



Fence Permit

PERMIT # 15156

Community Development Department
250 North 5th Street
Grand Junction, CO 81501
Phone: (970) 244-1430 FAX (970) 236-4031

FEE \$10.00

Property Address: 442 Athens Way

Property Tax No: 2945-183-12-007

Subdivision: Renaissance

Property Owner: Mark and Emma-Leigh Larsen

Owner's Telephone: 970-985-4972

Owner's Address: 442 Athens Way

Contractor's Name: Self

Contractor's Telephone: _____

Contractor's Address: _____

Fence Material & Height: 3.5 foot cedar

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 <u>RSF-4</u>	SETBACKS: Front <u>20</u> 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 Emma-Leigh P. Larsen

Community Development's Approval [Signature]

City Engineer's Approval (if required) _____

Date 4-5-07

Date 4/6/07

Date _____

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

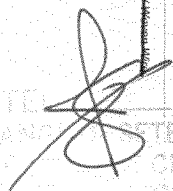
(White: Community Development) (Yellow: Applicant) (Pink: Code Enforcement)

X gate

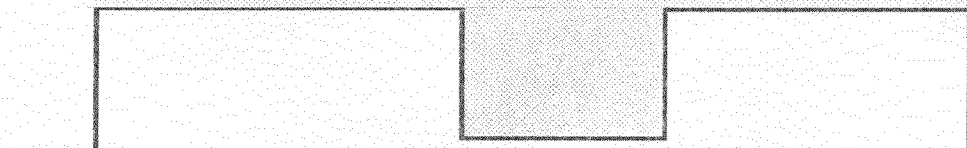
Split-Rail (2) Fence w/ Woven-Wire
3 foot cedar

Grass Sod
(Kentucky Blue Grass)
Approx. 2100 Square Feet)

ACCEPTED
ANY CHANGES OR DELAYED FEES MUST BE
APPROVED BY THE CITY PLANNING
DEPT. THE APPLICANT'S
RESPONSIBILITY TO PROPERLY
LOCATE AND IDENTIFY EASEMENTS
AND PROPERTY LINES.



Existing Cedar Fence



Gate

Double Gate
6' Dog Eared Cedar Fence

Pioneer Granite 1 1/2" Rock



Gate

1' Gate

6' Dog Eared Cedar Fence

6' Dog Eared Cedar Fence

Autumn Blaze Maple

(slight mound)

Goldflame Spirea

Pioneer Granite 1 1/2" Rock

Creeping Philox

(slight mound)

Goldfinger Potentilla

Creeping Philox

Pioneer Granite 1 1/2" Rock

Pioneer Granite 1 1/2" Rock

DATE: 11/10/10 10:00 AM