

FEE \$10.00

PERMIT # 11114



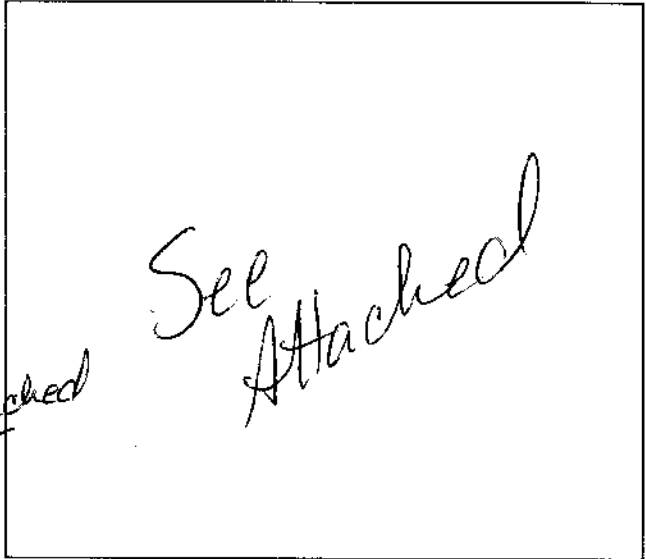
FENCE PERMIT
GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

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THIS SECTION TO BE COMPLETED BY APPLICANT

PLOT PLAN

PROPERTY ADDRESS 2829 NORTH AVE
TAX SCHEDULE NO 2943-182-00-951
PROPERTY OWNER WORLD HARVEST CHURCH
OWNER'S PHONE 970-245-3755
OWNER'S ADDRESS 2829 NORTH AVE #101
CONTRACTOR Self
CONTRACTOR'S PHONE
CONTRACTOR'S ADDRESS
FENCE MATERIAL WOOD
FENCE HEIGHT 8 FT



See Attached Letter

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 C-1
SPECIAL CONDITIONS

SETBACKS: Front 15' from property line (PL) or from center of ROW, whichever is greater.
Side 0' 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 Rick Maxwell
Community Development's Approval Anita J. Costello
City Engineer's Approval (if required)

Date 7-19-00
Date 7-19-00
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)

EX #

July 19, 2000

City of Grand Junction  
Community Development Department  
518 28 Road  
Grand Junction, Colorado 81501

Dear Sir: This letter is to inform your office that I, Stuart K. Sidney, the owner of the property known as Solarus Square, 2829 North Avenue, Grand Junction, Colorado, am aware of the intent of World Harvest Church to construct an eight foot high, wood privacy fence around the dirt lot behind their church building, which is located next door to Solarus Square. If you have any further questions, I can be reached at (760) 245-9888. This letter is sent via fax machine, and faxed signature shall be acceptable as original.

Sincerely,



Stuart K. Sidney  
Owner, Solarus Square  
2829 North Avenue  
Grand Junction, Co. 81501