



Fence Permit

PERMIT # N^o 16090

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: 923 KAMI CIR.

Property Tax No: 2701-234-04-018

Subdivision: GARFIELD ESTATE.

Property Owner: DAVLSON WOMES

Owner's Telephone: (970) 234-7995

Owner's Address: _____

Contractor's Name: KRN FENCING.

Contractor's Telephone: (970) 234-7398

Contractor's Address: 2898 W HERMOSEA CT.

Fence Material & Height: 6' SOLID 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 PLANNING STAFF

ZONE <u>RL</u>	SETBACKS: Front <u>20</u> from property line (PL) or
SPECIAL CONDITIONS <u>fencing in easements are owners responsibility for replacement if easement access is needed</u>	
	_____ 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 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 [Signature] Date 11/20/09

Planning Approval [Signature] Date 11/20/09

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)

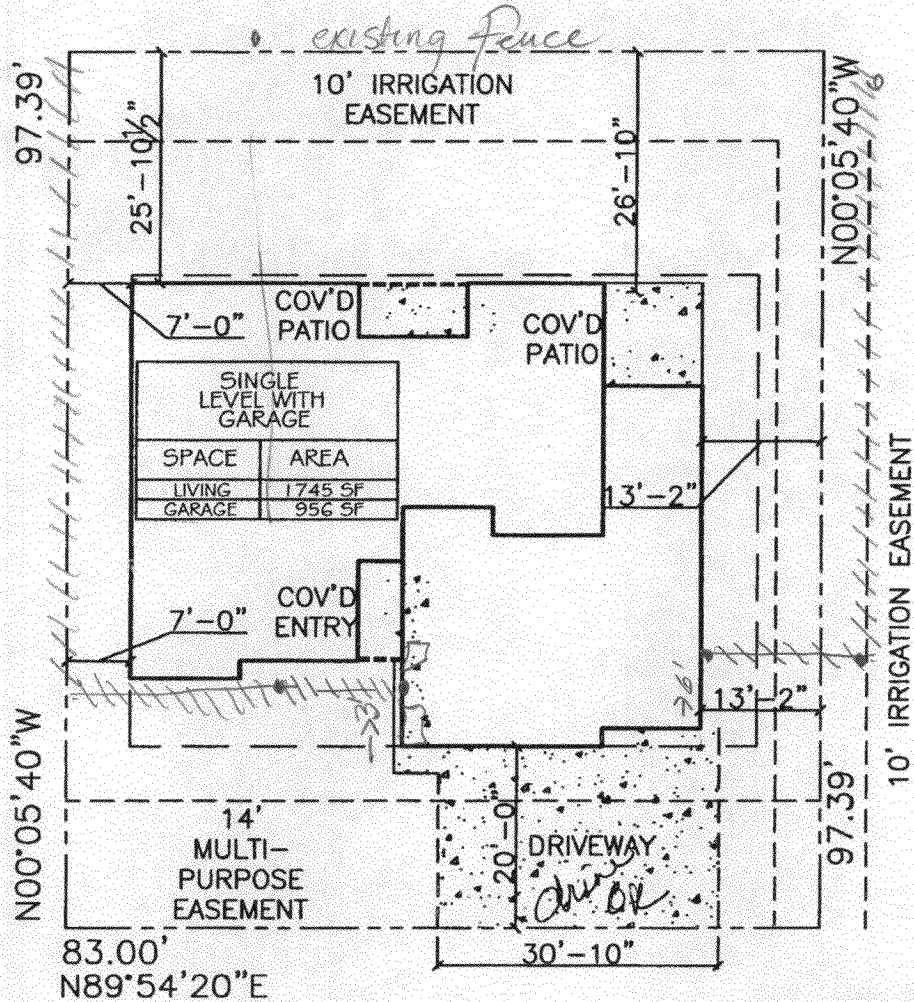
(Yellow: Applicant)

(Pink: Neighborhood Services)

SITE PLAN

DAVIDSON HOMES
GARFIELD ESTATES
923 KAMI CIRCLE

GRAND JUNCTION, MESA COUNTY, COLORADO
TAX ID 2701-234-04-018 LOT 18 BLOCK 1



KAMI CIRCLE

BLOCK 1
LOT 18
8083 SQ.FT.

ACCEPTED *[Signature]* 9/16/09
ANY CHANGE OF SETBACKS MUST BE APPROVED BY THE CITY PLANNING DIVISION. IT IS THE APPLICANT'S RESPONSIBILITY TO PROPERLY LOCATE AND IDENTIFY EASEMENTS AND PROPERTY LINES.

RSF - 4		
Minimum Setbacks		
Front 20	Side 7	Rear 25

SITE PLAN

SCALE: 1" = 20'-0"

ACTION ELECTRIC	7174
TOPS/GAS	2071133
TOPS/MASTER	2071134
PRECISION CONSTRUCTION	2070879