

FEE \$10.00

PERMIT # 11299

AK



FENCE PERMIT
GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

THIS SECTION TO BE COMPLETED BY APPLICANT

PLOT PLAN

PROPERTY ADDRESS 2856 1/2 Elm Ave
TAX SCHEDULE NO. 2943-074-07-017
PROPERTY OWNER Delbert + Geneva Gallagher
OWNER'S PHONE 970-255-1153
OWNER'S ADDRESS 2856 1/2 Elm Ave.
CONTRACTOR self
CONTRACTOR'S PHONE 970-255-1153
CONTRACTOR'S ADDRESS 2856 1/2 Elm Ave.
FENCE MATERIAL Chain link
FENCE HEIGHT 48"

See attached

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 PD Cottonwood Meadows SETBACKS: Front 14' from property line (PL) or
SPECIAL CONDITIONS _____ from center of ROW, whichever is greater.
Side 5' 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: *Delbert Gallagher*
Community Development's Approval *Pat Bushman*
City Engineer's Approval (if required) _____

Date 3/19/02
Date 3-19-02
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)

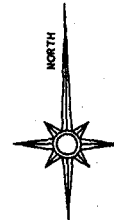
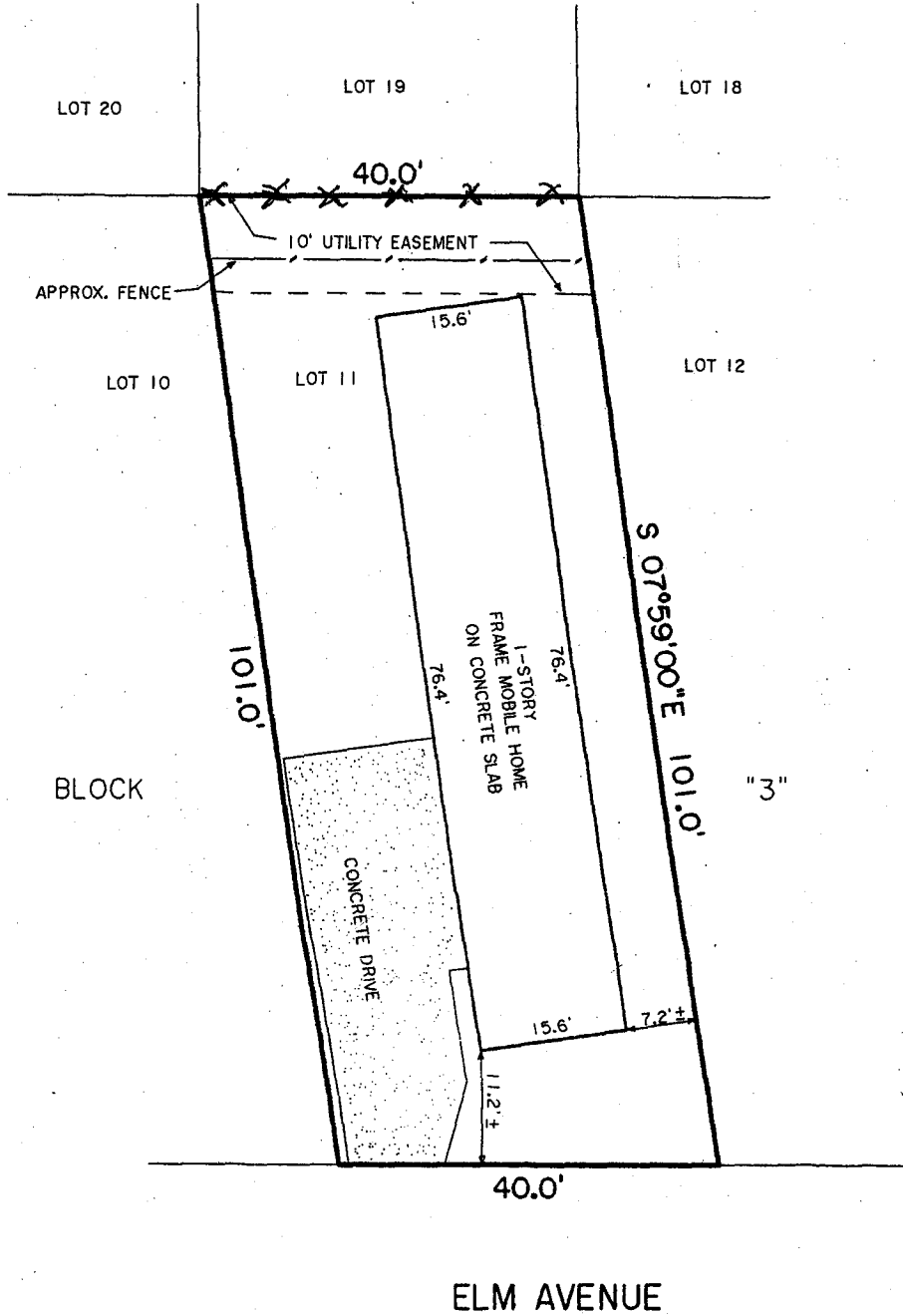


ANNON SURVEYING

ILC'S
BOUNDARY
CONSTRUCTION

3847 N. River Road Palisade, CO 81526 (970) 464-6595 Fax (970) 464-6585

IMPROVEMENT LOCATION CERTIFICATE



SCALE: 1" = 20'

NOTES:

1. A BOUNDARY SURVEY IS RECOMMENDED.
2. EASEMENTS, OR CLAIMS OF EASEMENTS, NOT SHOWN BY THE PUBLIC RECORDS.

= Covered
 = Overhang
 DELBERT J. & GENEVA L. GALLAGHER

PURCHASER:
 CASE NO.: 00906507 C
 ABSTRACT & TITLE CO. OF MESA CO.

LEGAL DESCRIPTION

LOT 11 IN BLOCK 3 OF
 COTTONWOOD MEADOWS
 MOBILE HOME ESTATES,
 COUNTY OF MESA, STATE OF CO.

