

FEE \$10.00

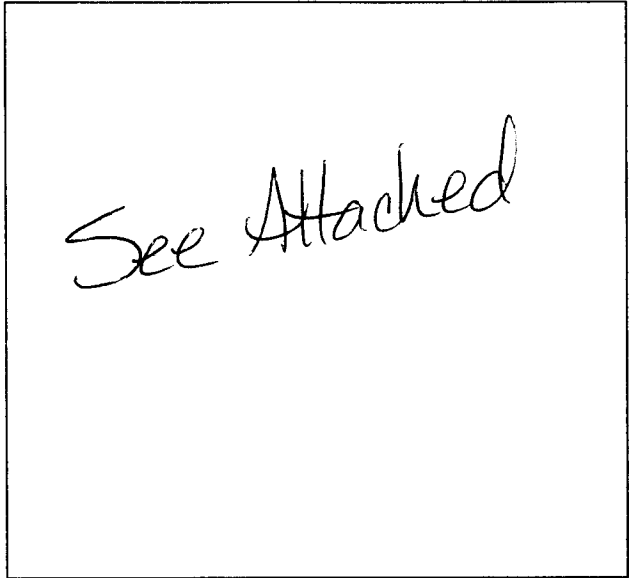
PERMIT # 10035

FENCE PERMIT
GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

THIS SECTION TO BE COMPLETED BY APPLICANT

PLOT PLAN

PROPERTY ADDRESS 2332 So. Eagle Pt Ct
TAX SCHEDULE NO 2945-083-21-012
PROPERTY OWNER RED HART Const. Inc.
OWNER'S PHONE 244-8975
OWNER'S ADDRESS 2320 - E 1/2 Rd. G.J.
CONTRACTOR Sane
CONTRACTOR'S PHONE 250-0822
FENCE MATERIAL Cedar 1x6
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 3.5
SPECIAL CONDITIONS ALCO approval req'd

SETBACKS: Front 20' 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 Daniel R. Gearhart Date 6-3-97
Community Development's Approval Scuta J. Costello Date 6-3-97
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)

RED HART Construction Inc.
 Daniel R. Gearhart
 2320 - E 1/2 Road
 Grand Junction, Co. 81503

South Rim - 2332 South Eagle Pt. Ct.
 Filing 2
 Block 2
 Lot 12
 14,676 sq ft
 Scale 1" = 20'

