FEE $10.00
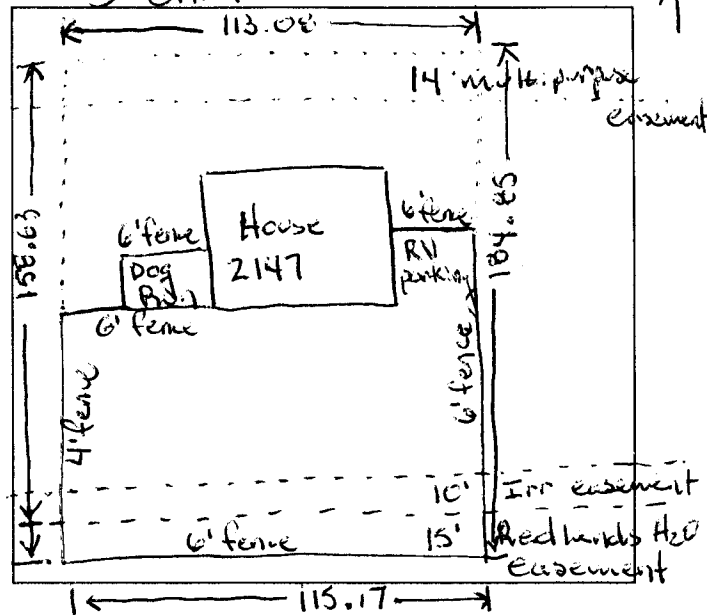
PERMIT # 10121

# FENCE PERMIT
### GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

☞ THIS SECTION TO BE COMPLETED BY APPLICANT ☜    View or

PLOT PLAN    N ↑

PROPERTY ADDRESS 2147 S. Canyon View

TAX SCHEDULE NO 2947. 351 . 15 . 002

PROPERTY OWNER Steve + Page Dine

OWNER'S PHONE (970) 257 - 1865

OWNER'S ADDRESS Same

CONTRACTOR Self

CONTRACTOR'S PHONE

FENCE MATERIAL Cedar Wood + Chain link Dog Run

FENCE HEIGHT 6 feet

*Plot plan diagram showing property with dimensions 113.08, 158.63, 184.45, 115.17, House 2147, 6' fence, Dog Run, RV parking, 4' fence, 6' fence, 14' multi purpose easement, 10', 15', Irr easement, Redlands H2O easement*

✍ **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 - 2

SPECIAL CONDITIONS beware of easements

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 _____   Date 10 Oct 97

Community Development's Approval Ronnie Edwards   Date 10-16-97

City Engineer's Approval (if required) _____   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)*