

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: 2837 North Ave

Property Tax No: 2943-182-00-081

Subdivision: A + W Trailer Park

Property Owner: Fifth Street Park LLP

Owner's Telephone: _____

Owner's Address: 893 20 Rd Fruita CO 81521-9306

Contractor's Name: _____

Contractor's Telephone: _____

Contractor's Address: _____

Fence Material & Height: _____

*fence may not exceed
6' in height*

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>C-1</u>	SETBACKS: Front _____ from property line (PL) or
SPECIAL CONDITIONS <u>Fences may not</u>	_____ from center of ROW, whichever is greater.
<u>inhibit line of sight for vehicles</u>	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 5-10-10

Planning Approval [Signature] Date 3-23-10

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)

A&W Sheds
2837 North Ave. Grand Junction Co 81501

A-12 – rear yard

X B-24 – rear yard
B-25 – rear yard

X C-30 – rear yard
C-33 – rear yard

D-39 – rear yard
D-41 – rear yard

X F-43 – rear yard x 2
F-44 – rear yard
F-45 – side yard

X G-48 – rear and side
G-50 – rear yard
G-51 – rear yard
G-52 – rear yard
G-53 – rear yard

X H-54 – side yard
H-55 – side yard
H-56 – rear yard
H-57 – side yard
H-58 – side yard
H-59 – rear yard

X I-60 – rear yard x 2
I-61 – side yard
I-62 – side yard
I-63 – rear yard
I-64 – rear yard
I-65 – rear yard

X J-66 – side yard
J-68 – rear yard
J-69 – rear yard
J-70 – rear yard
J-71 – rear yard

3 sheds dont meet
code



A&W Fences
2837 North Ave. Grand Junction Co 81501

A-6 – 4' Chain link in front yard
A-7 – 4' Chain link in front yard
A-8 – 5' wooden in front and rear
A-11 – 5' wood in front
A-12 – 4' wooden in front and rear
A-14 – 4' wooden in front
A-15 – 4' wood and chain link front and side

B-18 – 4' chain link in rear
B-19 – 3' chain link in rear
B-20 – 6' wooden in rear
B-21 – 6' wooden in rear
B-24 – 6' wooden in front
B-25 – 4' chain link in front and rear

C-28 – 4' wooden in rear
C-29 – 5' Wooden in front and rear
C-30 – 5' wooden in rear
C-31 – 2' wooden in rear
C-33 – 3' chain link in rear
C-34 – 6' wooden side

D-36 – 4' chain link in rear
D-37 – 4' wooden in front and 4' chain link in rear
D-38 – 4' wooden in rear
D-39 – 5' wooden in front
D-40 – 4' wooden in front
D-41 – 4' chain link front and side

F-42 – 4' chain link front, side and rear
F-43 – 3' wood and chain link in front
F-44 – 4' chain link in rear
F-45 – 4' chain link in front and rear
F-46 – 3' wooden front and rear
F-47 – 4' chain link front and rear

G-49 – 4' chain front and rear
G-50 – 3' wooden front and 4' chain link rear
G-52 – 4' chain link front and 6' wooden rear
G-53 – 4' chain link front, side and rear

Fence Permit can
~~Be~~ be
issued

H-54 – 4' chain link front, side and rear

H-55 - 4' chain link front, side and rear

H-57 – 4' chain link front and rear

H-58 – 4' chain link front and rear

H-59 – 4' chain link front, side and rear

I-60 – 4' chain link front and 6' wooden side and rear

I-62 – 4' wooden front and 6' wooden side and rear

I-63 – 3' chain link side

I-64 – 4' wooden rear

I-65 – 3' wooden front, 3' wire side

J-66 – 6' chain link front and rear

J-67 – 4' chain link front and rear

J-69 – 4' wooden front

J-71 – 4' chain link front, side and rear

Common area – 6' wooden along north side of space C-28

2835 1/2 NORTH AVE

2839 NORTH AVE

2841 NORTH AVE

2837 NORTH AVE

DE MOTT RD

