

Fence Permit

PERMIT # **N^o** 15700

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: 625 Colorado Ave
 Property Tax No: 2945-143-30-007
 Subdivision: Original Townsite
 Property Owner: Lojo Properties LLC
 Owner's Telephone: _____
 Owner's Address: _____
 Contractor's Name: J&S Fence Co., Inc
 Contractor's Telephone: 243-2723
 Contractor's Address: 2886 I-70 B. Loop Grand Vct., CO
 Fence Material & Height: 4' chain link

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>B-2</u>	SETBACKS: Front <u>⊖</u> from property line (PL) or
SPECIAL CONDITIONS <u>None</u>	_____ from center of ROW, whichever is greater.
_____	Side <u>⊖</u> from PL Rear <u>⊖</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 Doris Downey Date 10/21/09
 Planning Approval Pat Deenley Date 10/21/09
 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)

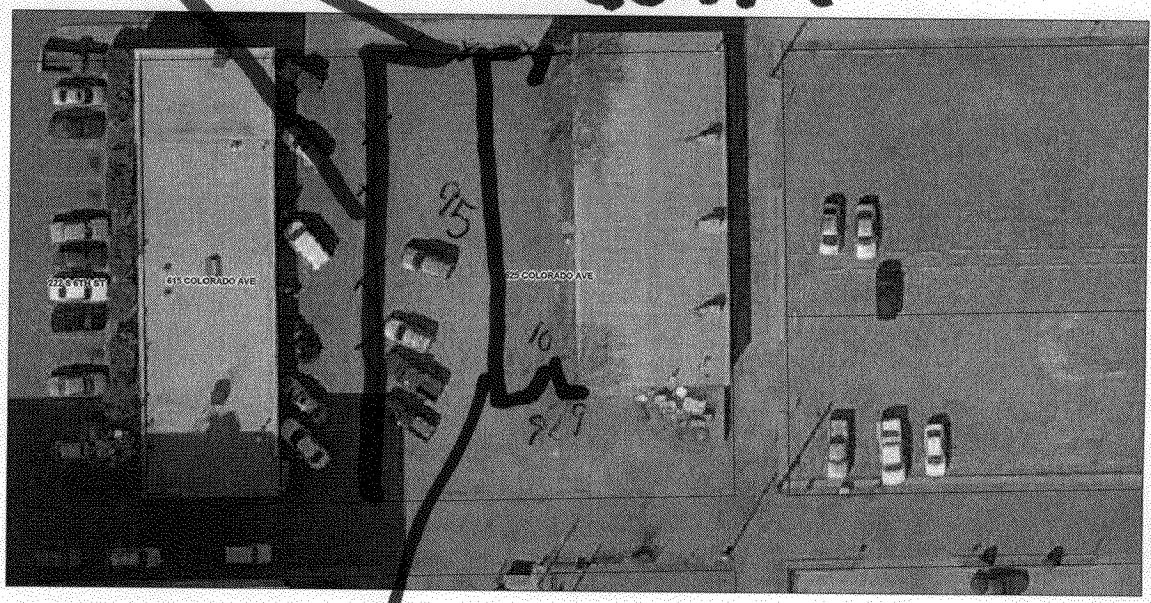
(Pink: Neighborhood Services)

City of Grand Junction GIS City Map ©

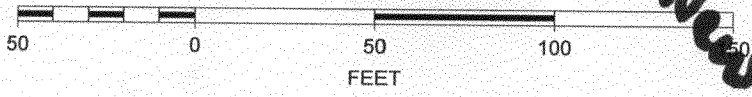
Existing
fence
move

Colorado Ave

Parcels		Address Label
Air Photos		2008 Photos
		Highways
		Street Labels
		City Limits
		Grand Junction
		Fruita
		Palisade
		Mesa County



SCALE 1 : 641



New Fence