

FEE \$10.00

(2)

PERMIT # 13765

FENCE PERMIT
GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

Property Address: 527 Belford
Property Tax No: 2945-142 08-003
Subdivision:
Property Owner: Frank Francese Job #136
Owner's Telephone: 245-5278
Owner's Address: 527 Belford
Contractor's Name: J & S Fence Co Inc.
Contractor's Telephone: 243-2723
Contractor's Address: 2886 I-70 Business Loop
Fence Material & Height: approx. 93.5' of 6' high wood cedar privacy

Plot plan must show property lines and property dimensions, all easements, all rights-of-way, all structures, all setbacks from property lines, and 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 RMF-8
SETBACKS: Front 20' from property line (PL) or
SPECIAL CONDITIONS
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 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 [Signature] Date 7/21/05
Community Development's Approval [Signature] Date 7/21/05
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)

ALLEY

DRAWING IS NOT TO SCALE

ALL FOOTAGES ARE APPROX.
PICKETS ON N SIDE
FACE OUT, FACE IN
ON S AND W

THIS POST WILL HAVE CORE DRILL CEMENT SIDEWALK
LINE UP POST AS CLOSE AS POSSIBLE WITH NEIGH. HOUSE

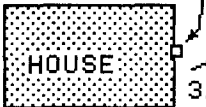


BELFORD



3'

67'



3.5'

20'

GATE



NEIGH HOUSE