



Fence Permit

PERMIT # 14855

Community Development Department
250 North 5th Street
Grand Junction, CO 81501
Phone: (970) 244-1430 FAX (970) 236-4031

FEE \$10.00

Property Address: 460 HILL AVE LOT 17 & 18 BLOCK 30

Property Tax No: 294514216009

Subdivision: N/A

Property Owner: SL SPARKS 1992 TRUST LADOMNA ABBADUSKI TRUSTEE

Owner's Telephone: (719) 942-3862

Owner's Address: 10410 H104 50, ~~GA~~ HOWARD CO 71233

Contractor's Name: SELF - LORI MORGAN

Contractor's Telephone: 242 7610

Contractor's Address: _____

Fence Material & Height: WOOD - 6 FT

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 <u>R.M.F-5</u>	SETBACKS: Front <u>20'</u> from property line (PL) or _____ from center of ROW, whichever is greater.
SPECIAL CONDITIONS <u>must meet sight distance requirements</u>	Side _____ from PL Rear _____ 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.

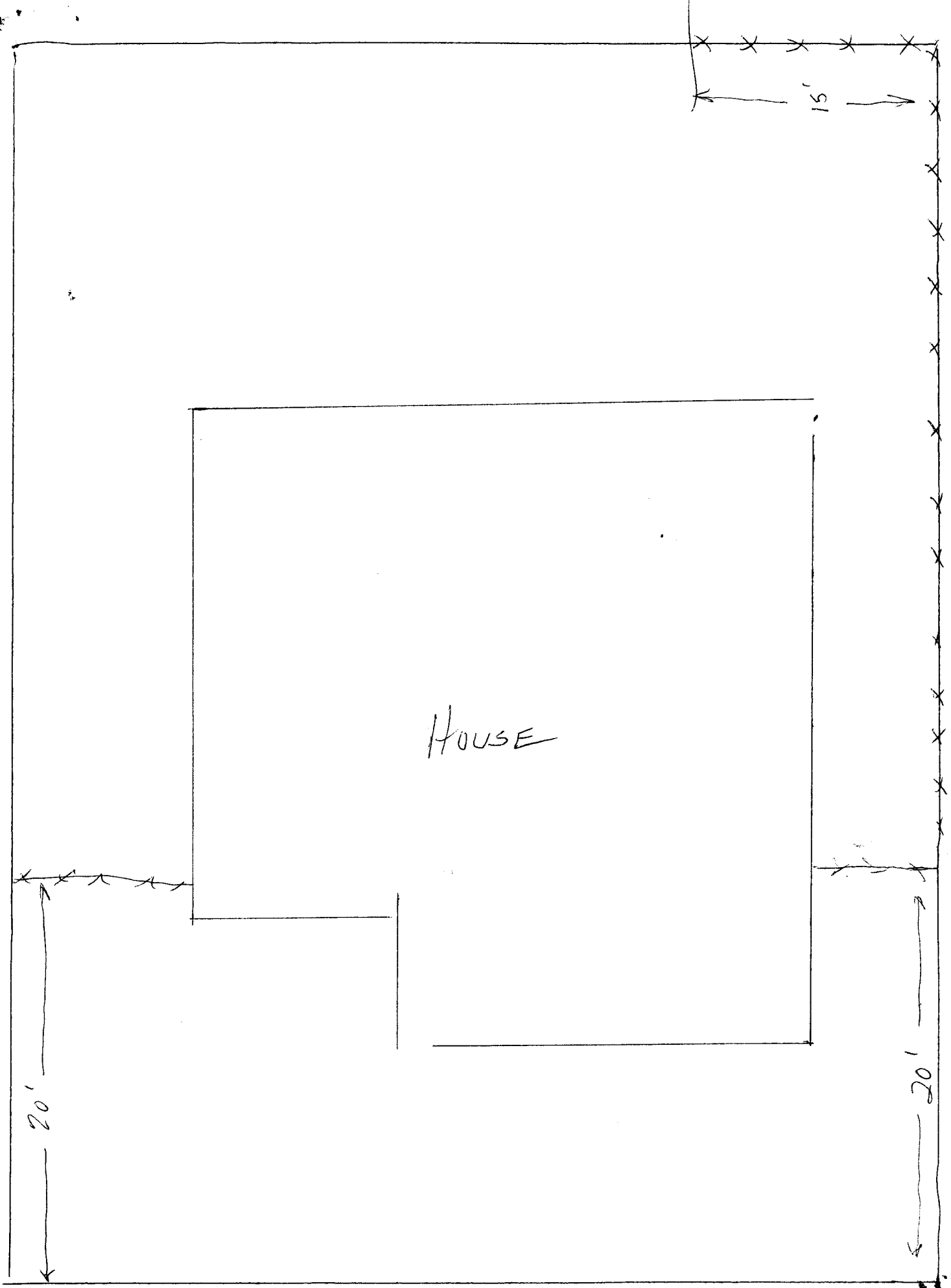
Applicant's Signature [Signature] Date 2/15/06

Community Development's Approval [Signature] Date 2-15-06

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: Community Development) (Yellow: Applicant) (Pink: Code Enforcement)



HOUSE

20'


15'

20'



HILL AVE

N - 5TH ST

Parcels

-  Address Label

Air Photos

-  2002 Photos
-  Highways
-  Rivers
-  Grand Mesa Lakes
-  Lakes
-  Street Lables

 DOQQS



SCALE 1 : 600

