

FEE \$10.00

# FENCE PERMIT

## GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

THIS SECTION TO BE COMPLETED BY APPLICANT

PLOT PLAN

PROPERTY ADDRESS 2824 Orchard Ave

TAX SCHEDULE NO 2945-122-00-165

PROPERTY OWNER Steve and Lola D. Star

OWNER'S PHONE 245-3946

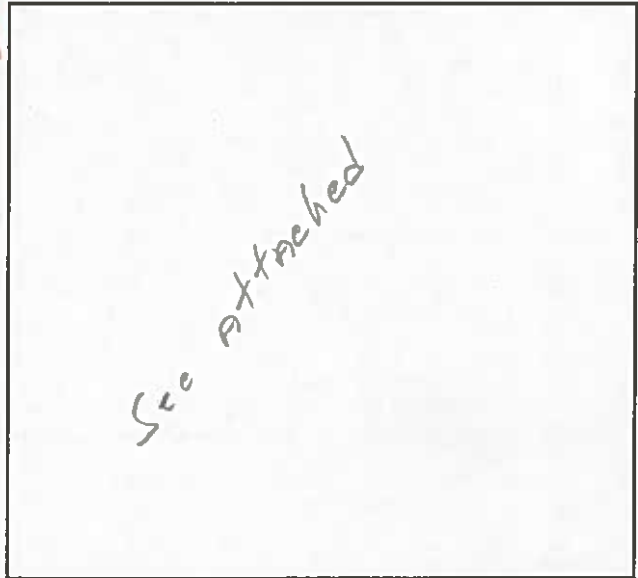
OWNER'S ADDRESS 2245A N. 15th St.

CONTRACTOR Taylor Fence Company

CONTRACTOR'S PHONE 241-1473

FENCE MATERIAL PVC

FENCE HEIGHT 2.5' 4' 6' 4' 2.5'



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-16

SPECIAL CONDITIONS \_\_\_\_\_

SETBACKS: Front as shown on approved plan 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 [Signature]

Date 11-7-96

Community Development's Approval [Signature]

Date 11/7/96

City Engineer's Approval (if required) approved in field by Dave [Signature]

Date 11/7/96

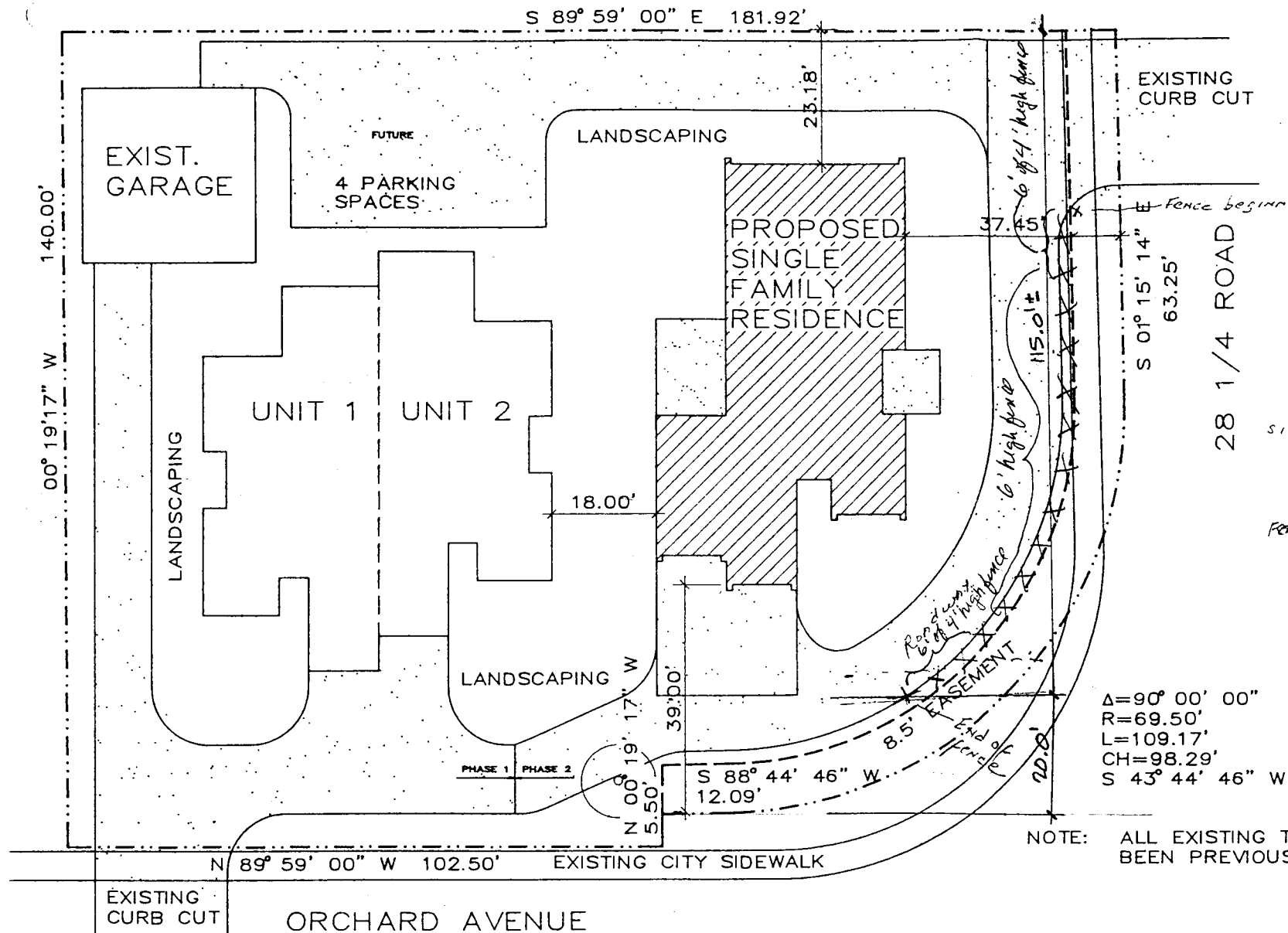
VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 9-3-2D Grand Junction Zoning & Development Code)

(White: Community Development)

(Yellow: Code Enforcement)

(Pink: Customer)

Fence location approved by Dave Fontelli on the field



fence will incorporate a pillar at each end

Total fence length = 90'

side view 78" high, 41" high, 41" high

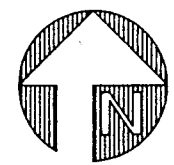
Fence to be installed adjacent to roadway

Δ=90° 00' 00"  
 R=69.50'  
 L=109.17'  
 CH=98.29'  
 S 43° 44' 46" W

NOTE: ALL EXISTING TREES HAVE BEEN PREVIOUSLY REMOVED.

ACCEPTED: KP 11/7/96  
 ANY CHANGES OR REVISIONS MUST BE APPROVED BY THE ENGINEERING DEPARTMENT OF THE CITY OF DENVER. DATE OF REVISION: 11/7/96. DRAWN BY: [Signature]

SITE PLAN  
 SCALE: 1" = 20'



PLAN  
 A RESIDENCE  
 FOR  
 MR. & MRS. STEVE STAR  
 AND JUNCTION, COLORADO