

FEE \$10.00

PERMIT # 10351

### FENCE PERMIT

#### GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

THIS SECTION TO BE COMPLETED BY APPLICANT

PLOT PLAN

PROPERTY ADDRESS 671 Moon Ridge Circle  
 TAX SCHEDULE NO 2945-032-31.001  
 PROPERTY OWNER Mr + Mrs Brownson  
 OWNER'S PHONE 242-1100  
 OWNER'S ADDRESS 687 Crestridge Dr  
 CONTRACTOR Taylor Fence  
 CONTRACTOR'S PHONE 241-1473  
 FENCE MATERIAL Cedar Fence  
 FENCE HEIGHT 72" TALL

See The  
 Attached  
 Drawing

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 PB-2.3  
 SPECIAL CONDITIONS Cannot build a 6' fence in front yard setback.

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 Jerry Brownson  
 Community Development's Approval J. Naldez  
 City Engineer's Approval (if required) \_\_\_\_\_

Date 7-31-98  
 Date 8-3-98  
 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)

WORK ORDER  
**TAYLOR FENCE COMPANY**

o Mr + Mrs Brownson  
687 Crestridge Drive  
GJ Co 81506

DATE 6-22 1998 W 1205  
PHONE 242-1100  
CUSTOMER'S ORDER NO.

ERMS Job Site 671 moonridge ~~FOUNTAINHEAD~~

SALESMAN Jerry O

QUANTITY	DESCRIPTION	PRICE
103	1x4x6 Scalloped Style Cedar Fence	
16	4x4x10 post with decorative tops	
39	2x4x8 Cedar Rails 3 Rails per section	
1	4'x72" wood walk gate Ring shank galv nails	Set n nail Locate # <del>317650</del> 317650

Notes

- 1) match Mr Hagen Fence in the Back of the property
- 2) Face all the pickets inward

