| FEE $10.00 | | PERMIT # | 11635 |

FENCE PERMIT
GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

☞ *THIS SECTION TO BE COMPLETED BY APPLICANT* ☜

PROPERTY ADDRESS _662 Kipporn_

TAX SCHEDULE NO _2945-131-43-005_

PROPERTY OWNER _Patricia Cleary_

OWNER'S PHONE _____

OWNER'S ADDRESS _662 Kipporn_

CONTRACTOR _R.I.m. fencing_

CONTRACTOR'S PHONE _256-1653_

CONTRACTOR'S ADDRESS _427½ Doris Rd_

FENCE MATERIAL _Wood Split-Rail cedar_

FENCE HEIGHT _36"_
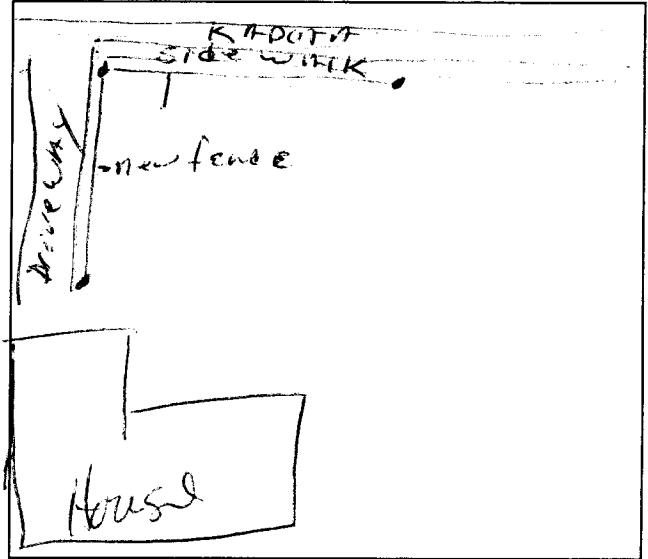
☞ **PLOT PLAN**

☞ **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). NOTE: PROPERTY LINE IS LIKELY ONE FOOT OR MORE BEHIND THE SIDEWALK.**

☞ *THIS SECTION TO BE COMPLETED BY COMMUNITY DEVELOPMENT DEPARTMENT STAFF* ☜

ZONE _PD_

SPECIAL CONDITIONS _____

SETBACKS: Front _20'_ from property line (PL) or
_____ from center of ROW, whichever is greater.
Side _10'_ from PL   Rear _20'_ 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 4.1.J 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 _____   Date _8-5-02_

Community Development's Approval _____   Date _5/9/02_

City Engineer's Approval (if required) _____   Date _____

VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 2.2.E.1.d Grand Junction Zoning & Development Code)
(White: Planning)   *(Yellow: Customer)*   *(Pink: Code Enforcement)*