

FEE \$10.00

PERMIT # 14180

FENCE PERMIT
GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

Property Address: 860 Ouray Ave. G.J. 81501

Property Tax No: 2945-141-34-017

Subdivision:

Property Owner: Richard L. Diether

Owner's Telephone: 970-255-1122

Owner's Address: 860 Ouray P.O. Box 3093 G.J. 81502

Contractor's Name: Owner

Contractor's Telephone: same as above

Contractor's Address: Same as above

Fence Material & Height: 1x4 cedar, 6' High-Rear / 3' High-Front

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
SPECIAL CONDITIONS
SETBACKS: Front from property line (PL) or from center of ROW, whichever is greater.
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 8/29/06

Community Development's Approval [Signature]

Date 8-29-06

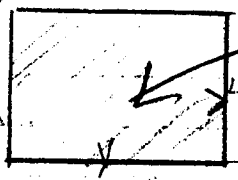
City Engineer's Approval (if required) [Signature]

Date 8-29-06

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)

Richard Diether
860 Puray Ave.
Grand Junction
CO, 81501



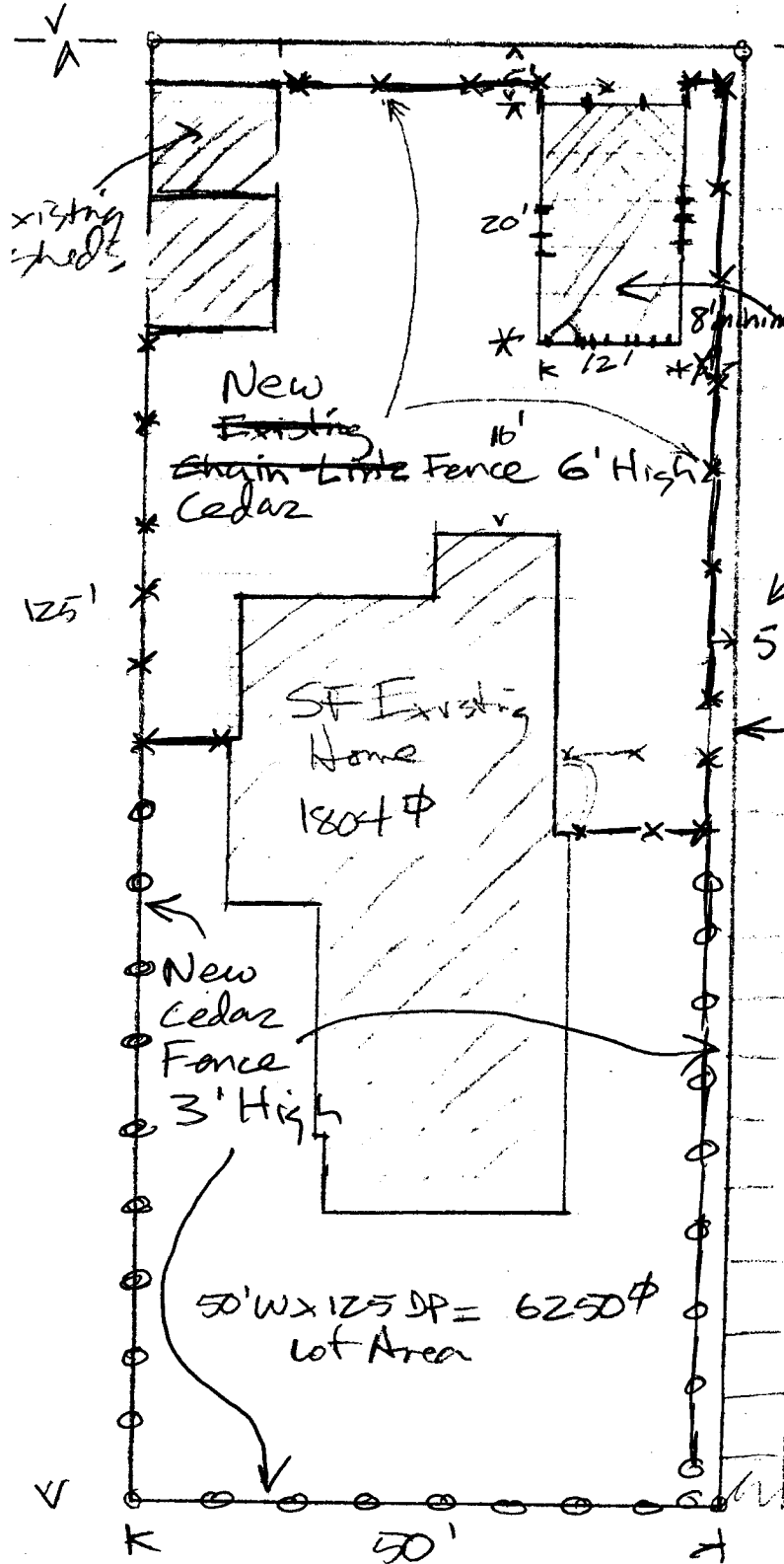
Existing shed

20' Alley Row

Alley

5-18-06

ACCEPTED *By Glen Hendon*
ANY CHANGE OF SETBACKS MUST BE
APPROVED BY THE CITY PLANNING
DEPT. IT IS THE APPLICANT'S
RESPONSIBILITY TO PROPERLY
LOCATE AND IDENTIFY EASEMENTS
AND PROPERTY LINES.



Proposed Shed

Sidewalk

Parkway Strip

Center Line
9th St.

36'

18'

Puray Ave.