

FEE \$10.00

PERMIT # 10111

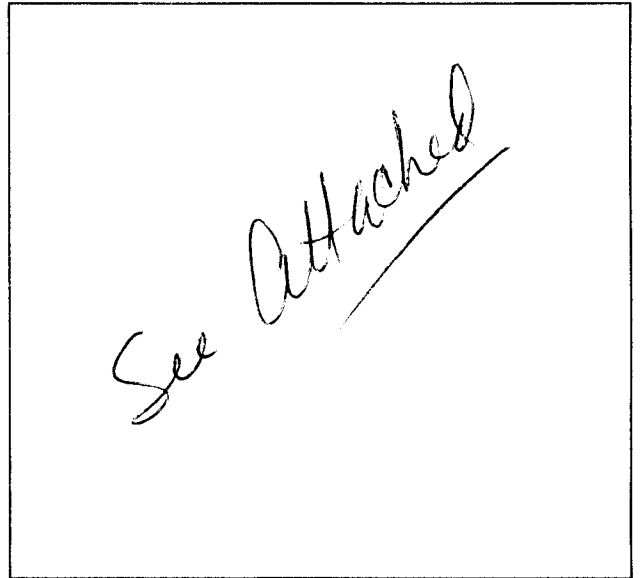
FENCE PERMIT

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

THIS SECTION TO BE COMPLETED BY APPLICANT

PLOT PLAN

PROPERTY ADDRESS 407 N 7TH STREET
 TAX SCHEDULE NO 2945-141-37-004
 PROPERTY OWNER JOHN W. CROUCH
 OWNER'S PHONE 242-5359
 OWNER'S ADDRESS 755 CONTINENTAL CT
UNTIL 10/15/97
 CONTRACTOR T.B.D.
 CONTRACTOR'S PHONE _____
 FENCE MATERIAL TEXTURED CONCRETE
BLOCK
 FENCE HEIGHT 6'



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 PR-8 SETBACKS: Front _____ from property line (PL) or
 SPECIAL CONDITIONS _____ 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.

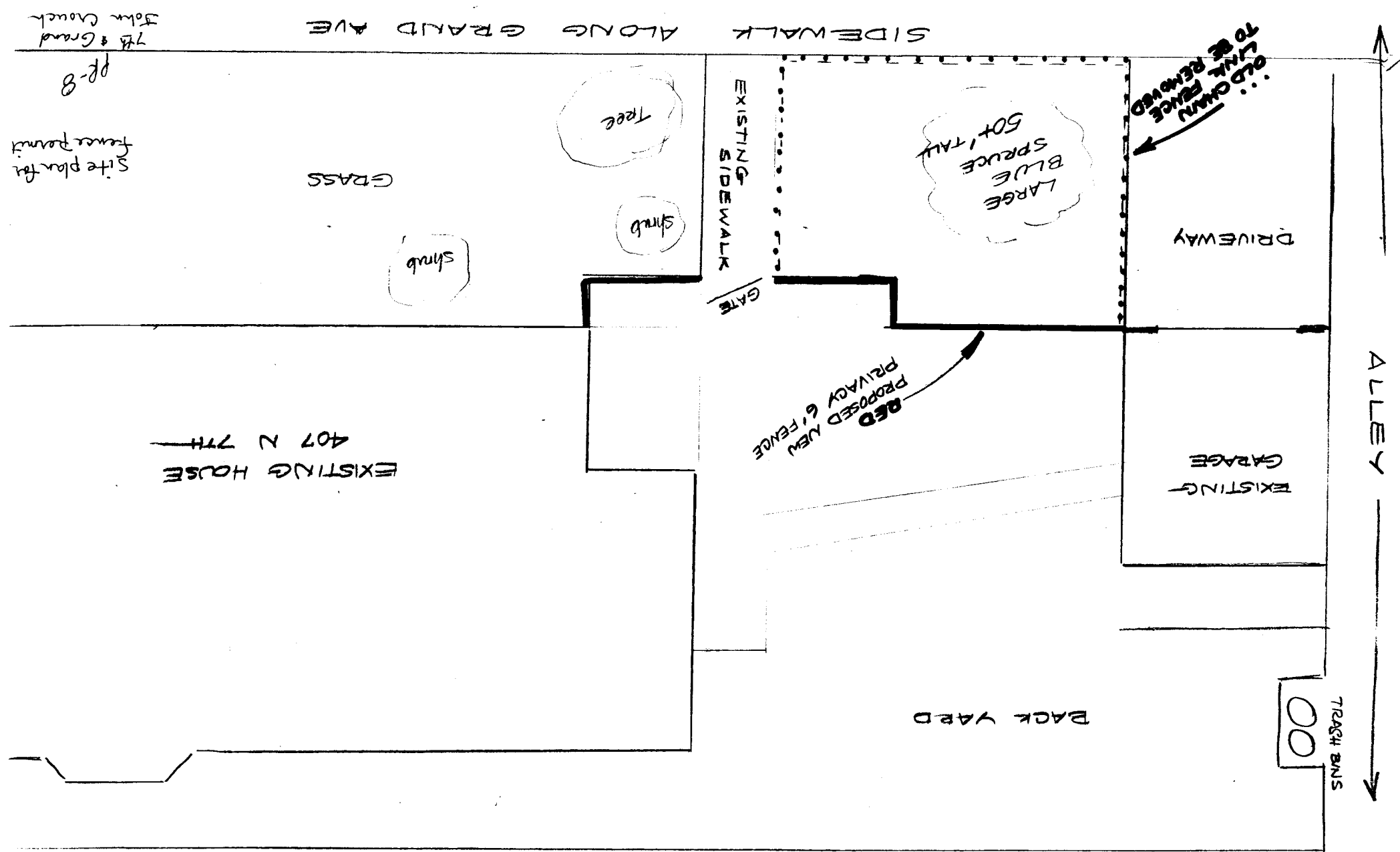
I hereby acknowledge that I have read this application and the information and plot plan are correct; I agree to comply with any and all codes, ordinances, laws, regulations, or restrictions which apply.

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 John W. Crouch Date 9/23/97
 Community Development's Approval Ponnie Edwards Date 9/26/97
 City Engineer's Approval (if required) N/A 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)



7th & Grand John Church

SIDEWALK ALONG GRAND AVE

Site plan for fence permit

pp-8

GRASS

EXISTING SIDEWALK

Tree

shrub

shrub

GATE

PROPOSED NEW PRIVACY FENCE

OLD CHAIN LINK FENCE TO BE REMOVED

DRIVEWAY

LARGE BLUE SPRUCE 50+1 TALL

EXISTING GARAGE

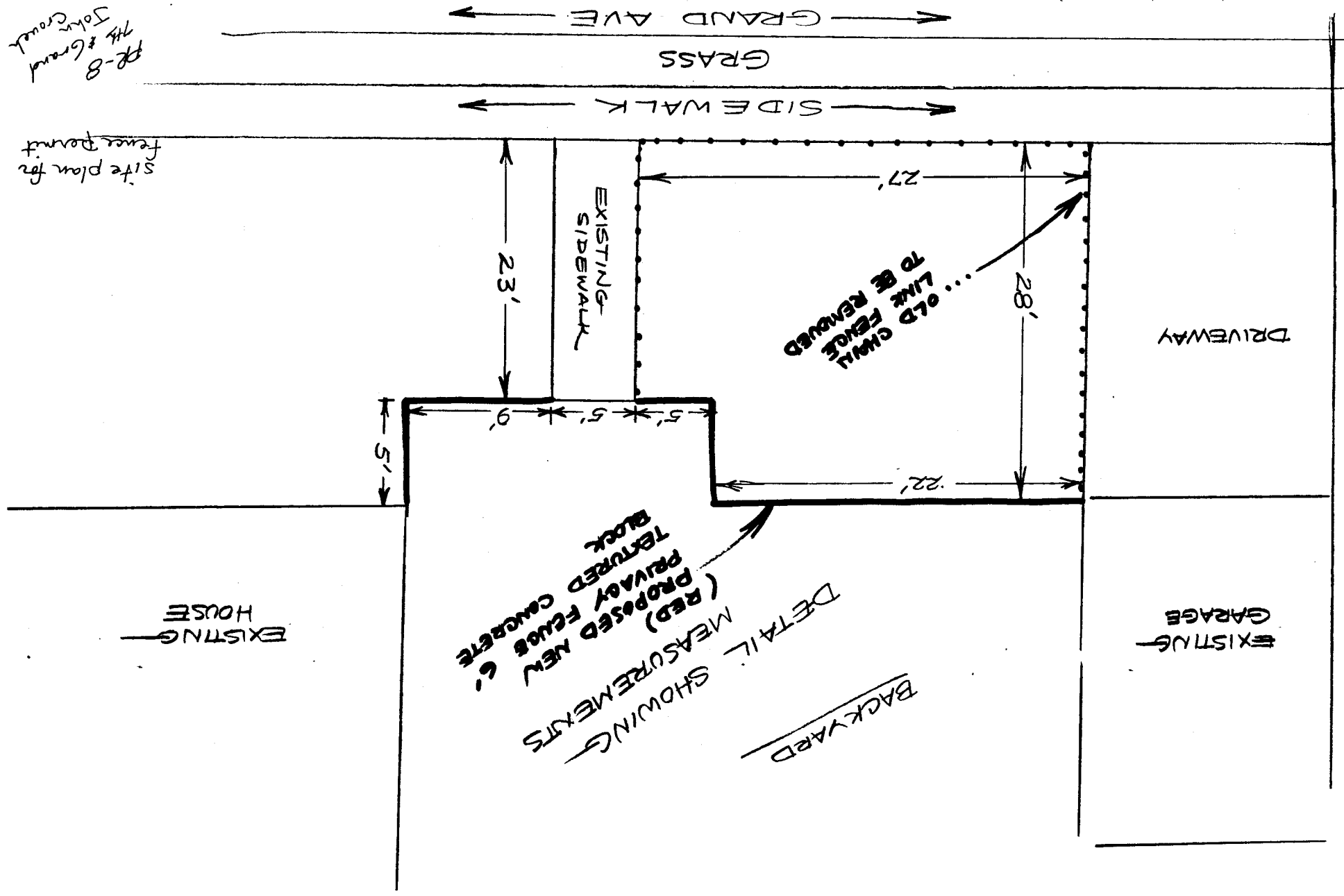
ALLEY

EXISTING HOUSE 407 N 7TH

BACK YARD

TRASH BINS

PP-8
7th & Grand
Tolm
Crowd
Site plan for
Fence Permit



BACKYARD
DETAIL SHOWING
MEASUREMENTS
(RED)
PROPOSED FENCE NEW 6"
PRIVACY FENCE
TEXTURED CONCRETE
BLOCK
TO BE REMOVED
OLD CHAIN
LINK FENCE

EXISTING HOUSE

EXISTING GARAGE

DRIVEWAY

ALLEY

GRASS

GRAND AVE

SIDEWALK

23'

27'

28'

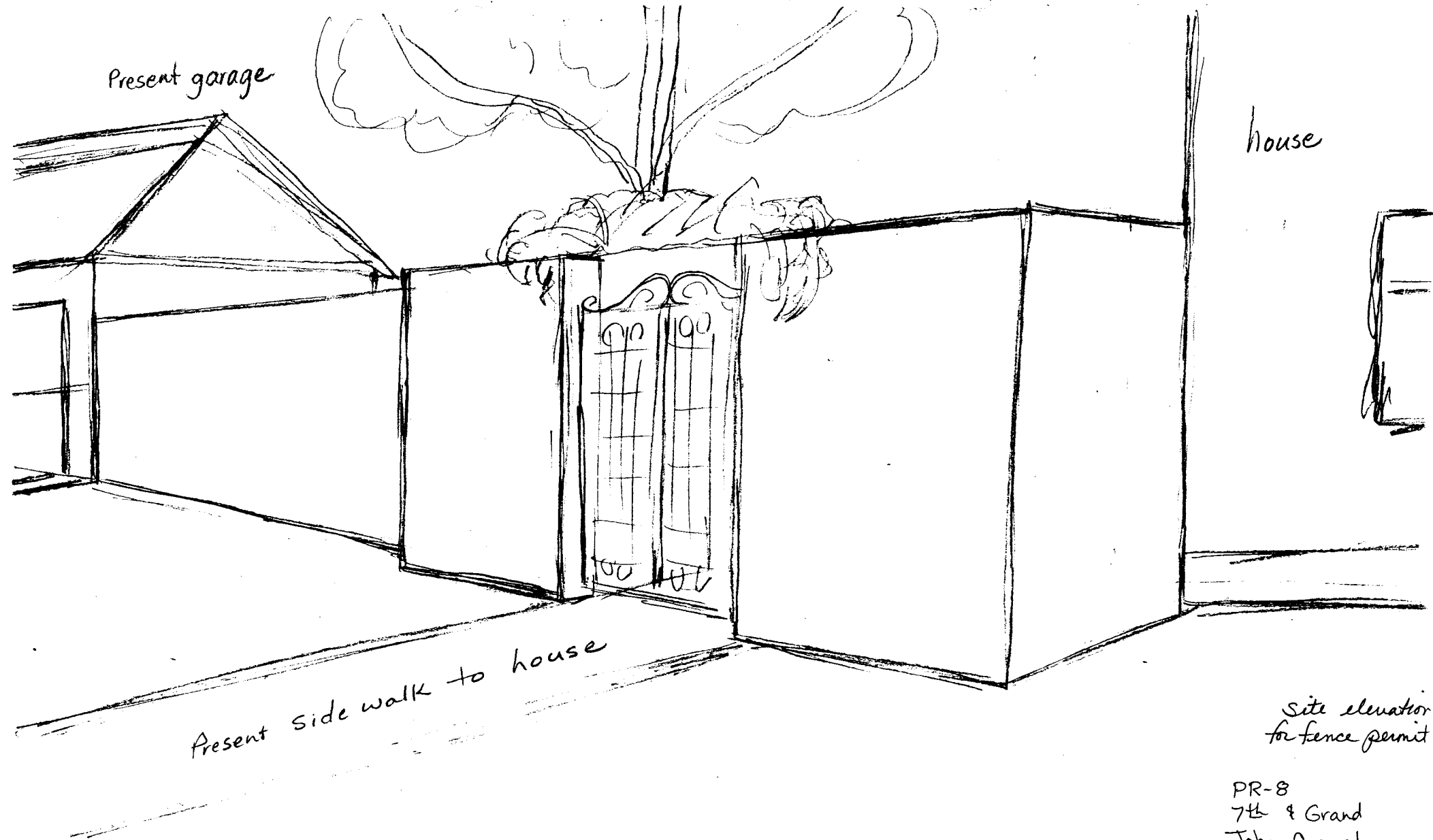
22'

9'

5'

5'

5'



Present garage

house

Present side walk to house

Site elevation
for fence permit

PR-8
7th & Grand
John Crouch