

FEE \$10.00

PERMIT #

13966

FENCE PERMIT

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

Property Address: 2856 Basil PL
 Property Tax No: 2943-191-39-011
 Subdivision: _____
 Property Owner: Cody Popejoy
 Owner's Telephone: 255-8327
 Owner's Address: SAME
 Contractor's Name: Valleywide fence
 Contractor's Telephone: 970-523-8150
 Contractor's Address: 2105 E MAIN ST Grand Junction CO 81501
 Fence Material & Height: 6' High Privacy 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 RSF-4 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 5/24

Community Development's Approval Judith A. Pra

Date 6/21/06

City Engineer's Approval (if required) n.a.

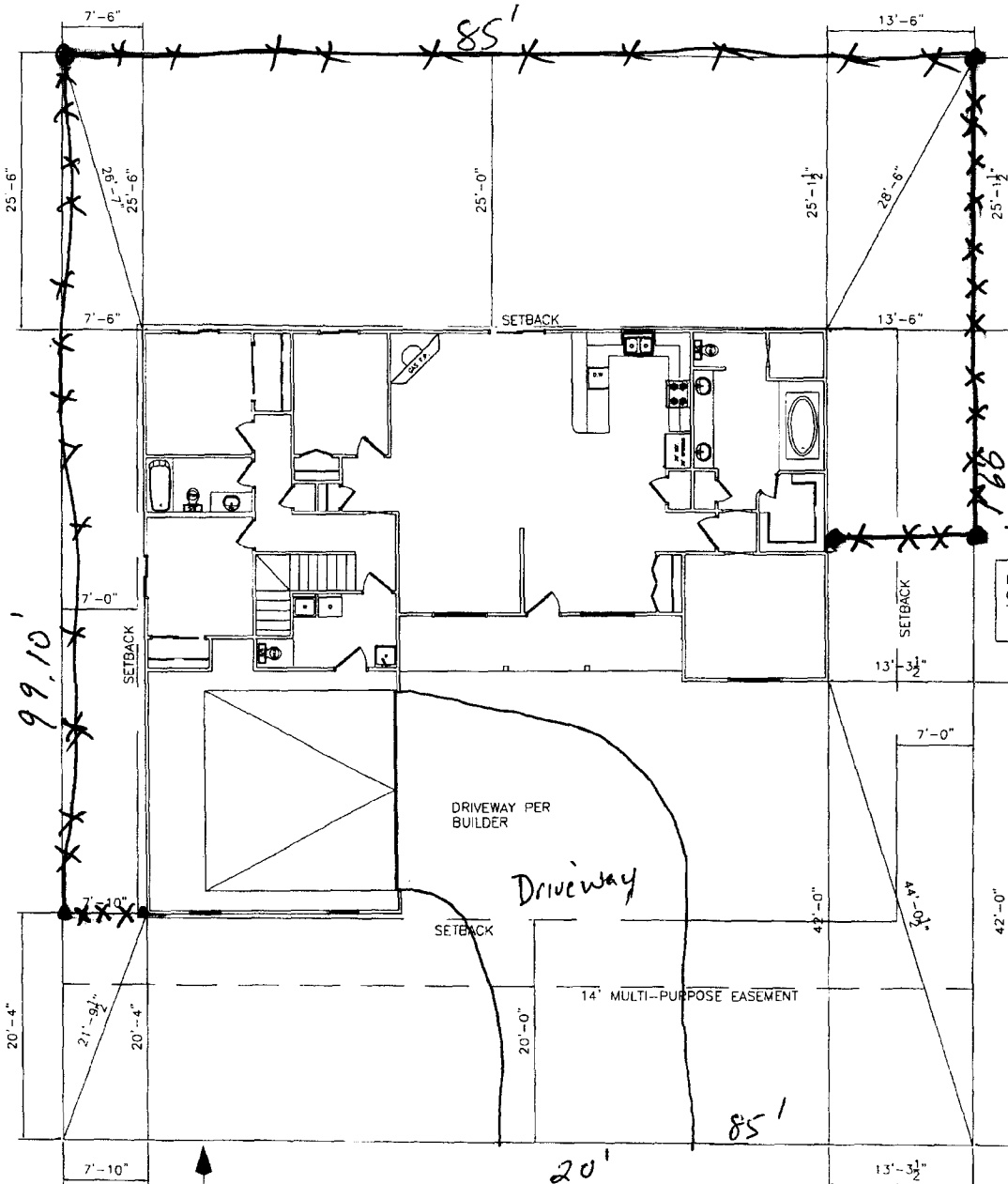
Date _____

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

(White: Planning)

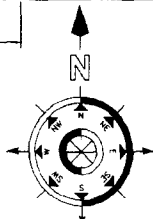
(Yellow: Customer)

(Pink: Code Enforcement)



BASIL PLACE

SCALE: 1/16" = 1'-0"



11-15-05 Gayle Anderson
 ACCEPTED NA
 ANY CHANGE OF SETBACKS MUST BE APPROVED BY THE CITY PLANNING DEPARTMENT. THE APPLICANT HAS THE RESPONSIBILITY TO PROPERLY LOCATE AND IDENTIFY EASEMENTS AND PROPERTY LINES.

NOTE: DIMENSION LINES ARE PULLED FROM EDGE OF BRICK LEDGE. IF NO BRICK LEDGE EXISTS, DIMENSIONS WILL BE FROM EDGE OF FOUNDATION.

NOTE: GRADE MUST SLOPE AWAY FROM HOUSE 6" OF FALL IN THE FIRST 10' OF DISTANCE PER LOCAL BUILDING CODE.

NOTE: BUILDER TO VERIFY ALL SETBACK AND EASEMENT ENCROACHMENTS PRIOR TO CONSTRUCTION.

SITE PLAN INFORMATION	
SUBDIVISION NAME	WHITE WILLOWS
FILING NUMBER	2
LOT NUMBER	11
BLOCK NUMBER	5
STREET ADDRESS	NA
COUNTY	MESA
GARAGE SQ. FT.	556.96 SF.
COVERED ENTRY SQ. FT.	130 SF.
LIVING SQ. FT.	1855.67 SF.
LOT SIZE	8424 SF.
FRONT	20'
SIDES	7'
REAR	25'

2105 E. Main St Grand Junction, CO 81501

Fax: (970) 523-5272

VALLEYWIDE FENCE

(970) 523-8150

City of Grand Junction GIS City Map ©

3272 F Road
Clifton, CO 81520



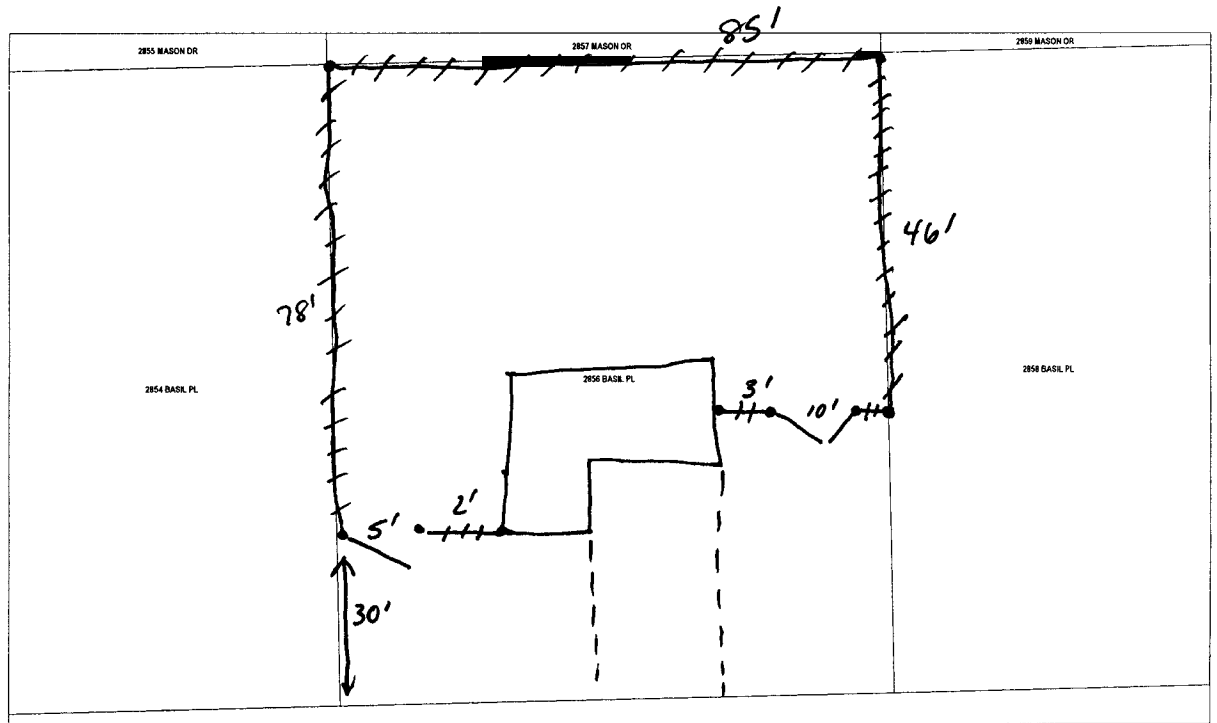
(970) 523-8150
Fax: (970) 523-5272

Parcels

□ Address Label

— Highways

Street Labels



SCALE 1 : 355

