FEE $10.00

PERMIT # 10368

FENCE PERMIT

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

☞ *THIS SECTION TO BE COMPLETED BY APPLICANT* ☜

PROPERTY ADDRESS 671 ~~ASHLEY~~ ATCHEE

TAX SCHEDULE NO 2945-032-36-001

PROPERTY OWNER DENNIS DERRIEUX

OWNER'S PHONE 257-7331

OWNER'S ADDRESS 671 ASHLEY

CONTRACTOR HENNI FENCING

CONTRACTOR'S PHONE 523-0955

FENCE MATERIAL CEDAR

FENCE HEIGHT 3' + 6'

✍ PLOT PLAN

SEE ATTACHED

✍ **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 PC 2.8

SPECIAL CONDITIONS not in 40' sight Δ. —

SETBACKS: Front 20' from property line (PL) or 45' from center of ROW, whichever is greater.

Side 0' from PL Rear 0' 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.

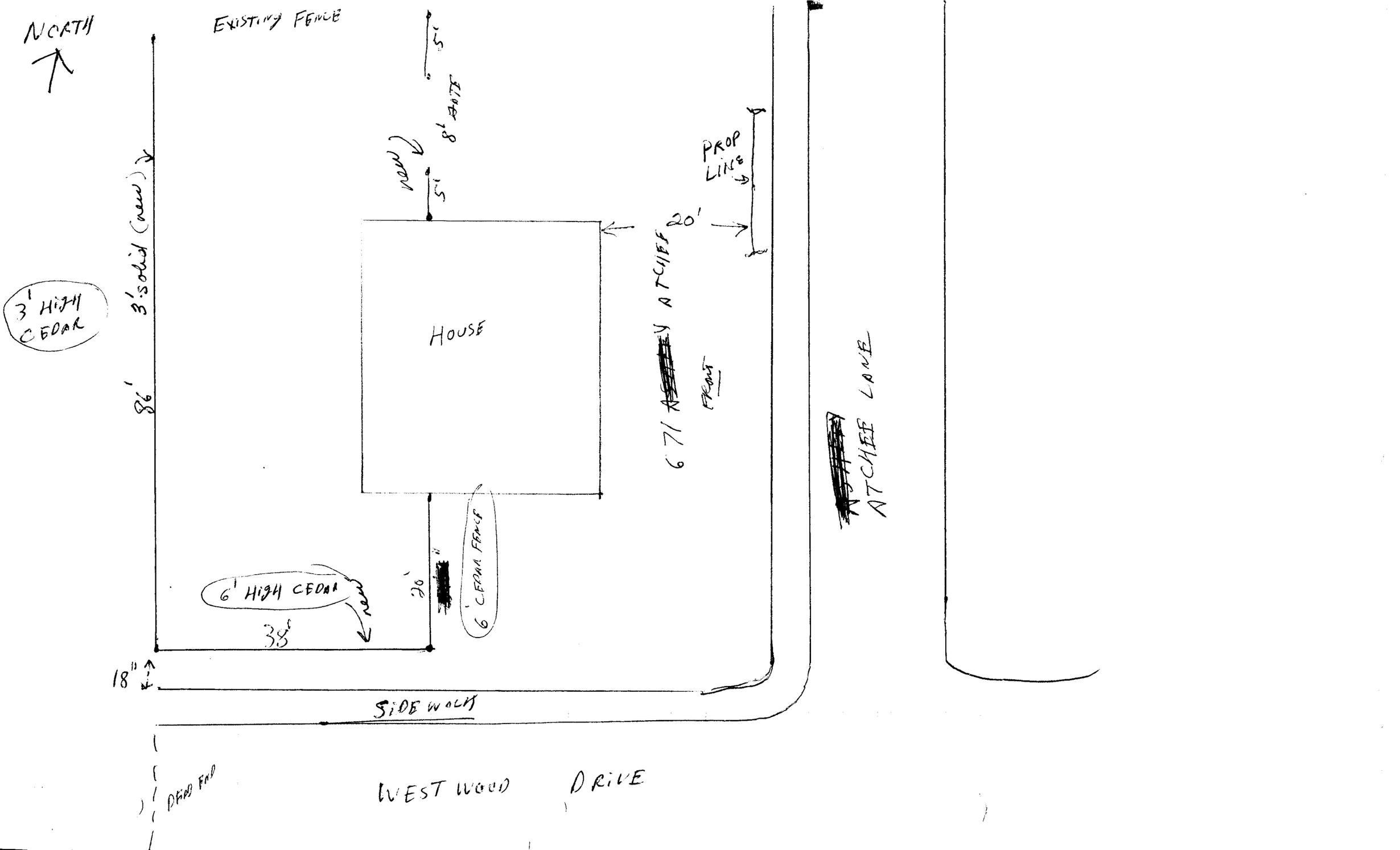
Applicant's Signature Jerry Henni Date 5-28-98

Community Development's Approval Bonnie Edwards Date 5-28-98

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


NORTH
EXISTING FENCE
5'
8' GATE
new
5'
PROP LINE
20'
3' HIGH CEDAR
3' solid (new)
86'
HOUSE
6' ATCHEE
FRONT
ATCHEE LANE
6' HIGH CEDAR
new
38'
36'
6' CEDAR FENCE
18"
SIDE WALK
DEAD END
WEST WOOD DRIVE