



Fence Permit

PERMIT # 14874

Community Development Department
250 North 5th Street
Grand Junction, CO 81501
Phone: (970) 244-1430 FAX (970) 236-4031

FEE \$10.00

Property Address: 1123 N 23rd St
 Property Tax No: 2945-124-19-023
 Subdivision: _____
 Property Owner: Royce Caville
 Owner's Telephone: 970 985 0238 Cell
 Owner's Address: 1875 Deer Park Circle S.
 Contractor's Name: Maranaga Fence Co
 Contractor's Telephone: 2985 0238
 Contractor's Address: _____
 Fence Material & Height: 6' 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 COMMUNITY DEVELOPMENT DEPARTMENT STAFF	
ZONE <u>C-1</u>	SETBACKS: Front <u>0'</u> from property line (PL) or _____ from center of ROW, whichever is greater.
SPECIAL CONDITIONS <u>HAS to be on property line</u>	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 Community Development 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 Royce Caville Date 2/15/06
 Community Development's Approval Abhi Nagu Date 2/15/06
 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: Community Development) (Yellow: Applicant) (Pink: Code Enforcement)

City of Grand Junction GIS Zoning Map ©

Airport Zones

- AIRPORT ROAD
- - CLEAR ZONE
- CRITICAL ZONE
- RUNWAY 22
- RUNWAY 29
- TAXI WAY
- Zoom in for Noise Contors

Rural Roads Large Text

Streets

All Parcels

- Parcels
- Address Label

Palisade Grand Jct Buffer Zone

Fruita / Grand Junction Buffer

Air Photos

2002 Photos



SCALE 1 : 904

