

FEE \$5.00

\$10.00

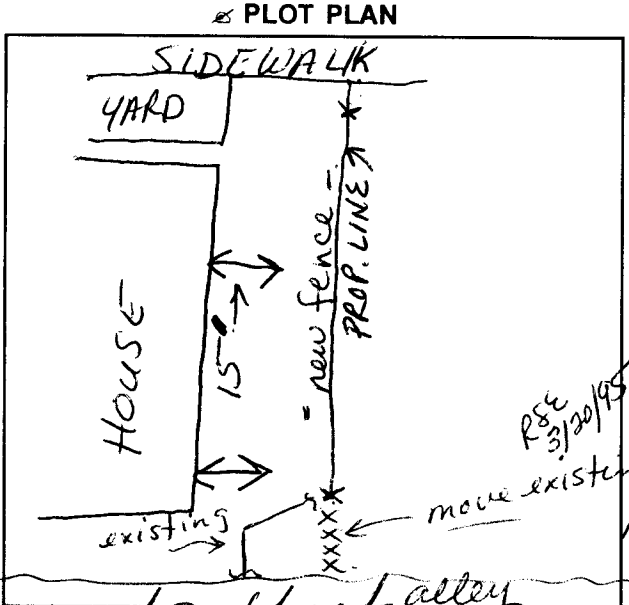
# FENCE PERMIT

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

Front Street (Road) ✓

THIS SECTION TO BE COMPLETED BY APPLICANT

PROPERTY ADDRESS 1019 ROOD AVE  
 TAX SCHEDULE NO 2945-144-14-003  
 (BISHOP)  
 PROPERTY OWNER NANCY WOOD  
 OWNER'S PHONE 242-7431  
 OWNER'S ADDRESS 1019 ROOD  
 CONTRACTOR Self  
 CONTRACTOR'S PHONE \_\_\_\_\_  
 FENCE MATERIAL CHAIN LINK  
 FENCE HEIGHT 32" & 60"



Notes: 48" maximum in 20' front yard setback alley  
 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).

THIS SECTION TO BE COMPLETED BY COMMUNITY DEVELOPMENT DEPARTMENT STAFF

ZONE RMF-64  
 SPECIAL CONDITIONS \_\_\_\_\_

SETBACKS: Front \_\_\_\_\_ from property line (PL) or \_\_\_\_\_ from center of ROW, whichever is greater.  
 Side \_\_\_\_\_ from PL Rear \_\_\_\_\_ 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 5-5-5B 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 Nancy Bishop-Wood Date 10-3-94  
 Community Development's Approval Ronnie Edwards Date 10-3-94  
 City Engineer's Approval (if required) See attached Date \_\_\_\_\_

VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 9-3-2D Grand Junction Zoning & Development Code)

(White: Community Development) (Yellow: Code Enforcement) (Pink: Customer)

*Ronnie Edwards*



City of Grand Junction, Colorado  
250 North Fifth Street  
81501-2668  
FAX: (303) 244-1599

October 14, 1994

Dan and Nancy Bishop  
1019 Rood Avenue  
Grand Junction, CO 81501

Dear Mr. and Mrs. Bishop:

It has been brought to my attention that a fence recently constructed on your east property line is located at the center of a driveway which provides access to your property and to 1027 Rood Avenue.

The fence makes it impossible for a vehicle to access either property without driving over the curb and sidewalk. This situation must be remedied by either removing a portion of the fence to allow vehicular access through the driveway or by closing the driveway and replacing it with curb, gutter, and sidewalk. If the driveway is closed, a new driveway can be constructed on each side of the property line.

If you choose to remove or relocate the driveway, you must use a licensed curbing and sidewalk contractor and a permit from this office will be required prior to the work being performed.

If you fail to remove the fence or close/relocate the driveway within 15 days, the City will hire a contractor to close or relocate the driveway and you will be billed for the work.

Please let me know which alternative you plan to pursue and when the appropriate modifications will be made. My phone number is 244-1559.

Sincerely,

A handwritten signature in cursive script that reads "J. Don Newton".

J. Don Newton  
City Engineer

xc: Patricia Rasmussen, joint owner  
John Shaver, Assistant City Attorney

skw