

FEE \$10.00

PERMIT # 14168

FENCE PERMIT
GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

Property Address: 2060 Spur Cross RD
Property Tax No: 2947-151-44-005
Subdivision: Independence Ranch
Property Owner: Richard + Carrie Acree
Owner's Telephone: 256-0966
Owner's Address: same
Contractor's Name: Richard Acree
Contractor's Telephone: same
Contractor's Address: same
Fence Material & Height: Split Rail Cedar 3 feet

THIS SECTION TO BE COMPLETED BY COMMUNITY DEVELOPMENT DEPARTMENT STAFF

ZONE PD SETBACKS: Front 20 from property line (PL) or
SPECIAL CONDITIONS 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 8/14/06
Community Development's Approval [Signature] Date 8/14/06
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)

2060 SPUR CROSS ROAD
LOT 5 BLOCK 3 FILING 3

SETBACKS

LEFT 12.3 FT.
RIGHT 11.4 FT.
FRONT 35 FT.
REAR 114 FT.

← 12.3 ft →

114 ft

← 11.4 ft →

35 ft.

D W

DRIVE OR
ONE
4/14/02

30 ft.

5-29-02

2060 Spur Cross Rd

Pat Bushman
ACCEPTED
ANY CHANGE IN SETBACKS MUST BE
APPROVED BY THE CITY PLANNING
DEPARTMENT. APPLICANT
WARRANTS THAT THE PROPERTY
OR SITE AND DEEMED EASEMENTS
ARE ACCURATELY SHOWN.