

FEE \$10.00

PERMIT # 11419



FENCE PERMIT
GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

THIS SECTION TO BE COMPLETED BY APPLICANT

PLOT PLAN

PROPERTY ADDRESS 8601 Grand Ave 81501

TAX SCHEDULE NO 2945-144-04-007

PROPERTY OWNER Karle Theresa Bloom

OWNER'S PHONE 256-0899

OWNER'S ADDRESS 8601 Grand Ave

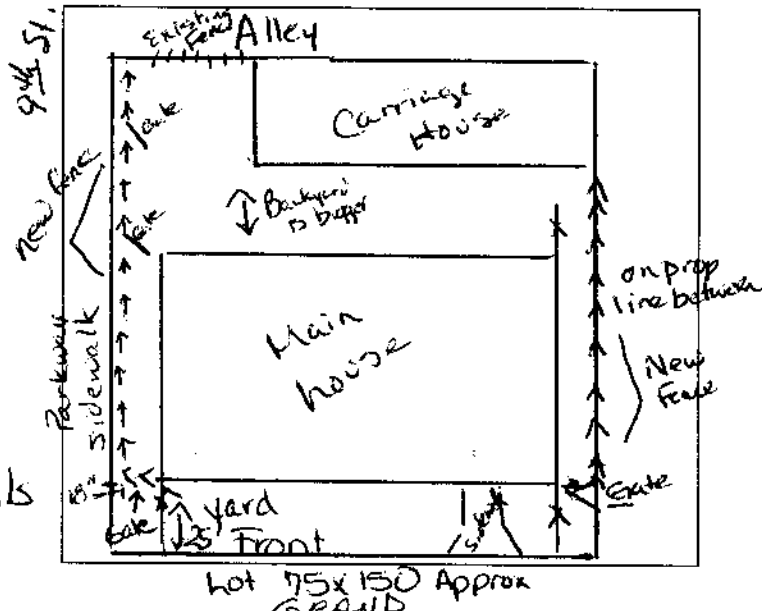
CONTRACTOR Karl Bloom / owner

CONTRACTOR'S PHONE

CONTRACTOR'S ADDRESS

FENCE MATERIAL Cedar pickets / steel posts & rails

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 B-3

SPECIAL CONDITIONS out of sight Δ-

SETBACKS: Front 20' from property line (PL) or 35' from center of ROW, whichever is greater. Side 10' from PL Rear 10' 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 Theresa Y Bloom

Date 12/3/99

Community Development's Approval Ronnie Edwards

Date 12/3/99

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: Planning) (Yellow: Customer) (Pink: Code Enforcement)