

FEE \$10.00

No Charge - Ronnie

PERMIT # 13320

FENCE PERMIT

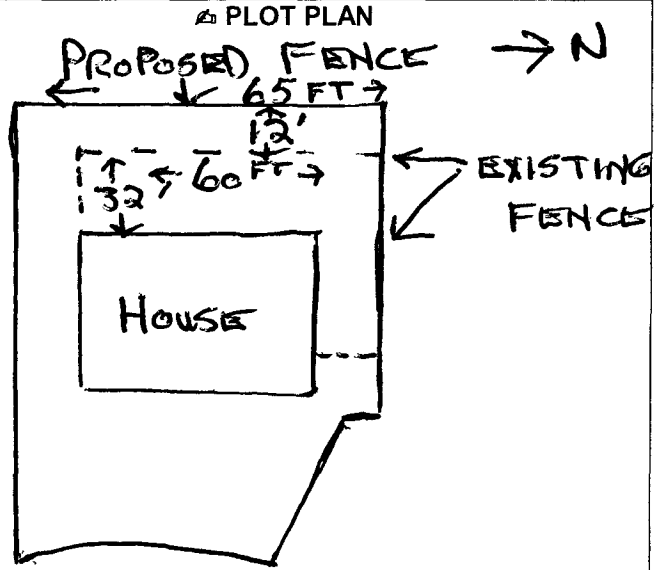
GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT



File # VR-2004-133

THIS SECTION TO BE COMPLETED BY APPLICANT

PROPERTY ADDRESS: 589 1/2 28 1/2 RD.
 PROPERTY TAX NO: 2943-072-18-015 Lot 3
 SUBDIVISION: FALLS 2004
 PROPERTY OWNER: LEE AND CAROL ALLEE
 OWNER'S PHONE: 248-9167
 OWNER'S ADDRESS: 589 1/2 28 1/2 RD.
 CONTRACTOR NAME: OWNER
 CONTRACTOR'S PHONE:
 CONTRACTOR'S ADDRESS:
 FENCE MATERIAL & HEIGHT: CEDAR - 6 FT



THIS SECTION TO BE COMPLETED BY COMMUNITY DEVELOPMENT DEPARTMENT STAFF

ZONE PD SETBACKS: Front 20' from property line (PL) or
 SPECIAL CONDITIONS per new approved plat from center of ROW, whichever is greater.
 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 9-22-2004
 Community Development's Approval Ronnie Edwards APA Date 2/23/06
 City Engineer's Approval (if required) _____ Date _____