

FEE \$10.00

PERMIT # 11163



Handwritten initials

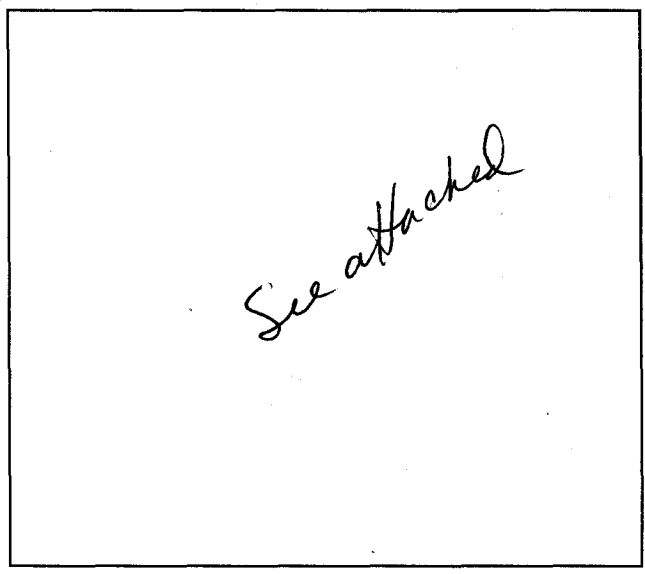
FENCE PERMIT

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

THIS SECTION TO BE COMPLETED BY APPLICANT

PLOT PLAN

PROPERTY ADDRESS 2676 APPLEWOOD PLACE
 TAX SCHEDULE NO. _____
 PROPERTY OWNER ED LEECH
 OWNER'S PHONE 256-9292
 OWNER'S ADDRESS 2676 APPLEWOOD
 CONTRACTOR HENRI FENCING
 CONTRACTOR'S PHONE 523-0955
 CONTRACTOR'S ADDRESS 729 1/2 ELBERTO DR.
 FENCE MATERIAL BASKETWEAVE VINYL
 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 RSF-4
 SPECIAL CONDITIONS irrigation/damage easements north & west side

SETBACKS: Front 20' from property line (PL) or _____ 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.

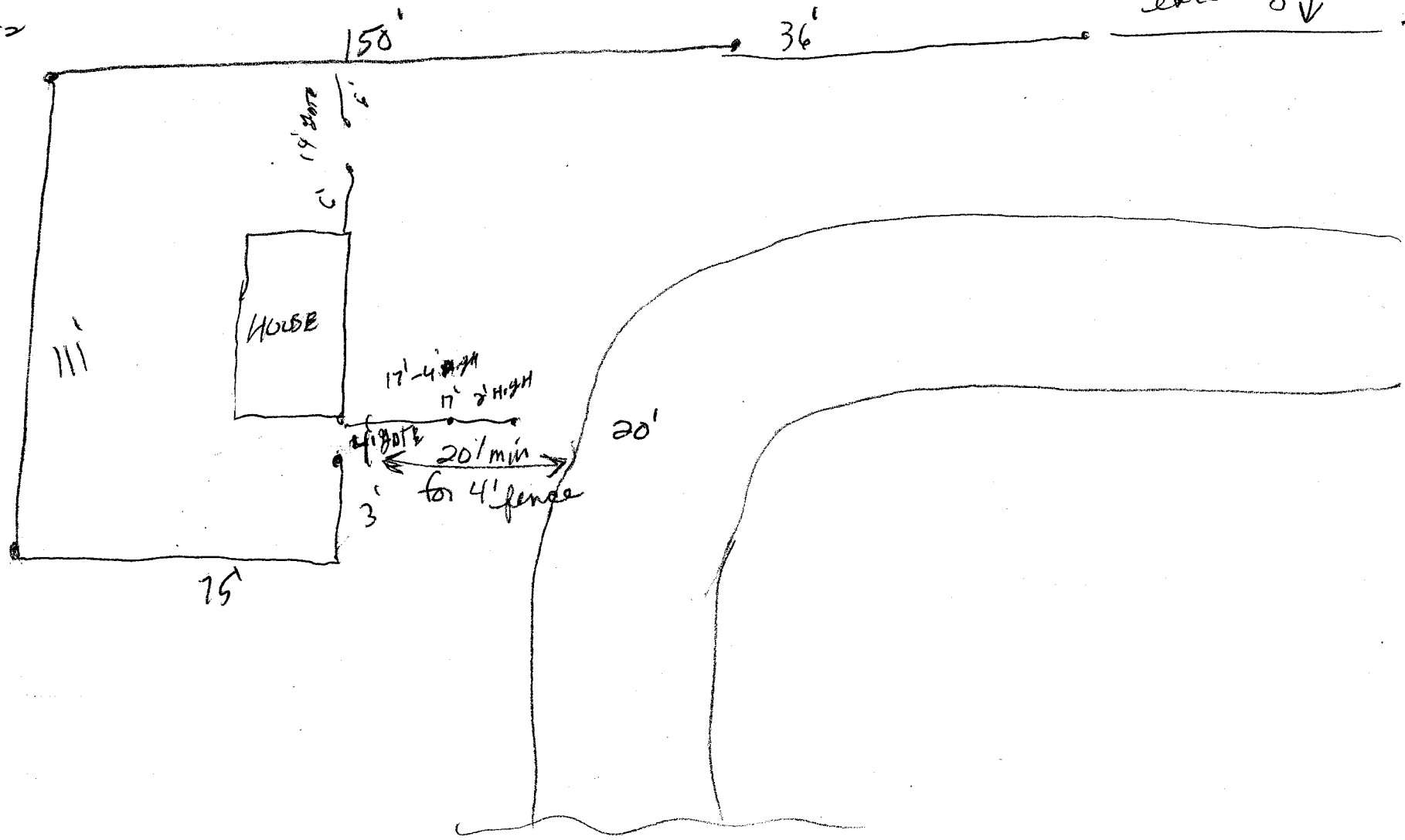
Applicant's Signature *Ed Leech*
 Community Development's Approval *Ronnie Edwards*
 City Engineer's Approval (if required) *X/A*

Date 10-10-2000
 Date 10-17-00
 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)

ED LEACH
7676 APPLEWOOD PLACE
256-9292

attaching to
existing 6'



A Replat of Lot 2 of REA MINOR SUB. --- Part of NE4NE4, Sec.1, T1S, R1W, Ute Meridian,

LAND USE BREAKDOWN

	AREA (AC)	%
17 LOTS	3.92	77.0%
STREETS	0.96	18.9%
TRACT-A	0.21	4.1%
TOTAL AREA	5.09	100.0%

NOTE: EACH LOT MUST BE INSPECTED BY A PROFESSIONAL ENGINEER AND A FOUNDATION DESIGN OR REPORT SHALL BE SUBMITTED TO THE BUILDING DEPARTMENT IN ORDER TO OBTAIN A BUILDING PERMIT. DESIGN FOR LOTS 3 & 4 OF BLOCK ONE SHALL ADDRESS CONCERNS IN GEOTECHNICAL REPORT RECORDED IN BOOK PAGE

