

Monthly Report

April, 2008



Neighborhood & Building Services Department

281 North College Avenue

P.O. Box 580

Fort Collins, Colorado 80522

Phone: 970-221-6760; Fax: 970-224-6134

www.fcgov.com/building/



Neighborhood & Building Services
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MONTHLY REPORT – APRIL, 2008

PERMITS:

A. NEW CONSTRUCTION

Single Family Detached: 38 permits issued with an associated construction valuation of \$7,737,897.

Single Family Attached (*attached units with individual owners/individually platted lots*): 1 permit issued with an associated construction valuation of \$293,624.

Multi Family: 8 permits issued with an associated construction valuation of \$10,497,845. 114 dwelling units were created.

Mobile Homes – New: No permits issued.

Residential Miscellaneous Buildings(*garages, sheds, etc.*): 10 permits issued with an associated construction valuation of \$145,079.

Commercial: 4 permits issued with an associated construction value of \$3,937,524.

- a) 4135 Verbena Way – Clubhouse -- \$420,000
- b) 3027 E. Harmony Rd – Retail (core & shell) -- \$1,917,524
- c) 1023 N. College Ave – Retail -- \$650,000
- d) 2350 E. Harmony Rd – Retail (core & shell) -- \$950,000

Commercial Miscellaneous: 1 permit issued with an associated construction valuation of \$18,869.

- a) 531 S. College Ave – Temp Education Building

B. ALTERATIONS/ADDITIONS:

Residential: 54 permits issued with an associated construction valuation of \$1,403,205.

Commercial: 33 permits issued with an associated construction valuation of \$8,309,424.

C. CHANGE OF USE:

No permits issued.

DEMOLITION:

10 permits issued with an associated construction valuation of \$259,500. 1 dwelling unit was destroyed. YTD 6 dwelling units have been destroyed. All other permits were for interior demo work or destruction of miscellaneous buildings and structures.

D. SIGNS:

26 permits issued with an associated construction valuation of \$183,428.



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E. MISCELLANEOUS (mechanical, plumbing, electrical, roofing, etc.):

252 permits issued with an associated construction valuation of \$732,369.

F. TOTALS:

Dwelling Units: 153 units created for the month of April. This is ↑ 62% from last year (YTD).

Permits Issued: 439 permits for the month of April. This is ↓ 2% from last year (YTD).

Construction Valuation: \$33,518,764 for the month of April. This is ↑ 47% from last year (YTD).

Fees Collected: \$197,648 for the month of April. This is ↑ 40% from last year (YTD).

BUILDING INSPECTIONS:

585 commercial inspections and 1,517 residential inspections were performed in April. This is ↓ 3% from last year (YTD).

BUILDING PLAN REVIEW:

59 commercial plans and 99 residential plans were reviewed in April. This is ↑ 10% from last year (YTD).

CIVIL CITATIONS:

No civil citations were issued for nuisance code violations in April. This is ↓ 91% from last year (YTD).

CODE ABATEMENTS:

1 nuisance abatement was performed in April. This is ↓ of 58% from last year (YTD). The difference is due to the higher need for snow abatements the early part of 2007.

CODE COMPLIANCE NUISANCE CASES:

485 nuisance code cases were generated in April. This is ↓ of 19% from last year (YTD)

Note: There are typically 2 inspections performed for each case generated. Some cases require more depending on case severity and/or special circumstances.

COMMUNITY LIAISON (CSU) PROGRAM:

- Attended City/CSU quarterly Liaison meeting.
- Attended Community Alcohol Coalition meeting.
- Attended meeting on Year Two at CSU 2nd year.
- Attended CAA monthly meeting (administered Landlord Occupancy Survey).
- Prepared and sent educational material to Front Range Community College (occupancy, PNO, Party Patrol, and Sophomore Transitions).
- Selected as finalists for the National City Livability Award (Sophomore Transitions Programming).
- Assisted Katie Freudenthal from ASCSU Community Affairs to prepare agenda for City Council/ASCSU dialogue scheduled for May 8th.
- Presented "Housing Options Off Campus" at two Next Step presentations.



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COMMUNITY LIAISON (CSU) PROGRAM (Cont.):

- Attended Public Deliberation forum discussion on Alcohol.
- Guest panel (along with the Mayor, City Manager, & ASCSU President) on Town/Gown panel for the SAHE capstone class.
- Co-taught CSU Party Partners class.
- Co-taught City Noise Violation class.
- Continued to manage the Town Gown Network website.
- Worked with SLiCE on CSUnity – 1700 volunteers (41.7% increase over last year) completed nearly 6,000 hours of community service; student volunteers assisted with 230 projects (104 of which were neighborhood projects – 60% increase over last year).
- 557% increase in response rate for Party Pack surveys – changed them to electronic vs. mail-in.
- 52 Party Packs distributed.
- 91 hits on Rental World website and YouTube Rental World had 401 hits.
- 157 members currently signed up on Town Gown Network website/forum.
- 490 hits on Town Gown Network website.

CONTRACTOR LICENSING:

29 contractor licenses were reviewed and approved in addition to the processing of numerous renewals in April. \$16,960.00 was collected for all April contractor licensing activities. YTD \$71,480.00 has been collected.

DANGEROUS BUILDINGS:

- a) 1210 Remington – Single family residence posted as dangerous due to a deteriorating foundation. Permit for repairs was obtained and work completed, except for foundation tuck-pointing. Okay to occupy. Need engineer's letter.
- b) 514 Wood Street – Dilapidated house posted as dangerous due to deterioration. Demolition pending.
- c) 521 N. Whitcomb – Single family residence posted as dangerous and unfit to occupy. Received a customer complaint that two dogs were being kept in the house and that the tenants had been gone for a long time. Customer also reported that there was no heat, electricity or water. Inspection done 1/25/08 found the house was full of dog feces and urine. Animal control officers took the dogs. A notice was sent to the owner requiring a professional cleaning and follow-up inspection prior to re-occupying the premises. Owner cleaned the premises using professional products. Inspection done on 3/28/08 found that furnishings had been removed and the floors had been cleaned. There was no odor of feces or urine. The owner was instructed to keep the property secured while it remains vacant.
- d) 722 Remington -- Garage posted as dangerous. Inspection done on 02/06/08. Order to demolish was given. Second violation notice has been sent.
- e) 729 Mathews -- Garaged posted as dangerous. Inspection done on 02/06/08. Order to demolish was given. Garage has been demolished but there is still debris on site.
- f) 5221 S. County Rd 7 -- Single family dwelling posted as dangerous and unfit to occupy. An inspection done on 02/21/08 found the dwelling to have no windows or doors and signs of vagrancy and extensive vandalism. Fence has been installed and site secured. Asbestos has been abated. Waiting for state certification for demo.



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- g) 316 Wood St -- Single family dwelling. Inspection done on 03/10/08 found the property to be unsecured. Demolition process pending review by Historic Preservation. Re-inspection done on 03/12/08 found that property is secured. House has now been demolished. A deep hole remains that needs to be filled in.
- h) 1016 Remington St -- Garage posted as dangerous. Inspection done on 03/14/08 found people living there without any plumbing or electricity and the building in dilapidated condition. Owners were informed not to occupy or enter the building. Order to demolish was given with a timeframe of 90 days to accomplish.
- i) 614 Endicott – House and outbuildings posted as dangerous. Received a notice on 4/23/08 from the Larimer County Health Department stating that this property was being used as a meth lab. A site inspection was done on 4/24/08 to rescue pets. It was determined that the shed had been used for “cooking” and that the house probably did not pose much of a risk. Owner was instructed to secure the house and outbuildings. A site visit done on 4/30/08 found that all buildings were secured.
- j) 2424 Sunstone Drive – Received a complaint from a neighbor that this house had been vacant for about a year and that the house and yard were starting to deteriorate. A site visit done on 4/24/08 found the house to be secured and the yard to be a little rough, but not bad. Case closed.

NEIGHBORHOOD SERVICES GENERAL HIGHLIGHTS:

- Coloradoan columns – Storm Water Pollution, Noise/parties, Composting & Resource Conservation Ordinance.
- Hosted HOA education session.
- Attended PIT team meeting.
- Facilitated Neighborhood Organizing & Development meeting.
- Attended and assisted with CityWorks sessions.
- Facilitated NTF meeting.
- Attended City/CSU Liaison meeting.
- Coordinated, facilitated, and attended several Rolland Moore West Neighborhood Community Emergency Response Team (CERT) trainings.
- Attended Larimer County Citizen Corps meeting.
- Presented Neighborhood Civility Award for the Greek Life Awards ceremony at CSU.
- Attended Larimer Home Improvement Program (LaHIP) Board meeting.
- Presented information about Exterior Property Maintenance Codes to Building Review Board.
- Participated in the Center for Public Deliberation’s Capstone session on Property Maintenance Codes.
- Attended UniverCity Connections meeting.
- Attended “Pathways Past Poverty” open house.
- April hits on website:
 - Main page: 81 internal, 793 external = 874 total
 - Newsletter: 32 internal, 464 external = 496 total
 - Code Compliance: 22 internal, 595 external = 617 total
 - Occupancy: 37 internal, 682 external = 719 total



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NEIGHBORHOOD SERVICES MEDIATION:

40 requests for service came in during the month of April. This is ↑ of 18% from last year (YTD). 11 of these cases were appropriate for mediation. 29 of the cases were not appropriate or did not mediate due to the parties being unwilling to mediate, due to the case being outside of the City's jurisdiction, or due to the request requiring only general assistance. 21 current and/or pending mediation cases were resolved.

Additionally, the following activities were performed during April:

- Finalized draft brochure for Municipal Court Mediation Program.
- Attended training: Balancing Stress in a Busy World.
- Initiated revision process for 2008 Landlord-Tenant Handbook (collaboration with CSU Legal Services, City Attorney's Office, and NBS staff).
- 459 external hits – Community Mediation Program website.
- 740 external hits – Landlord-Tenant Handbook.

OVER-OCCUPANCY:

5 new occupancy cases were initiated, 3 violations confirmed, no citations issued, 3 site inspections performed and 5 cases closed during the month of April. YTD, 16 new occupancy cases were initiated, 9 violations confirmed, 3 citations issued, 12 site inspections performed and 17 cases closed.

PUBLIC NUISANCE NOTICES:

22 public nuisance notices were sent out in April. This is ↓ of 24% from last year (YTD).

RENTAL HOUSING:

7 rental housing cases were initiated, 8 inspections performed, 2 notices to repair issued and 7 illegal duplex cases opened during the month of April. YTD, 21 rental housing cases were initiated, 29 inspections performed, 12 notices to repair issued and 10 illegal duplex cases opened.

ZONING PLAN REVIEW:

251 plans were reviewed in April to assure zoning compliance. This is ↑ .2% from last year (YTD).

ZONING INSPECTIONS:

227 zoning field inspections were performed in April. This is ↓ 8% from last year (YTD).

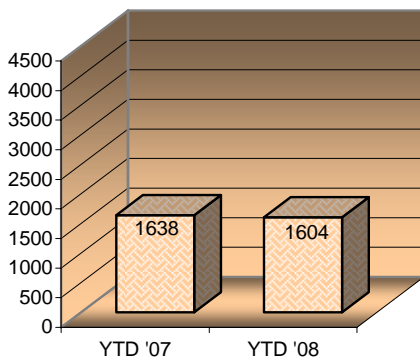


APRIL, 2008 OVERVIEW

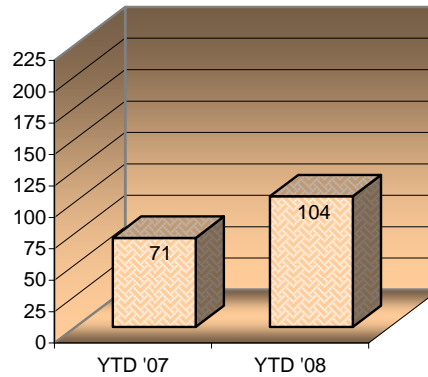
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MONTHLY NEIGHBORHOOD & BUILDING SERVICES ACTIVITY

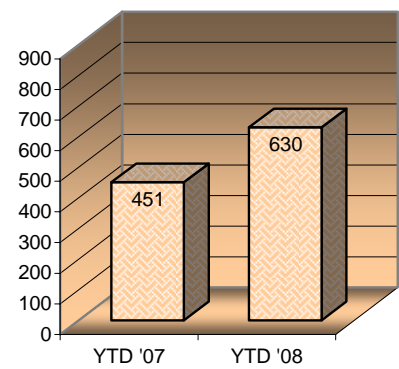
Bldg Permits Issued YTD



Total Construction Value YTD (\$M)

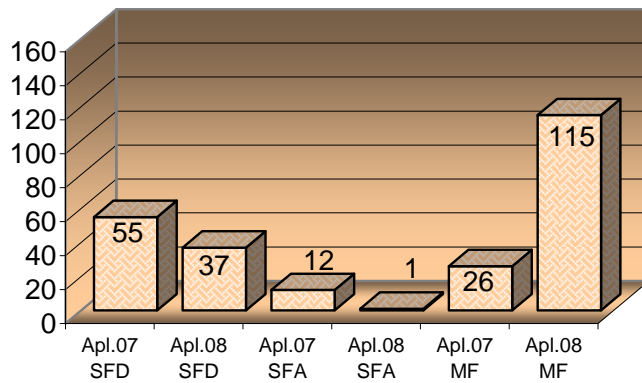


Total Fees Collected YTD (\$T)

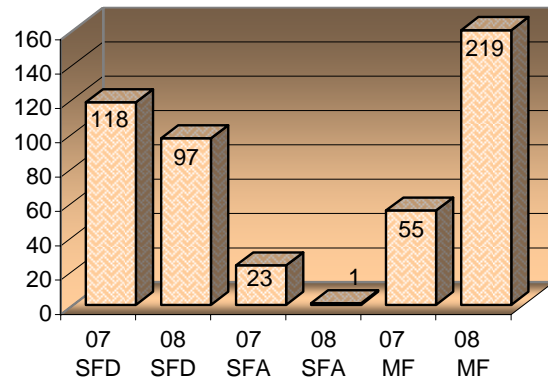


Current vs. Previous Year New Housing Units by Current Month and YTD Totals

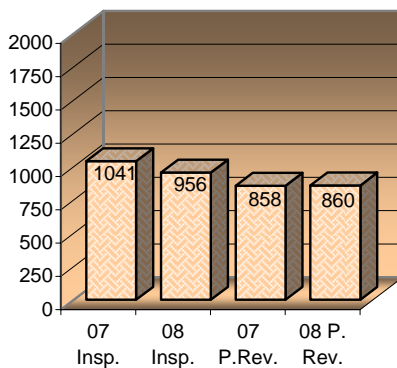
Units for Current Month



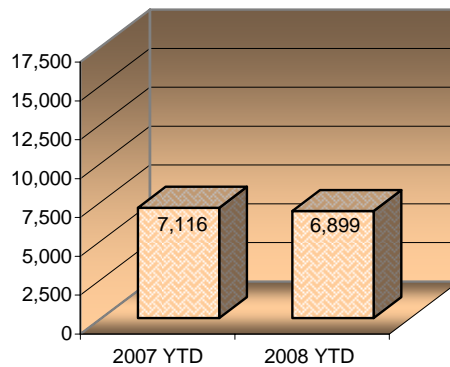
Units YTD



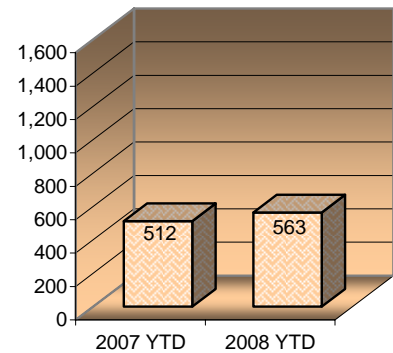
Zoning Plan Reviews/Inspections YTD



Building Inspections YTD



Building Plan Reviews YTD

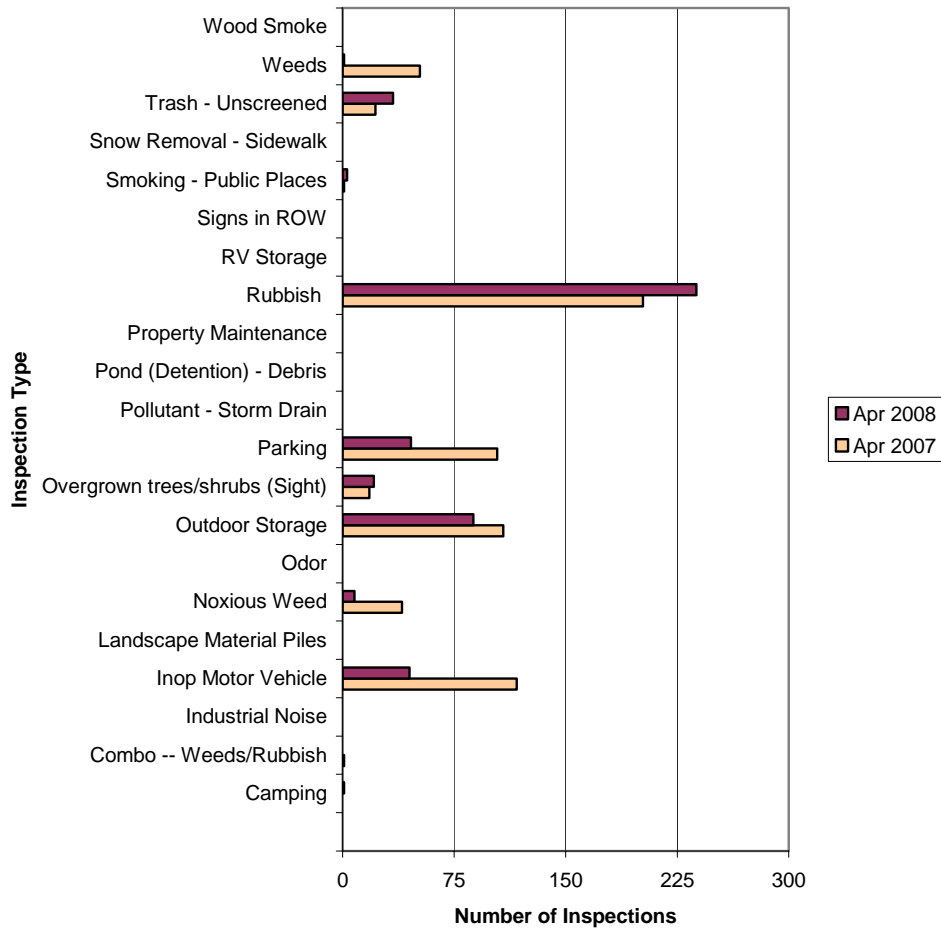




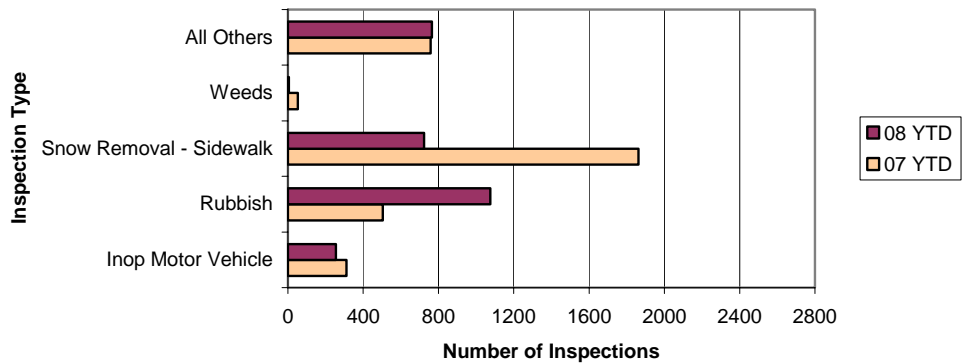
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MONTHLY NEIGHBORHOOD & BUILDING SERVICES ACTIVITY

Code Compliance Inspections - For Month



Code Compliance Inspections -- YTD

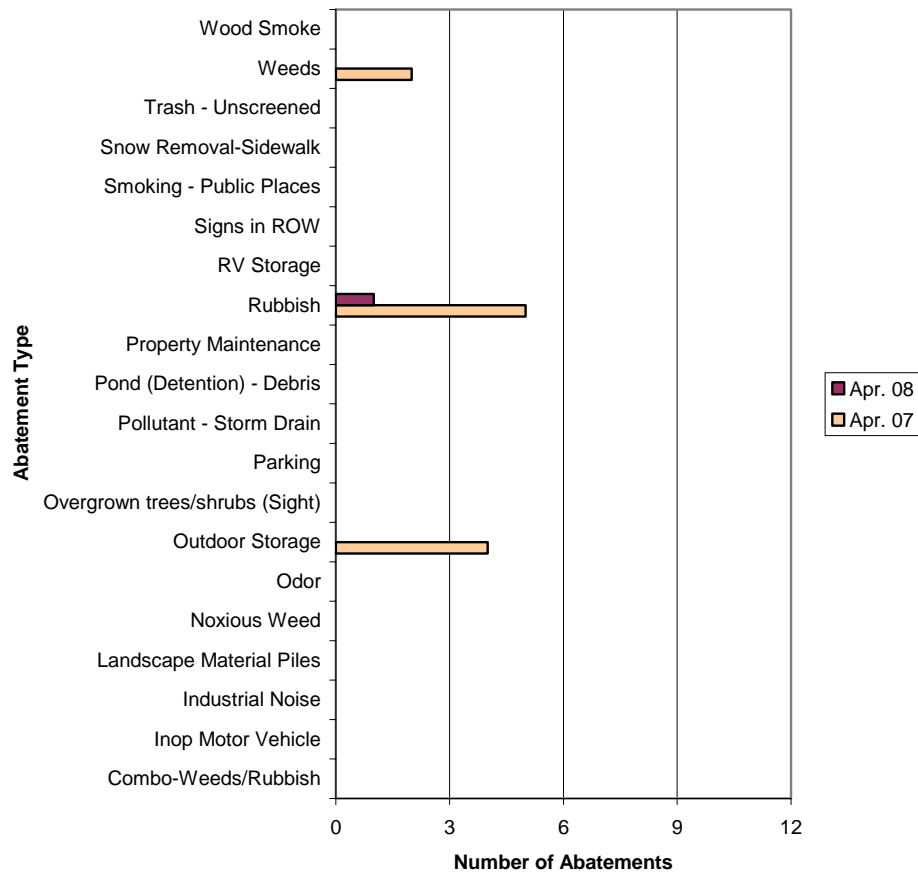




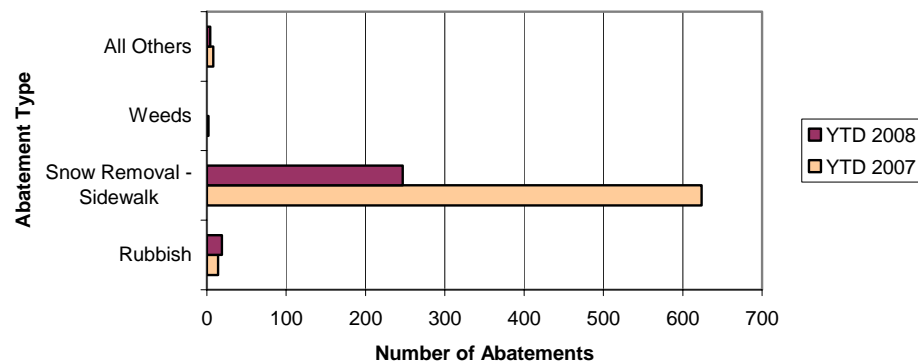
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MONTHLY NEIGHBORHOOD & BUILDING SERVICES ACTIVITY

Code Compliance Abatements - for Month



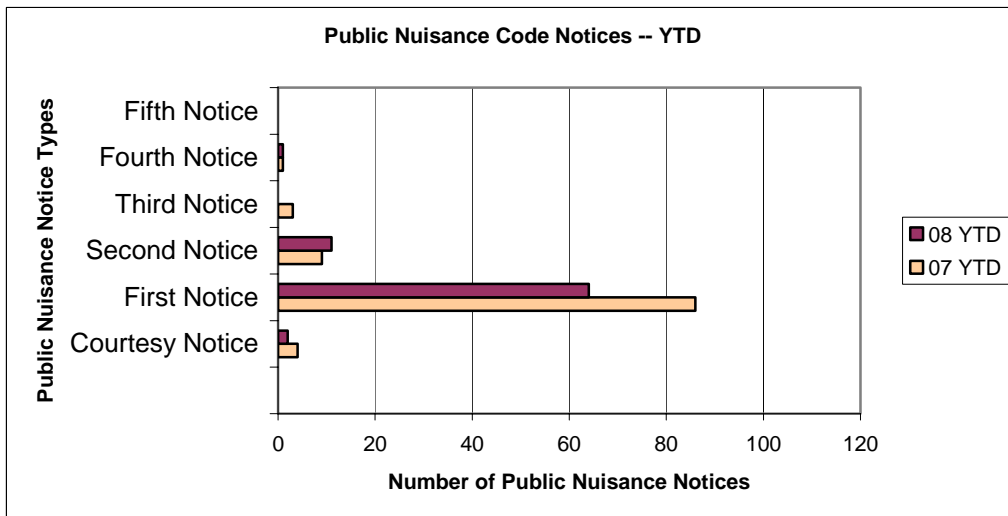
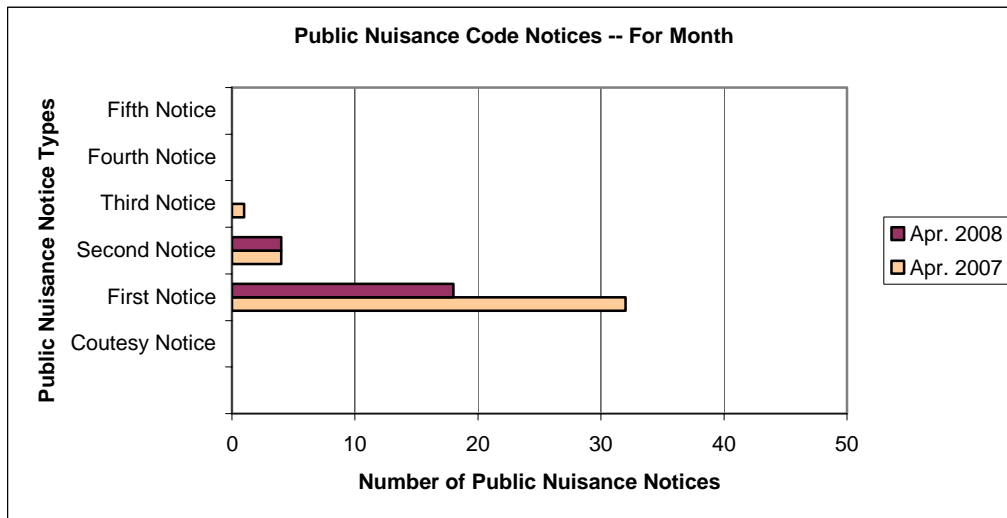
Code Compliance Abatements -- YTD





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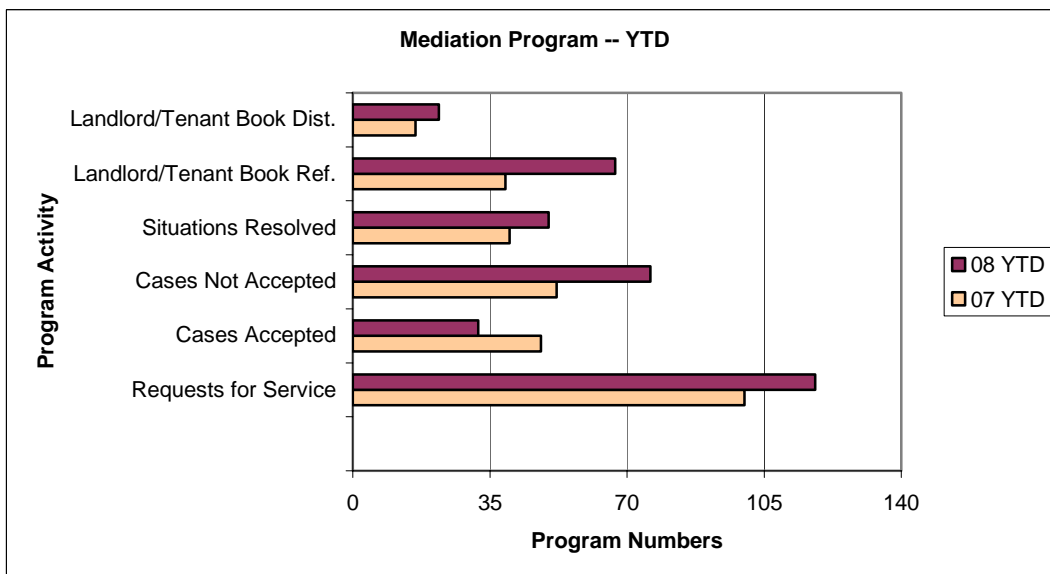
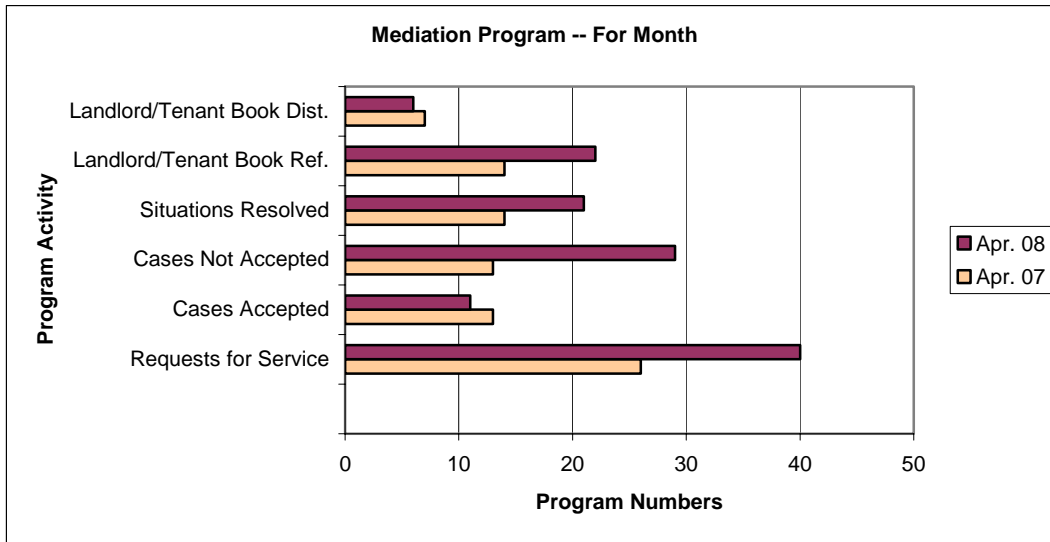
MONTHLY NEIGHBORHOOD & BUILDING SERVICES ACTIVITY





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MONTHLY NEIGHBORHOOD & BUILDING SERVICES ACTIVITY





APRIL, 2008 DATA – BUILDING

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Type of Construction	Dwelling Units		Permits Issued		Sq. Ft. Month	Construction Value		Construction Fees	
	Month	YTD	Month	YTD		Month	YTD	Month	YTD
Dwlng Units:SF(yellow)MF(Teal)	SF Apl. = 39; YTD = 104; Less demos (-6)=98; MF Apl.=115; YTD=219 Total YTD Units:317								
Single Family Detached	38	103	38	103	72,794	7,737,897	22,651,679	42,378	129,275
Single Family Attached	1	1	1	1	2,605	293,624	293,624	1,458	1,458
Multi Family	114	156	8	17	134,194	10,497,845	15,447,635	54,025	80,600
Mobile Home Setups-New	0	0	0	0	0	0	0	0	0
Mobile Home Setups-Existing	0	0	2	5	0	0	0	50	125
Residential Misc. Bldgs.	0	0	10	32	4,165	145,079	783,111	2,001	8,582
Residential Remodel/Addition	0	0	54	235	4,243	1,403,205	5,547,596	14,403	57,876
Commercial Mixed Use	1	63	1	3	5,144	420,000	8,620,000	2,466	44,622
Hotels/Motels	0	0	0	0	0	0	0	0	0
Office/Bank/Professional	0	0	0	3	0	0	4,628,799	0	24,419
Mercantile/Retail/Bus&Pers Svc	0	0	3	15	30,253	3,517,524	9,841,384	19,029	56,946
Religious Assembly	0	0	0	0	0	0	0	0	0
Recreational Buildings	0	0	0	0	0	0	0	0	0
Garage/Service Station	0	0	0	0	0	0	0	0	0
Grocery/Convenience Store	0	0	0	0	0	0	0	0	0
Industrial	0	0	0	1	0	0	700,000	0	3,866
Educational Buildings	0	0	0	0	0	0	0	0	0
Hospital/Institutional	0	0	0	0	0	0	0	0	0
Public Facilities	0	0	0	1	0	0	3,300,000	0	17,108
Parking Structures	0	0	0	0	0	0	0	0	0
Commercial Misc. Bldgs.	0	0	1	1	480	18,869	18,869	269	269
Commercial Remodel/Addition	0	0	33	107	0	8,309,424	27,950,171	51,247	169,064
Change of Use	0	0	0	2	0	0	1,500	0	100
Demolition	-1	-6	10	45	0	259,500	790,116	500	2,300
Signs	0	0	26	101	0	183,428	771,265	1,503	6,431
Miscellaneous	0	0	252	932	4,203	732,369	2,893,899	8,319	27,289
TOTALS:	153	317	439	1,604	258,081	33,518,764	104,239,648	197,648	630,330



APRIL, 2007 DATA – BUILDING

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	Month	YTD	Month	YTD	Month	Month	YTD	Month	YTD	
Dwlng Units:SF(yellow)MF(Teal)	SF Apl.=68; YTD=146; Less Demos (-5)=141 MF Apl.=26; YTD=55 Total YTD Units: 196									
Single Family Detached	56	122	56	122	108,422	11,786,254	25,362,241	69,478	149,251	
Single Family Attached	12	23	12	23	16,538	1,355,123	2,654,485	7,546	15,269	
Multi Family	26	55	3	6	29,388	2,379,745	5,071,845	12,008	28,302	
Mobile Home Setups-New	0	0	0	0	0	0	0	0	0	
Mobile Home Setups-Existing	0	0	0	8	0	0	0	0	200	
Residential Misc. Bldgs.	0	0	12	21	6,985	291,090	428,569	3,182	4,761	
Residential Remodel/Addition	0	1	63	222	2,083	1,395,260	5,328,310	12,171	50,553	
Commercial Mixed Use	0	0	0	0	0	0	0	0	0	
Hotels/Motels	0	0	0	0	0	0	0	0	0	
Office/Bank/Professional	0	0	0	1	0	0	651,206	0	3,626	
Mercantile/Retail/Bus&Pers Svc	0	0	1	4	6,979	849,271	4,823,521	4,616	26,051	
Religious Assembly	0	0	0	0	0	0	0	0	0	
Recreational Buildings	0	0	2	3	20,236	2,968,925	3,518,925	15,577	19,706	
Garage/Service Station	0	0	0	1	0	0	325,000	0	2,315	
Grocery/Convenience Store	0	0	0	0	0	0	0	0	0	
Industrial	0	0	0	0	0	0	0	0	0	
Educational Buildings	0	0	0	0	0	0	0	0	0	
Hospital/Institutional	0	0	0	0	0	0	0	0	0	
Public Facilities	0	0	1	2	265	145,252	6,945,252	1,096	35,462	
Parking Structures	0	0	0	0	0	0	0	0	0	
Commercial Misc. Bldgs.	0	0	0	1	0	0	2,400	0	25	
Commercial Remodel/Addition	0	0	15	87	3,902	1,982,751	11,889,116	14,465	80,791	
Change of Use	0	0	1	3	0	0	0	100	300	
Demolition	-1	-5	3	26	0	44,500	238,200	150	1,300	
Signs	0	0	22	95	0	79,507	517,256	832	4,728	
Miscellaneous	0	0	299	1,013	487	1,103,359	3,296,793	9,025	28,006	
TOTALS:	93	196	490	1,638	195,285	24,381,037	71,053,119	150,246	450,646	



MONTHLY FEES COLLECTED

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FEE	Prev. Mo. YTD	This Month	YTD
Poudre School District	\$147,300.00	\$75,600.00	\$222,900.00
Thompson School District	\$19,348.00	\$15,202.00	\$34,550.00
County Sales/Use Tax	\$210,741.02	\$83,529.92	\$294,270.94
Building Permit/Reinspection Fees	\$288,913.90	\$117,141.84	\$406,055.74
Plan Check Fee	\$112,526.10	\$33,295.35	\$145,821.45
Minor Amendment Fee	\$3,840.00	\$384.00	\$4,224.00
Parkland -- Community	\$184,484.00	\$95,853.00	\$280,337.00
Library Capital Expense	\$55,354.00	\$28,760.00	\$84,114.00
General Governmental Expense	\$80,359.93	\$20,022.44	\$100,382.37
Police Capital Expense	\$48,117.19	\$11,466.44	\$59,583.63
Fire Capital Expense	\$69,391.72	\$16,732.37	\$86,124.09
Parkland -- Neighborhood	\$165,659.00	\$86,089.00	\$251,748.00
Larimer County Regional Road Impact Fee	\$104,023.85	\$28,229.33	\$132,253.18
Street Oversizing: Res./Com.	\$969,178.14	\$249,838.00	\$1,219,016.14
Contribution in Aid of Construction	\$32,404.80	\$45,952.05	\$78,356.85
City Sales/Use Tax	\$797,572.05	\$314,966.43	\$1,112,538.48
Electric City Energy Tax	\$90.58	\$54.08	\$144.66
Electric ST/CO Energy Tax	\$45.24	\$3.12	\$48.36
Electric Primary Charge	\$601.28	\$0.00	\$601.28
Electric Street Lighting Charge	\$0.00	\$0.00	\$0.00
Electric PILOTS	\$179.34	\$109.81	\$289.15
Electric Comm. Revenue	\$3,028.17	\$1,802.38	\$4,830.55
Electric Temp. Pedestal	\$10,750.18	\$6,481.89	\$17,232.07
Electric Capacity Charge	\$360.00	\$0.00	\$360.00
Electric Building Site Charges	\$0.00	\$0.00	\$0.00
Electric Secondary Service Charge	\$57,044.00	\$34,905.00	\$91,949.00
Water Repay	\$0.00	\$0.00	\$0.00
Water 6% PILOT Fees	\$42.76	\$18.31	\$61.07
Construction Water	\$712.59	\$304.95	\$1,017.54
Water PIF	\$234,973.67	\$107,167.55	\$342,141.22
Water Right	\$103,968.06	\$53,718.52	\$157,686.58
Water Meter	\$3,960.00	\$1,923.00	\$5,883.00
Water Dev. Review	\$2,864.15	\$1,503.00	\$4,367.15
Sanitation District/Sewer Repay	\$2,337.85	\$0.00	\$2,337.85
Sewer Tap	\$0.00	\$0.00	\$0.00
Sewer PIF	\$164,080.50	\$64,874.00	\$228,954.50
Sewer Dev. Review	\$2,714.00	\$1,503.00	\$4,217.00
Stormwater	\$0.00	\$0.00	\$0.00
Stormwater PIF	\$116,490.34	\$45,570.67	\$162,061.01
Stormwater Dev. Review	\$24,528.41	\$9,252.60	\$33,781.01
PERMIT FEES:	\$4,017,984.82	\$1,552,254.05	\$5,570,238.87
Abatement Fees	31013.69	3005.44	\$34,019.13
Abatement - Collection Fees	-3055.56	0	-\$3,055.56
Contractor Licensing	\$54,520.00	\$16,960.00	\$71,480.00
Home Occupation Licensing	\$2,100.00	\$1,650.00	\$3,750.00
Planning: Dev Review	\$18,957.00	\$3,100.00	\$22,057.00
Occupancy Citation & Penalty Fee/Fine	\$550.00	\$525.00	\$1,075.00
Abatement - Admin	\$16,259.26	\$1,034.00	\$17,293.26
Muni Court Mediation/Abatement Citation/Hearing Fees&Fines	\$2,250.00	\$50.00	\$2,300.00
Zoning Board of Appeals/Other	\$380.50	\$262.00	\$642.50
Planning: Mailings/Sign Posting	\$861.50	\$313.25	\$1,174.75
OTHER FEES:	\$123,836.39	\$26,324.44	\$150,736.08

*The fees shown above report ALL fees, including any not directly associated with full permits, collected by the Building & Zoning Department during the reporting month.



APRIL CONSTRUCTION
VALUED AT \$500,000
OR MORE

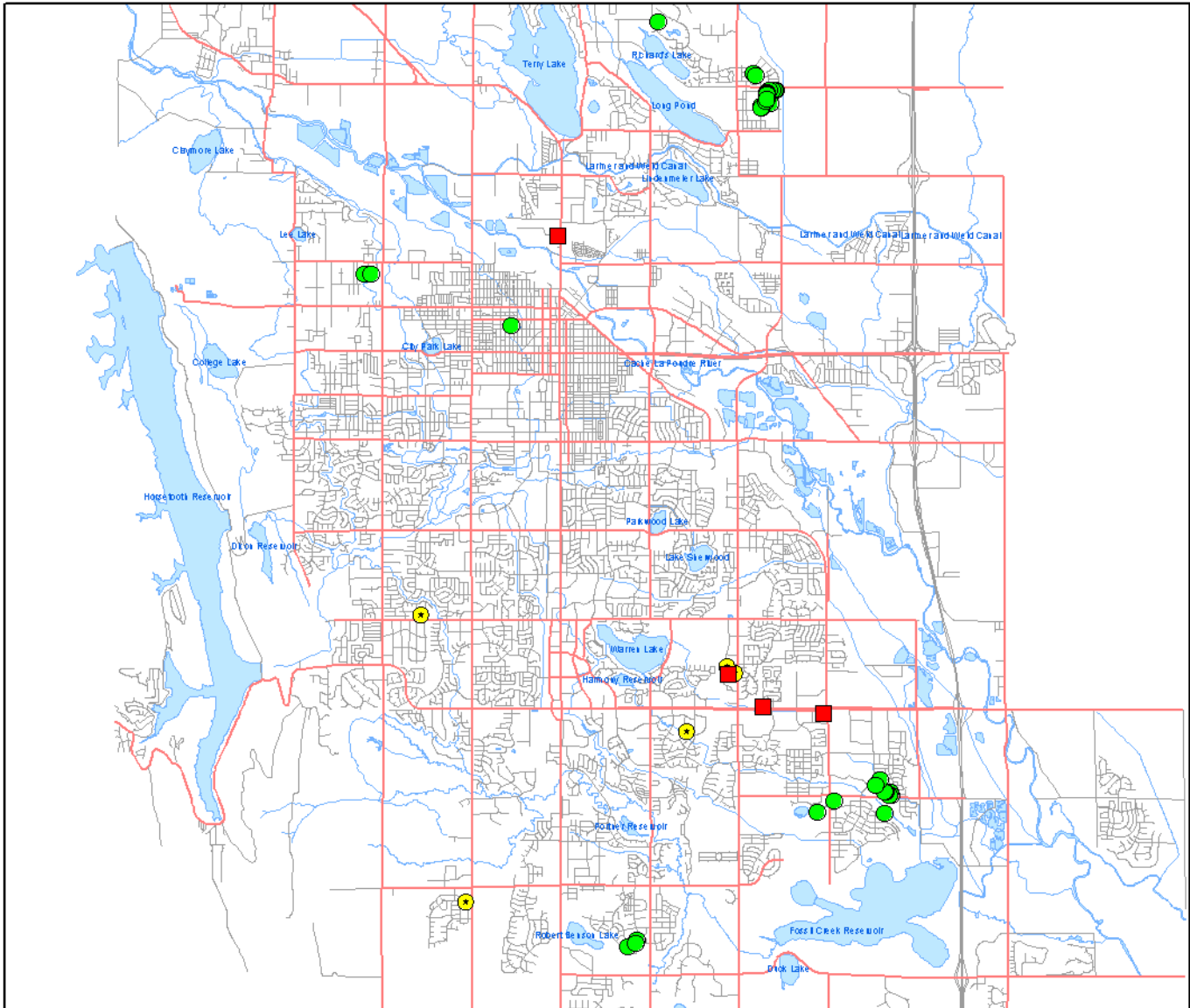
Neighborhood & Building Services
281 N. College Avenue
PO Box 580
Fort Collins, CO 80521
970.221.6760
970.224.6134 fax
fcgov.com

Site Address	Type of Building	Value of Construction
3527 Big Ben Dr	6-Plex Multi-Family	\$ 721,733.00
2021 Shorebird Dr	20-Unit Apartment	\$ 1,780,000.00
2027 Shorebird Dr	32-Unit Apartment	\$ 2,720,000.00
4123 Verbena Way	44-Unit Apartment	\$ 3,520,000.00
6715 Enterprise Dr #A	4-Plex Multi-Family	\$ 658,359.00
6715 Enterprise Dr #B	4-Plex Multi-Family	\$ 658,359.00
3027 E. Harmony Rd	Retail Core & Shell	\$ 1,917,524.00
1023 N. College Ave	Retail	\$ 650,000.00
2350 E. Harmony Rd	Retail Core & Shell	\$ 950,000.00
4417 Corbett Drive	Tenant Finish	\$ 650,000.00
1629 Blue Spruce Dr	Tenant Finish	\$ 2,425,760.00
2211 S. College Ave #300	Tenant Finish	\$ 2,069,100.00



MAP OF CURRENT CONSTRUCTION

Neighborhood & Building Services
 281 N. College Avenue
 PO Box 580
 Fort Collins, CO 80521
970.221.6760
 970.224.6134 fax
 fcgov.com



**City of Fort Collins
 Building Inspection Department**
 Construction Activity Map: April, 2008



June 2, 2008
 Scale: Undetermined

Legend

- | | | |
|--------------------------|---------------|--------------|
| New Building Type | Major Roads | Water Ways |
| Commercial | Interstate 25 | Water Bodies |
| Multi Family | Streets | City Limits |
| Single Family | | |

(Labels denoting permit #s are intended to identify multiple permits which are in such close proximity that the symbols cannot be ascertained)



**APRIL, 2008 DATA
COMPLIANCE INSPECTIONS
AND ABATEMENTS**

Neighborhood & Building Services
281 N. College Avenue
PO Box 580
Fort Collins, CO 80521
970.221.6760
970.224.6134 fax
fcgov.com

Inspection Type	Apr 2007	Apr 2008	07 YTD	08 YTD
Camping		1		3
Combo -- Weeds/Rubbish	1		1	2
Industrial Noise				
Inop Motor Vehicle	117	45	311	255
Landscape Material Piles				
Noxious Weed	40	8	44	8
Odor				
Outdoor Storage	108	88	298	265
Overgrown trees/shrubs (Sight)	18	21	21	28
Parking	104	46	221	164
Pollutant - Storm Drain			1	
Pond (Detention) - Debris			1	
Property Maintenance				
Rubbish	202	238	504	1075
RV Storage				
Signs in ROW				
Smoking - Public Places	1	3	3	10
Snow Removal - Sidewalk			1863	724
Trash - Unscreened	22	34	169	284
Weeds	52	1	53	4
Wood Smoke				
Totals	665	485	3490	2822

Abatement Type:	Apr. 07	Apr. 08	07 YTD	08 YTD
Camping				
Combo-Weeds/Rubbish				
Inop Motor Vehicle				
Industrial Noise				
Landscape Material Piles				
Noxious Weed			1	
Odor				
Outdoor Storage	4		6	4
Overgrown trees/shrubs (Sight)				
Parking			1	
Pollutant - Storm Drain				
Pond (Detention) - Debris				
Property Maintenance				
Rubbish	5	1	14	19
RV Storage				
Signs in ROW				
Smoking - Public Places				
Snow Removal-Sidewalk			624	247
Trash - Unscreened				
Weeds	2		2	
Wood Smoke				
Totals	11	1	648	270



APRIL, 2008 DATA
PUBLIC NUISANCE NOTICES
AND MEDIATION

Neighborhood & Building Services
 281 N. College Avenue
 PO Box 580
 Fort Collins, CO 80521
970.221.6760
 970.224.6134 fax
 fcgov.com

Public Nuisance Notices	Apr. 2007	Apr. 2008	07 YTD	08 YTD
Courtesy Notice			4	2
First Notice	32	18	86	64
Second Notice	4	4	9	11
Third Notice	1		3	
Fourth Notice			1	1
Fifth Notice				
Totals:	37	22	103	78

Customer Activity - Mediation	Apr. 07	Apr. 08	07 YTD	08 YTD
Requests for Service	26	40	100	118
Cases Accepted	13	11	48	32
Cases Not Accepted	13	29	52	76
Situations Resolved	14	21	40	50
Landlord/Tenant Book Ref.	14	22	39	67
Landlord/Tenant Book Dist.	7	6	16	22
Totals	87	129	295	365