must show property lines and property dimensions, all easements, all rights-of-way, all structures, all setbacks from property lines, & fence height(s). NOTE: PROPERTY LINE IS LIKELY ONE FOOT OR MORE BEHIND THE SIDEWALK.

THIS SECTION TO BE COMPLETED BY COMMUNITY DEVELOPMENT DEPARTMENT STAFF

ZONE Rmf-5
SETBACKS: Front 20' from property line (PL) or
SPECIAL CONDITIONS
Side 0' from PL Rear 0' from PL

Fences exceeding six feet in height require a separate permit from the City/County Building Department. A fence constructed on a corner lot that extends past the rear of the house along the side yard or abuts an alley requires approval from the City Engineer (Section 4.1.J of the Grand Junction Zoning and Development Code).

The owner/applicant must correctly identify all property lines, easements, and rights-of-way and ensure the fence is located within the property's boundaries. Covenants, conditions, restrictions, easements and/or rights-of-way may restrict or prohibit the placement of fence(s). The owner/applicant is responsible for compliance with covenants, conditions, and restrictions which may apply. Fences built in easements may be subject to removal at the property owner's sole and absolute expense. Any modification of design and/or material as approved in this fence permit must be approved, in writing, by the Community Development Department Director.

I hereby acknowledge that I have read this application and the information and plot plan are correct; I agree to comply with any and all codes, ordinances, laws, regulations, or restrictions which apply. I understand that failure to comply shall result in legal action, which may include but not necessarily be limited to removal of the fence(s) at the owner's cost.

Applicant's Signature Paul Labig Date 6-26-03
Community Development's Approval C. J. [Signature] Date 6/24/03
City Engineer's Approval (if required) Date

VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 2.2.E.1.d Grand Junction Zoning & Development Code)
(White: Planning) (Yellow: Customer) (Pink: Code Enforcement)

12-28-01
ACCEPTED *Gayle Henderson*
ANY CHANGE OF SETBACKS MUST BE APPROVED BY THE CITY PLANNING DEPT. IT IS THE APPLICANT'S RESPONSIBILITY TO PROPERLY LOCATE AND IDENTIFY EASEMENTS AND PROPERTY LINES.

28' 6"

10'
Patio
58'

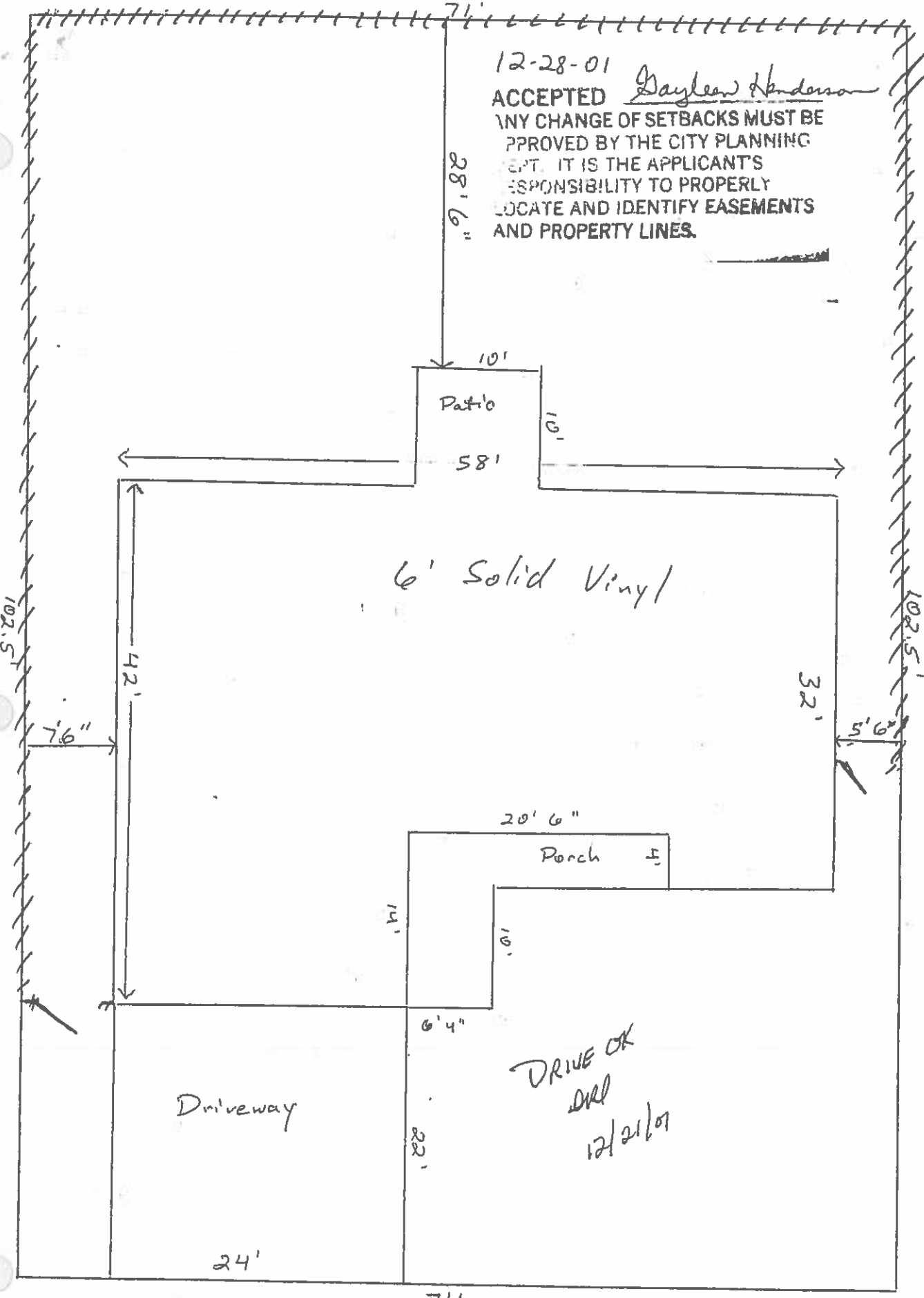
6' Solid Vinyl

20' 6"
Porch I

Driveway

DRIVE OK
DRL
12/21/07

North



2833 Maverick Drive
Lot 5 Block 4 Filing 2 Arrowhead Acres II
2943-303-67-005

71' ← Maverick Dr. →