

FEE \$10.00

PERMIT #

14460

FENCE PERMIT
GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

Property Address: 1213 Santa Clara Av

Property Tax No: 2945-243-41-006

Subdivision: River Glen

Property Owner: Annette Gehling

Owner's Telephone: 480-205-5476

Owner's Address: 2834 Maverick Dr. GJ. Co 81503

Contractor's Name: Do it herself project

Contractor's Telephone:

Contractor's Address:

Fence Material & Height: Vinyl - 6'

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 from property line (PL) or
SPECIAL CONDITIONS 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 12/8/06

Community Development's Approval [Signature]

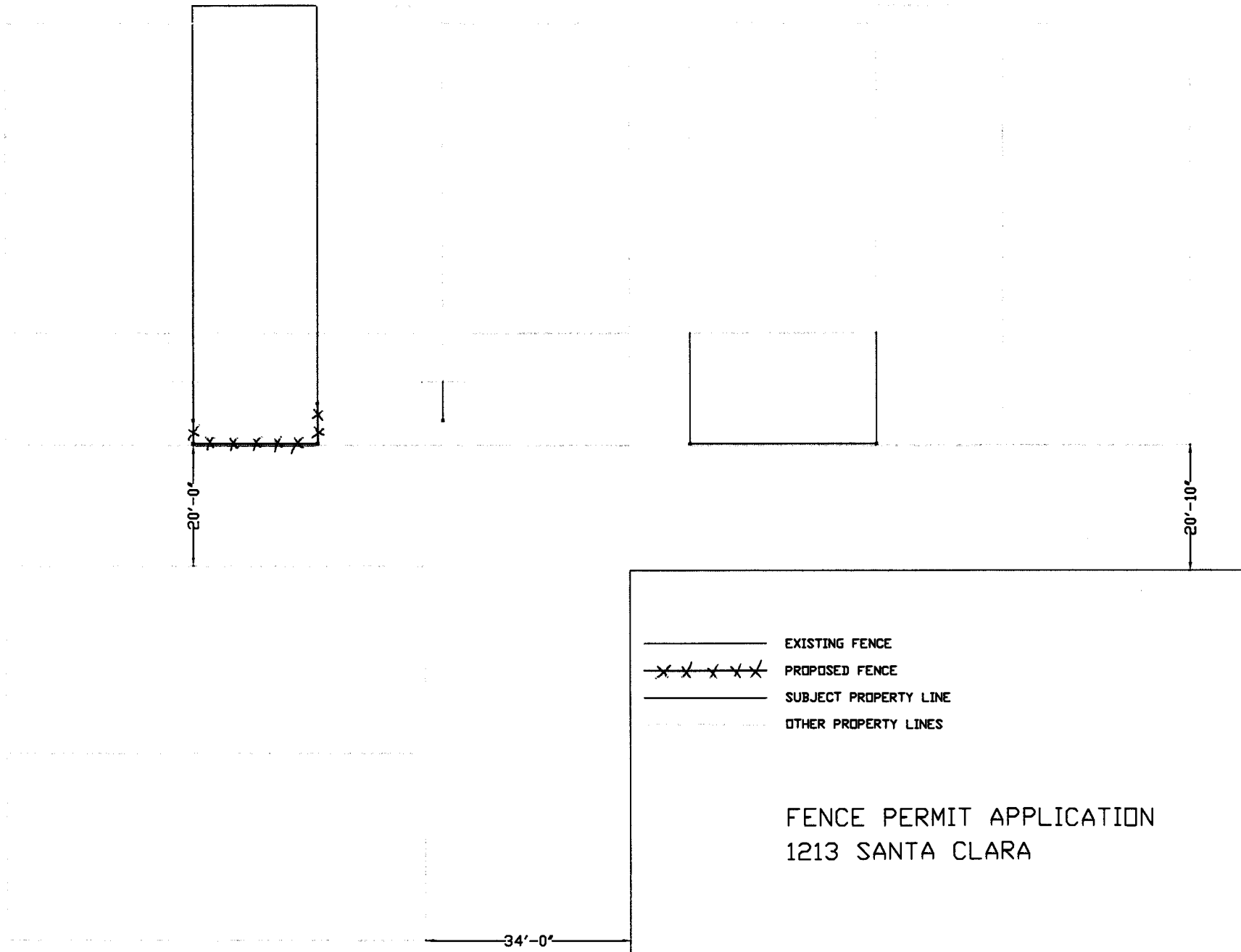
Date 12-8-06

City Engineer's Approval (if required)

Date

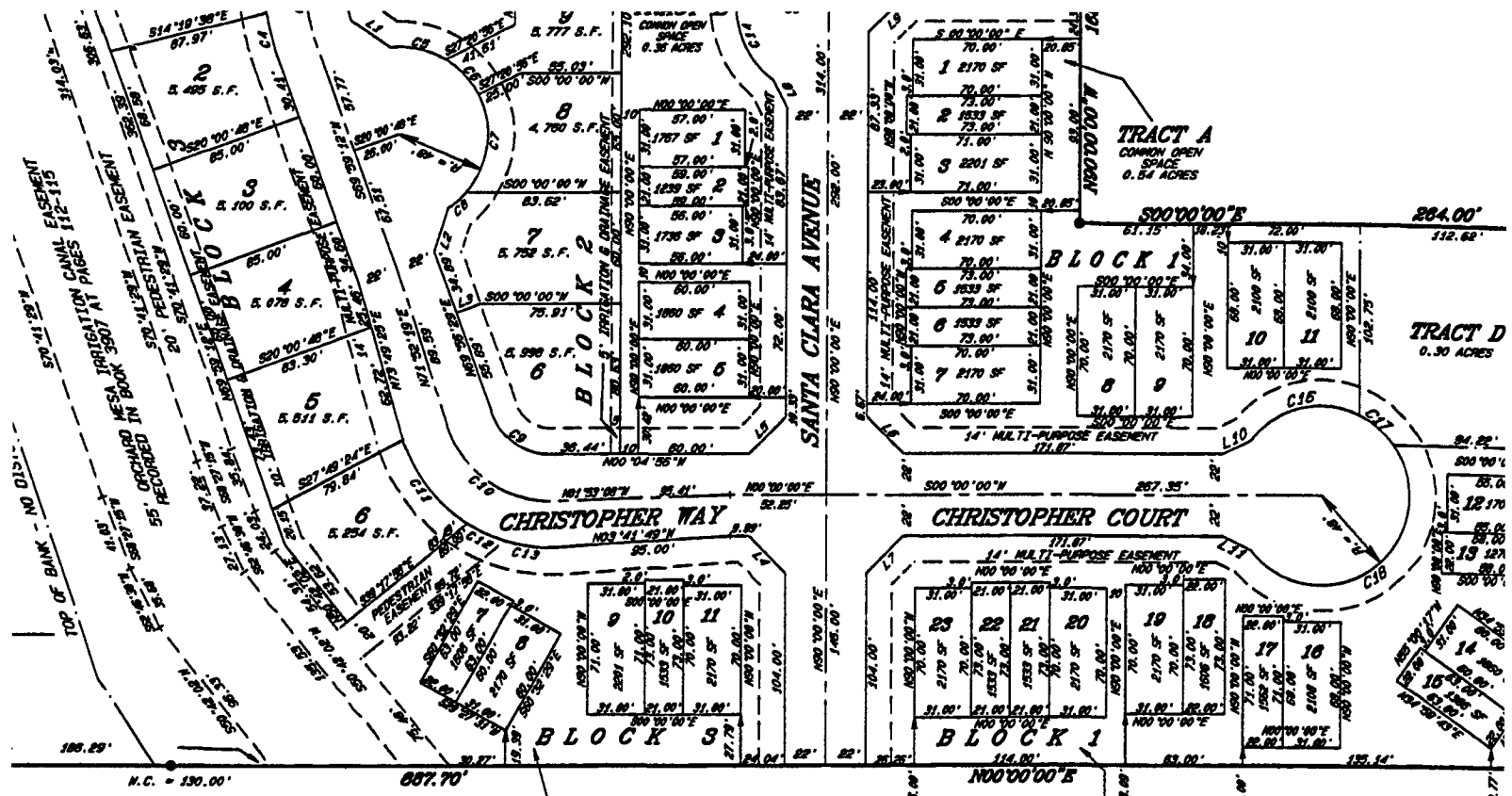
VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 2.2.E.1.d Grand Junction Zoning & Development Code)

(White: Planning) (Yellow: Customer) (Pink: Code Enforcement)



- EXISTING FENCE
- x-x-x-x-x- PROPOSED FENCE
- SUBJECT PROPERTY LINE
- - - - - OTHER PROPERTY LINES

FENCE PERMIT APPLICATION  
1213 SANTA CLARA



**TRACT C**  
COMMON OPEN SPACE  
2.80 ACRES

**TRACT E**  
COMMON OPEN SPACE  
0.35 ACRES

**AREA SUMMARY**

DED. ROADS	= 1.63 AC. / 100%
TRACTS A-C	= 4.75 AC. / 52%
LOTS	= 2.83 AC. / 30%
<b>TOTAL</b>	<b>= 9.21 AC. / 100%</b>

**LEGEND & ABBREVIATIO.**

- FOUND MESA COUNTY SURVEY MARK
  - FOUND #5 REBAR W/PLASTIC CAP MARKED DED LS 16413
  - SET #5 REBAR 1/2" ALUMINUM CAP STAMPED D H SURVEYS LS 20677
- EXTERIOR MONUMENTATION SET IN CONCRETE
- N.C. = WITNESS CORNER
- S. F. = SQUARE FEET
- R. = RADIUS

any legal  
three years  
any action  
more than ten  
shown hereon.