

FEE \$40.00

PERMIT #

14348

FENCE PERMIT
GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

Property Address: 1500 Treehaven Ct.

Property Tax No: 2945-013-21-019

Subdivision: Treehaven

Property Owner: Treehaven Homes

Owner's Telephone: 234-0822

Owner's Address: 2320-E 1/2 Rd Grand Jct, CO 81503

Contractor's Name: RED HART CONSTRUCTION

Contractor's Telephone: 234-0822

Contractor's Address: 2320-E 1/2 Rd G. J., CO 81503

Fence Material & Height: 6' Tall Tan Vinyl

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 None _____ 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 Sept 7, 2006

Community Development's Approval [Signature]

Date 9/11/06

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)

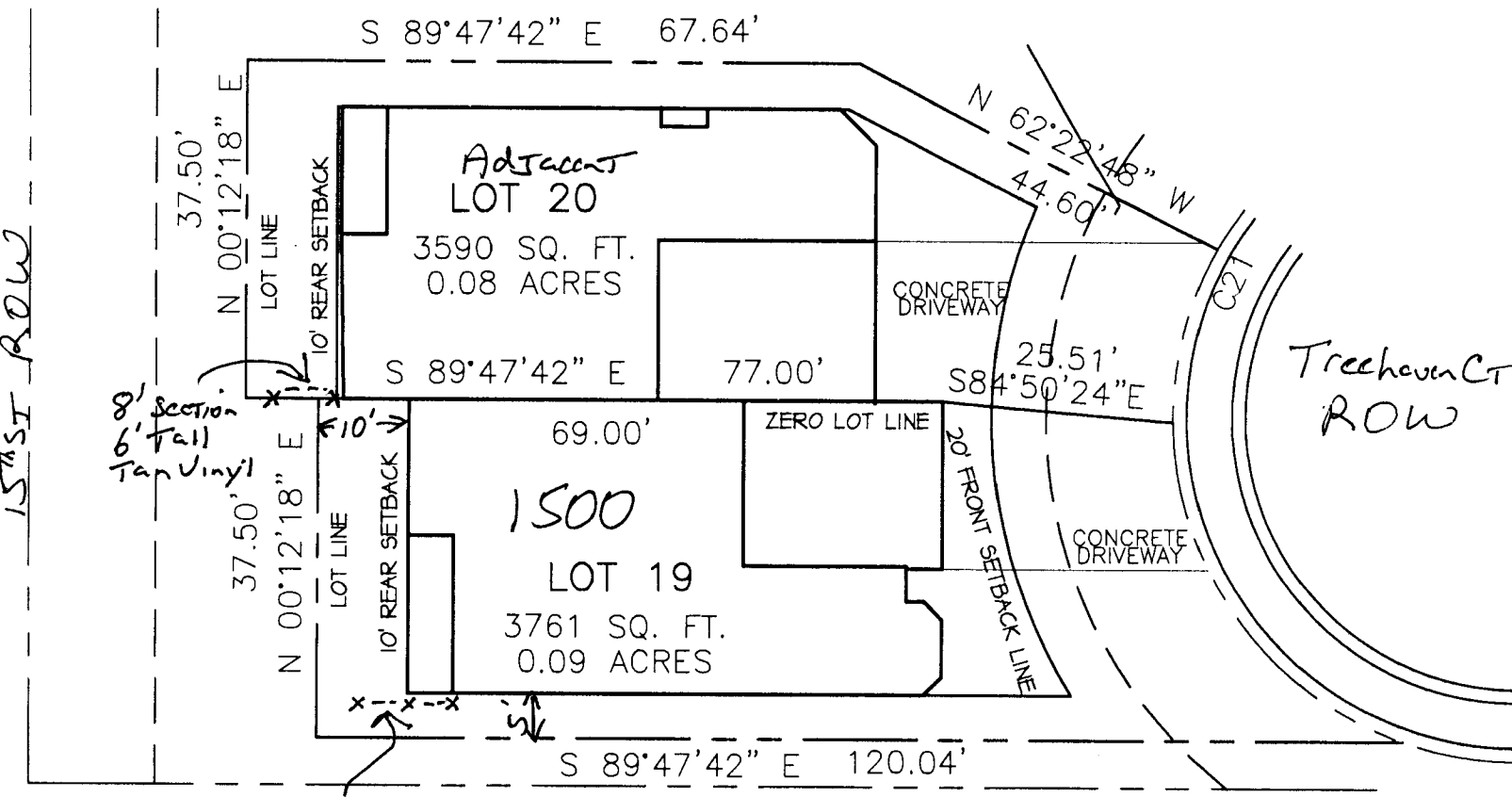
(White: Planning)

(Yellow: Customer)

(Pink: Code Enforcement)

1500 Treehaven CT

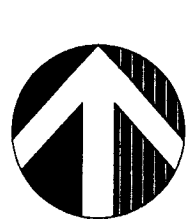
Lot 19 #2945-013-21-019



CURVE DATA
(ROAD RIGHT-OF-WAY)

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE	TANGENT
C21	38.00'	154.09'	68.21'	N 26°22'33" E	232°20'30"	77.33'

ACCEPTED *[Signature]* 9/11/06
 ANY CHANGES MUST BE
 APPROVED BY THE ENGINEERING
 FIRM. THIS PLAN IS NOT TO BE
 REPRODUCED OR COPIED WITHOUT
 THE WRITTEN CONSENT OF THE ENGINEER
 AND PROFESSIONAL SEAL.



North

Fencing
SITE PLAN

SCALE: 1" = 20'