

Public Works & Planning Department
250 North 5th Street
Grand Junction, CO 81501
Phone: (970) 244-1430 FAX: (970) 256-4031

Fee \$10.00

Property Address: 2861 PICARDY DR. G.J.

Property Tax No: 2943-071-07-006

Subdivision: _____

Property Owner: CONNIE & THERON CLASS KATHY AUSTIN

Owner's Telephone: 985-4468

Owner's Address: SAME

Contractor's Name: _____

Contractor's Telephone: _____

Contractor's Address: _____

Fence Material & Height: 6' Silt Construction Fencing

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 PLANNING STAFF

ZONE <u>R-5</u>	SETBACKS: Front <u>20'</u> from property line (PL) or
SPECIAL CONDITIONS <u>None</u>	_____ from center of ROW, whichever is greater.
_____	Side <u>0</u> from PL Rear <u>0</u> 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 Public Works & Planning 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: Kathy Austin Date 10-15-08

Planning Approval: Pat Dwyer Date 10/15/08

City Engineer's Approval (if required) _____ Date _____

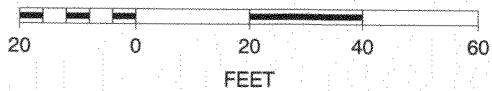
VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 2.2.E.1.d Grand Junction Zoning & Development Code)

(White: Planning) (Yellow: Applicant) (Pink: Neighborhood Services)

2861 Picardy Dr



SCALE 1 : 396



N



Wednesday, October 15, 2008 12:31 PM



PUBLIC WORKS & PLANNING

July 15, 2009

TO:
Connie and Theron Class
560 Normandy Dr
Grand Junction, CO 81501

7007 0710 0000 8958 1541

OFFICIAL USE
Postage \$
Certified Fee
Return Receipt Fee (Endorsement Required)
Restricted Delivery Fee (Endorsement Required)
Total Postage & Fees \$
Postmark Here
7/15/09
Sent To: Connie + Theron Class
Street, Apt. No., or PO Box No. 560 Normandy Dr.
City, State, ZIP+4 GJ 81501

Mesa County Assessor records show that you own property at 2861 Picardy Drive, tax parcel number 2943-071-07-006. This property has temporary screening material on or near the fence along the property perimeter.

Our records indicate that on October 15, 2008, a City of Grand Junction permit was issued to construct a "silt construction fence" on this property. (A copy of the permit is included with this letter for your reference.). There is no photograph or other example of the fence proposed.

The permit was issued in error. Silt construction fencing is a temporary screening material and has been determined by the Planning Division and the Director to be unacceptable permanent fencing material. In addition, the screening erected is higher than six feet, the maximum allowed by the Zoning and Development Code and the approved by to the permit.

The permit issued on October 15, 2008 is hereby revoked and you are required to remove the temporary screening within fifteen (15) days of today's date.

If you wish to construct a fence on your property, a new permit will be required. Fencing materials will need to meet the requirements of Chapter Four of the Zoning and Development Code. The \$10.00 fee will be waived for a new permit.

Please call 244-1446 if you have any questions.

Sincerely,

Williams

Ivy Williams
Development Services Supervisor

Cc. Dan Shepard, Code Enforcement
Permit file



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July 15, 2009

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Sincerely,

A handwritten signature in cursive script that reads "Ivy Williams".

Ivy Williams
Development Services Supervisor

Cc. Dan Shepard, Code Enforcement
Permit file