

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: 162 Winter Hawk Dr
 Property Tax No: 2943-321-31-012
 Subdivision: Hawks Nest
 Property Owner: 30 BLUE
 Owner's Telephone: _____
 Owner's Address: _____
 Contractor's Name: Steady Const LLC
 Contractor's Telephone: 250-7244
 Contractor's Address: 761 25 Rd
 Fence Material & Height: 6' 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>R-4</u>	SETBACKS: Front _____ from property line (PL) or _____ from center of ROW, whichever is greater.
SPECIAL CONDITIONS _____ _____	Side _____ from PL Rear _____ from PL

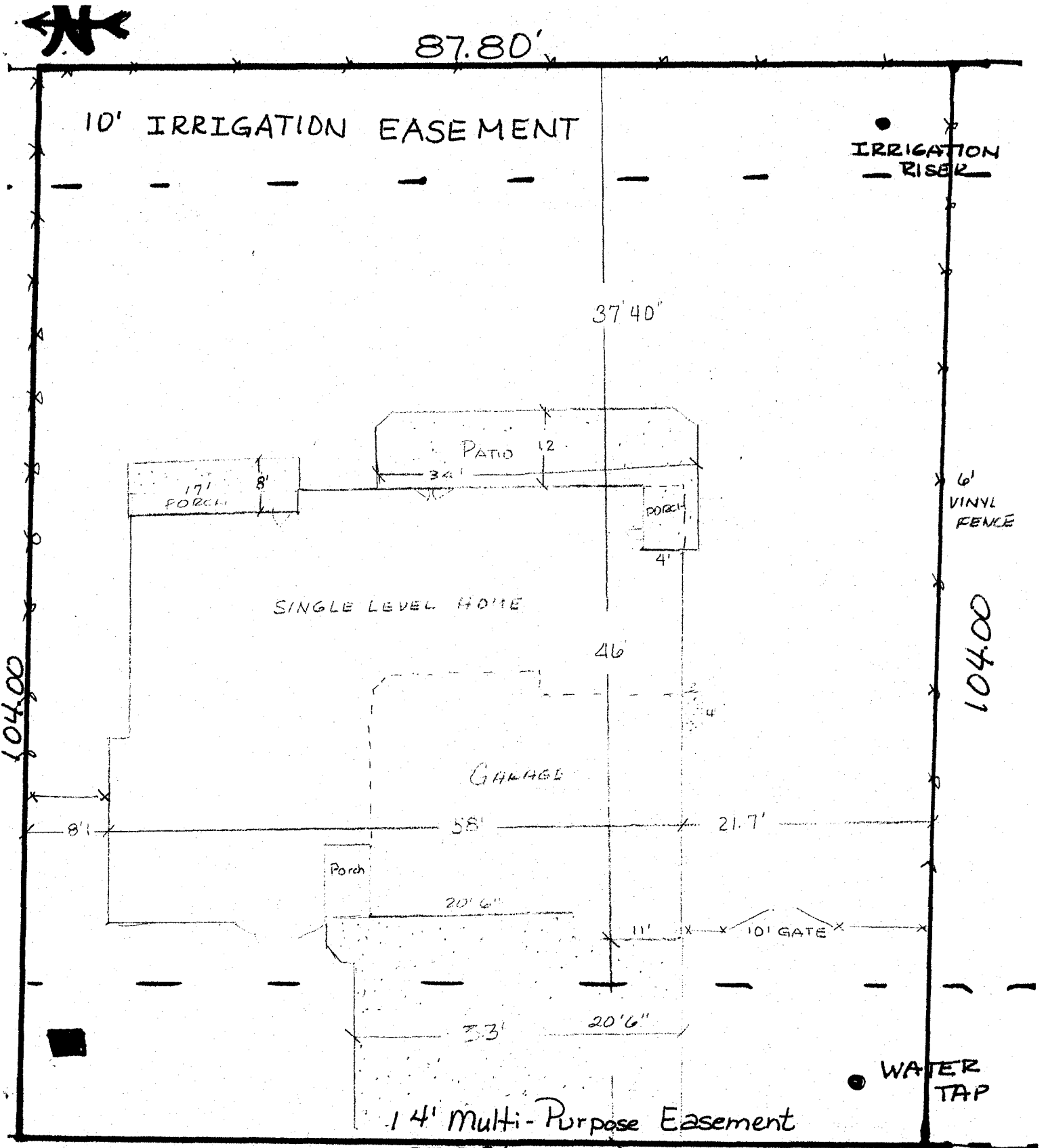
Fences exceeding six feet in height require a separate permit from the City/County Building Department. A fence constructed on a corner lot that extends past the rear of the house along the side yard or abuts an alley requires approval from the City Engineer (Section 4.1.J of the Grand Junction Zoning 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 *Nit E. [Signature]* Date 7-20-2010
 Planning Approval *Dayleen Henderson* Date 7-20-2010
 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)



162 WINTER HAWK DRIVE
 LOT 12 BLK 4 HAWKS NEST
 9132# FILING TWO