

# Monthly Report

May, 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/](http://www.fcgov.com/building/)



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## MONTHLY REPORT – MAY, 2008

### PERMITS:

#### A. NEW CONSTRUCTION

**Single Family Detached:** 27 permits issued with an associated construction valuation of \$6,474,195.

**Single Family Attached** (*attached units with individual owners/individually platted lots*): 4 permits issued with an associated construction valuation of \$291,244.

**Multi Family:** 2 permits issued with an associated construction valuation of \$1,098,877. 10 dwelling units were created.

**Mobile Homes – New:** No permits issued.

**Residential Miscellaneous Buildings**(*garages, sheds, etc.*): 11 permits issued with an associated construction valuation of \$171,525.

**Commercial:** No permits issued.

**Commercial Miscellaneous:** No permits issued.

#### B. ALTERATIONS/ADDITIONS:

**Residential:** 70 permits issued with an associated construction valuation of \$2,330,965.

**Commercial:** 27 permits issued with an associated construction valuation of \$3,540,630.

#### C. CHANGE OF USE:

1 permit issued with an associated construction valuation of \$1,000.

- a) 1721 W. Harmony Road – Change from Office to Dog Daycare.

#### DEMOLITION:

9 permits issued with an associated construction valuation of \$2,113,500. 1 dwelling unit was destroyed. YTD 7 dwelling units have been destroyed. All other permits were for interior demo work or destruction of miscellaneous buildings and structures.

#### D. SIGNS:

19 permits issued with an associated construction valuation of \$104,111.



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

311 permits issued with an associated construction valuation of \$1,314,032.

F. TOTALS:

**Dwelling Units:** 40 units created for the month of May. This is ↑ 40% from last year (YTD).

**Permits Issued:** 483 permits for the month of May. This is ↓ 3% from last year (YTD).

**Construction Valuation:** \$17,440,079 for the month of May. This is ↑ 40% from last year (YTD).

**Fees Collected:** \$106,742 for the month of May. This is ↑ 30% from last year (YTD).

### **BUILDING INSPECTIONS:**

599 commercial inspections and 1,554 residential inspections were performed in May. This is ↓ 5% from last year (YTD).

### **BUILDING PLAN REVIEW:**

64 commercial plans and 84 residential plans were reviewed in May. This is ↑ 3% from last year (YTD).

### **CIVIL CITATIONS:**

Two civil citations were issued for nuisance code violations in May. This is ↓ 73% from last year (YTD).

### **CODE ABATEMENTS:**

3 nuisance abatements were performed in May. This is ↓ of 63% from last year (YTD). The difference is due to the higher need for snow abatements the early part of 2007.

### **CODE COMPLIANCE NUISANCE CASES:**

1173 nuisance code cases were generated in May. This is ↑ of 61% 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 Community Alcohol Coalition meeting.
- Assisted with ASCSU Council/Student dialogue meeting – served as a facilitator for round-table discussion (over 90 participants).
- Attended CAA monthly meeting.
- Taught CSU Party Partners class.
- Met with Greek Life Representatives about fall educational Jeopardy sessions for Sophomore Greeks.
- Attended Responsible Alcohol Retailers meeting – obtained Safe Ride Home cards that will be distributed to students through Party Packs.
- Presented on “Housing Options Off Campus” at two transfer Next Step presentations (35 attendees).



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### **COMMUNITY LIAISON (CSU) PROGRAM (Cont.):**

- Met with Student Legal Services, Conflict Resolution, and Fort Collins Police Services to discuss party issues & noise enforcement off campus.
- Sent occupancy survey to landlords/property managers who either participated in the 2008 Housing Fair or completed the Landlord Education class.
- Worked with Team Fort Collins to secure 5 new alcohol messages to our decks of cards through the Balance Your Life Your Future grant (received some funding to assist with the cost to print updated cards).
- Began organizing this year's Great Sofa Round-up (event will be August 1 & 2).
- Began organizing this year's Community Welcome (event will be August 27).
- Continued to manage the Town Gown Network website.
- 113 Party Packs distributed – 120% increase from last spring.
- 93 hits on Rental World website and YouTube Rental World had 82 hits.
- 160 members currently signed up on Town Gown Network website/forum from 38 states and Canada.
- 497 hits on Town Gown Network website.
- Was contacted by Texas A&M University about our Party Partners class – they are interested in replicating the class.

### **CONTRACTOR LICENSING:**

19 contractor licenses were reviewed and approved in addition to the processing of numerous renewals in May. \$14,835.00 was collected for all May contractor licensing activities. YTD \$86,315.00 has been collected.

### **DANGEROUS BUILDINGS:**

3 new dangerous/vacant building cases were initiated, 7 site inspections performed, 4 notice/orders to repair sent and 2 cases closed during the month of May. YTD, 16 dangerous/vacant building cases were initiated, 26 site inspections performed, 14 notice/orders to repair sent and 2 cases closed.

- 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. Work has been done and case is now closed.
- 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. Site has been cleared and case is now closed.



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- 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. Building is half-demolished and the site secured by a fence. Asbestos has been abated. Waiting for state certification for demo.
- 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. Site visits done on 4/30/08, 5/5/08 and 5/21/08 found that all buildings were secured.
- j) 820 Merganser Dr #302 – House posted as dangerous and uninhabitable. Site inspection done on 5/2/08 found the dwelling infested with mice and extremely unclean. Order to repair was sent on 5/2/08. Cleanup activities are underway. Exterminator activities are scheduled to begin in June.
- k) 830 E. Myrtle Street – House posted as dangerous. Site inspection done on 5/21/08 found that the house was vacant, had been broken into, and showed signs of vagrancy. Order to secure the property was given on 5/22/08.
- l) 834 E. Myrtle Street -- House posted as dangerous. Site inspection done on 5/21/08 found that the house was vacant, had been broken into, and showed signs of vagrancy. Order to secure the property was given on 5/22/08.

#### **NEIGHBORHOOD SERVICES GENERAL HIGHLIGHTS:**

- Coloradoan columns –Weeds & Grass Regulations, Water Conservation, Native Landscaping.
- Attended West Nile Committee meeting.
- Attended Sofa Round-up planning committee meeting.
- Facilitated Sister Cities exploratory meeting.
- Participated in CityWorks debriefing.
- Facilitated Buckingham Neighborhood meeting.
- Facilitated Thunderbird East Neighborhood meeting.
- Co-taught Noise Workshop.
- Wrote and edited June/July *Neighborhood News* newsletter.
- Attended *Neighborhoods USA* Conference.
- Distributed Neighborhood Night Out letters and registration forms (event will be August 5).
- Facilitated Neighborhood Task Force meeting.
- Assisted with Council to CSU meeting on campus hosted by ASCSU (served as facilitator for round-table discussion).
- Attended Citizen Corps meeting.



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## **NEIGHBORHOOD SERVICES GENERAL HIGHLIGHTS (Cont.):**

- May hits on website:
  - Main page: 105 internal, 685 external = 790 total
  - Newsletter: 8 internal, 249 external = 257 total
  - Code Compliance: 21 internal, 497 external = 518 total
  - Occupancy: 21 internal, 400 external = 421 total

## **NEIGHBORHOOD SERVICES MEDIATION:**

44 requests for service came in during the month of May. This is ↑ of 31% from last year (YTD). 9 of these cases were appropriate for mediation. 35 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. 17 current and/or pending mediation cases were resolved.

Additionally, the following activities were performed during May:

- Work with Employee Committee – compiled & took the lead on a formal report regarding downtown parking issues and options.
- Began recruiting and interviewing prospective pro bono mediators.
- Continued revisions for 2008 Landlord-Tenant Handbook.
- 326 external hits – Community Mediation Program website.
- 729 external hits – Landlord-Tenant Handbook.

## **OVER-OCCUPANCY:**

5 new occupancy cases were initiated, 2 violations confirmed, 1 citation issued, 2 site inspections performed and 7 cases closed during the month of May. YTD, 21 new occupancy cases were initiated, 11 violations confirmed, 4 citations issued, 14 site inspections performed and 24 cases closed.

## **PUBLIC NUISANCE NOTICES:**

32 public nuisance notices were sent out in May. This is ↓ of 11% from last year (YTD).

## **RENTAL HOUSING:**

2 rental housing cases were initiated, 1 inspection performed, 1 notice to repair issued and no illegal duplex cases opened during the month of May. YTD, 23 rental housing cases were initiated, 30 inspections performed, 13 notices to repair issued and 10 illegal duplex cases opened.

## **ZONING PLAN REVIEW:**

214 plans were reviewed in May to assure zoning compliance. This is ↓ 3% from last year (YTD).

## **ZONING INSPECTIONS:**

256 zoning field inspections were performed in May. This is ↓ 12% from last year (YTD).

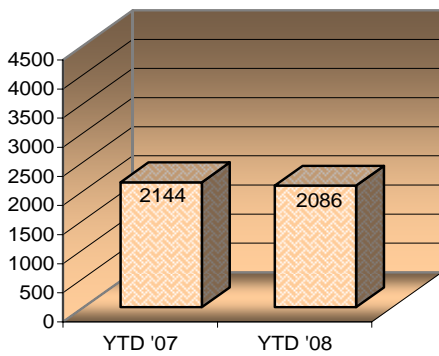


# MAY, 2008 OVERVIEW

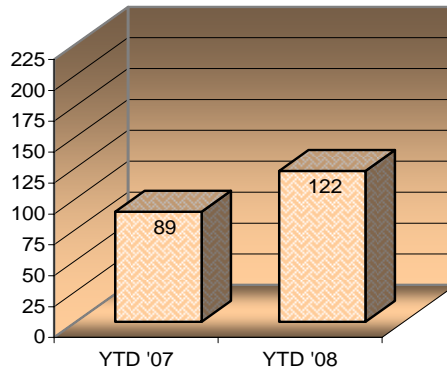
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## MONTHLY NEIGHBORHOOD & BUILDING SERVICES ACTIVITY

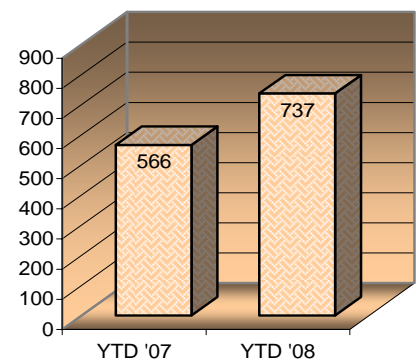
Bldg Permits Issued YTD



Total Construction Value YTD (\$M)

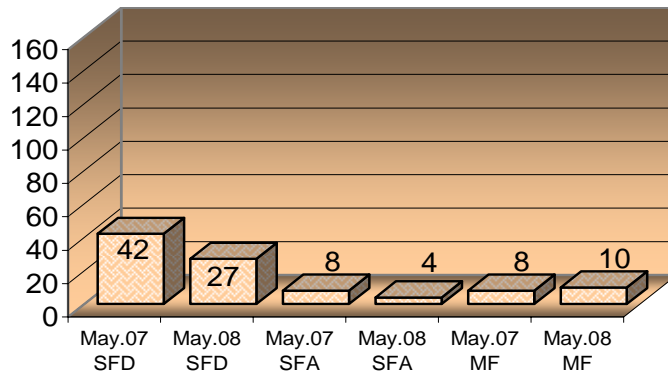


Total Fees Collected YTD (\$T)

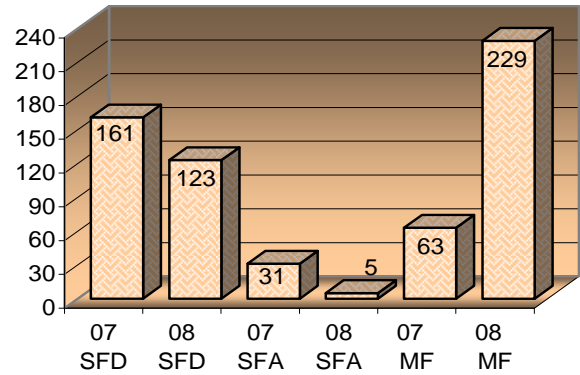


## Current vs. Previous Year New Housing Units by Current Month and YTD Totals

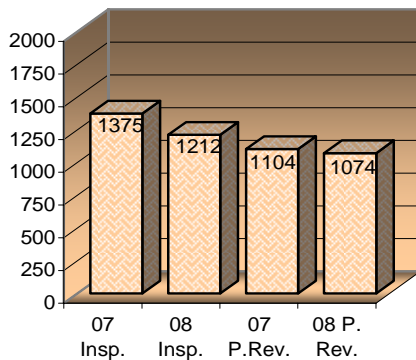
Units for Current Month



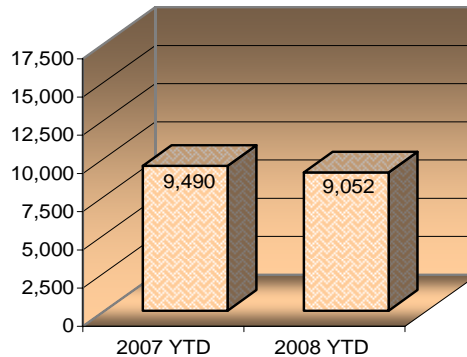
Units YTD



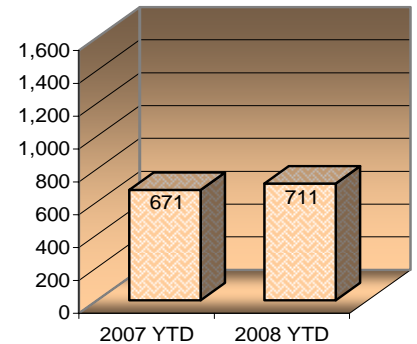
Zoning Plan Reviews/Inspections YTD



Building Inspections YTD



Building Plan Reviews YTD

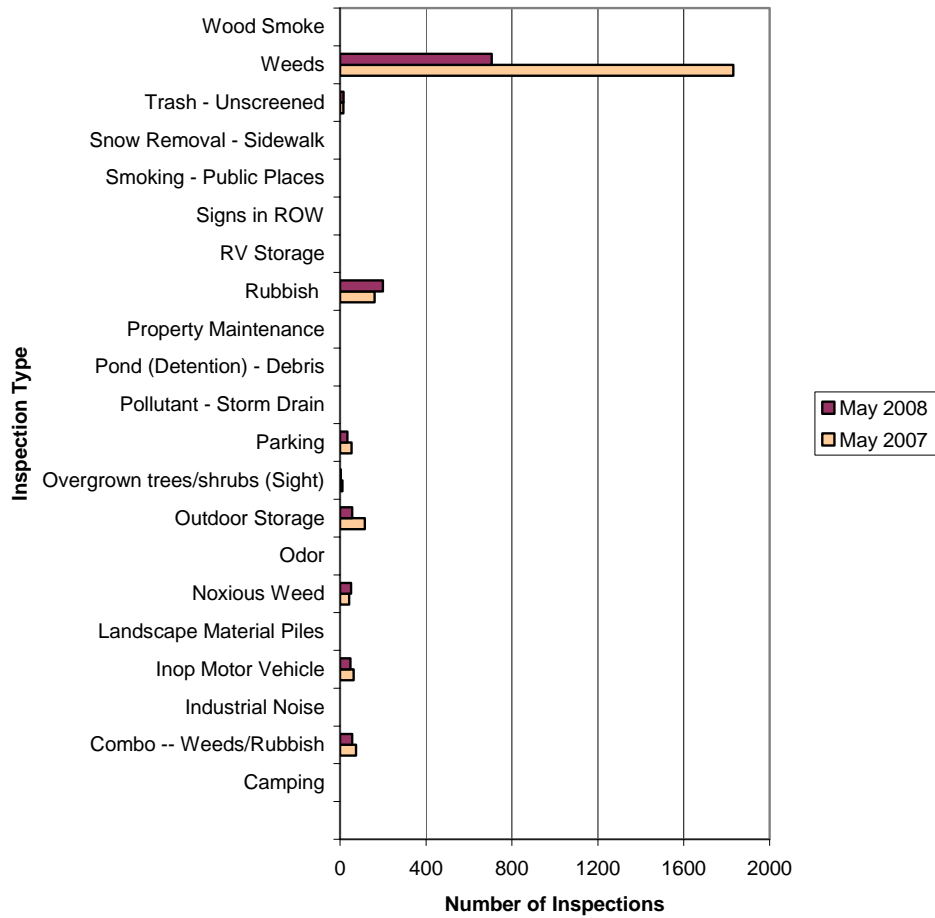




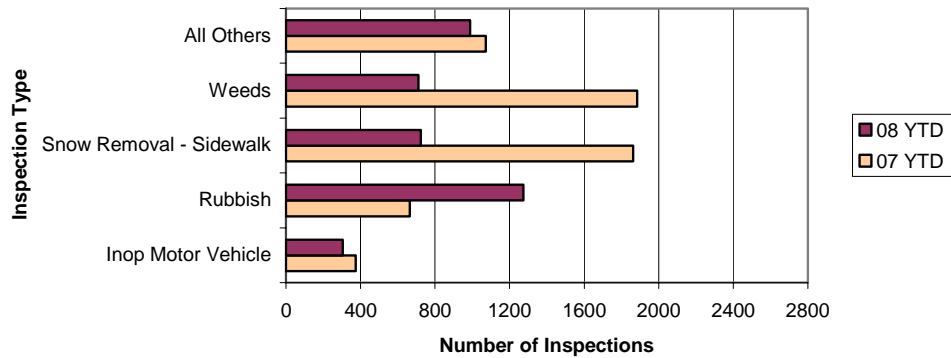
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## MONTHLY NEIGHBORHOOD & BUILDING SERVICES ACTIVITY

Code Compliance Inspections - For Month



Code Compliance Inspections -- YTD



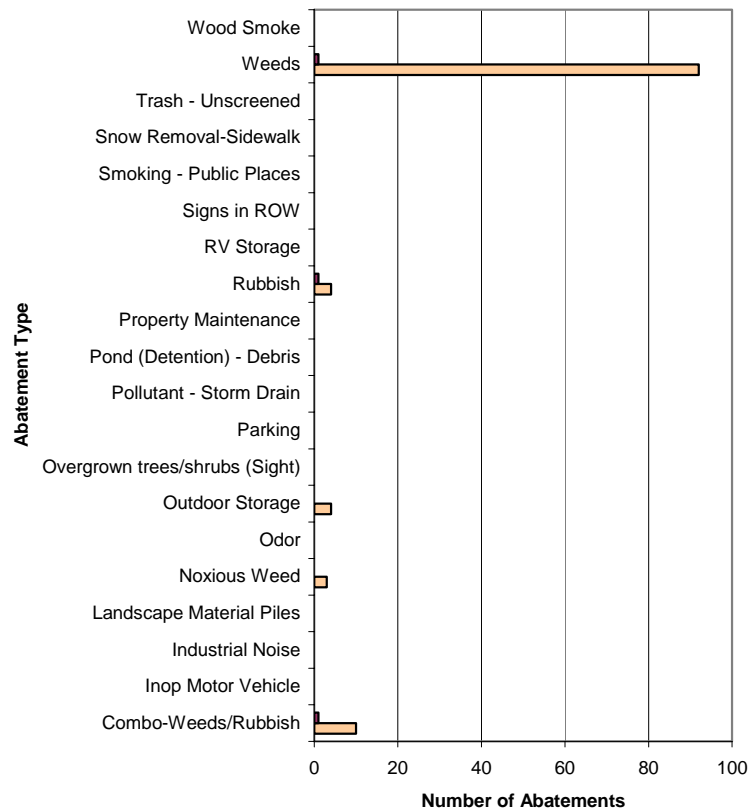




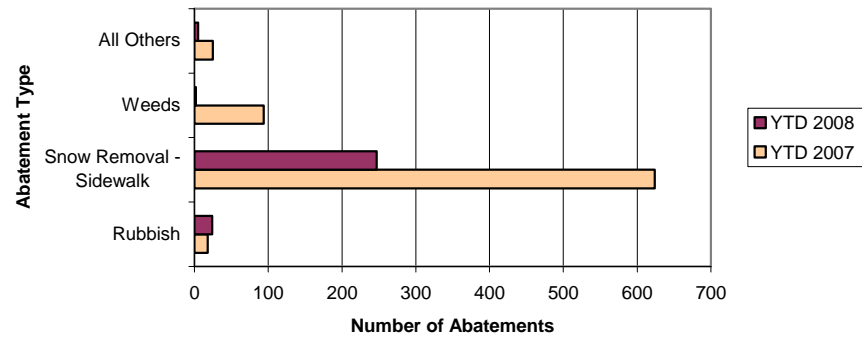
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## MONTHLY NEIGHBORHOOD & BUILDING SERVICES ACTIVITY

Code Compliance Abatements - for Month



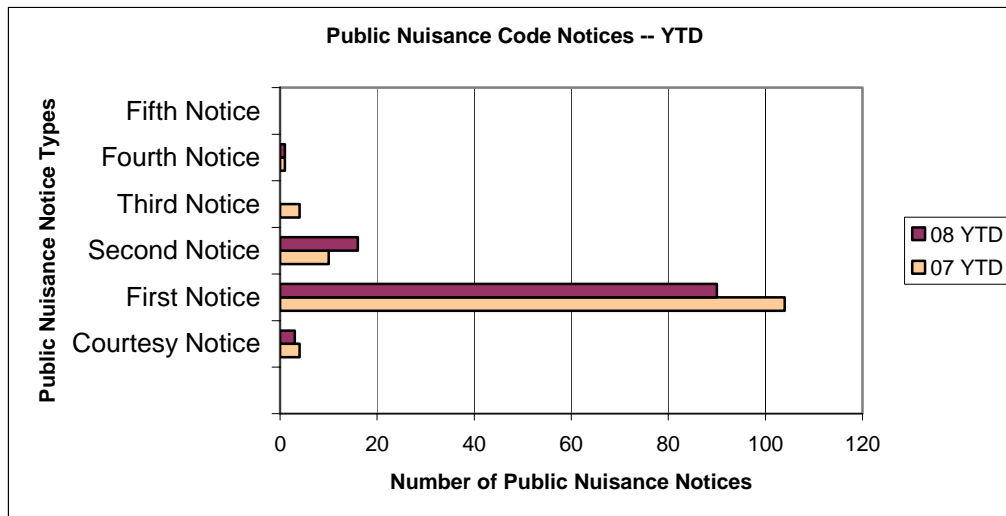
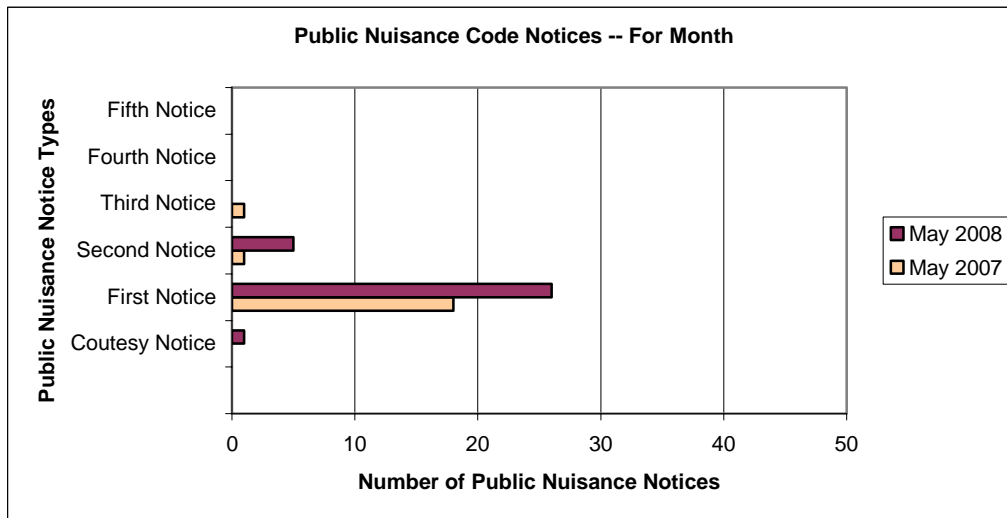
Code Compliance Abatements -- YTD





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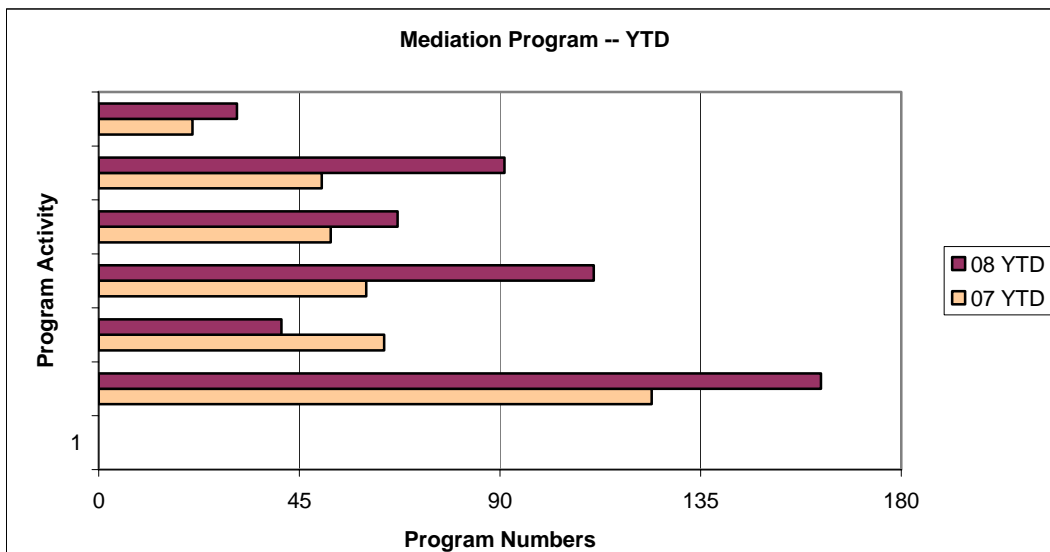
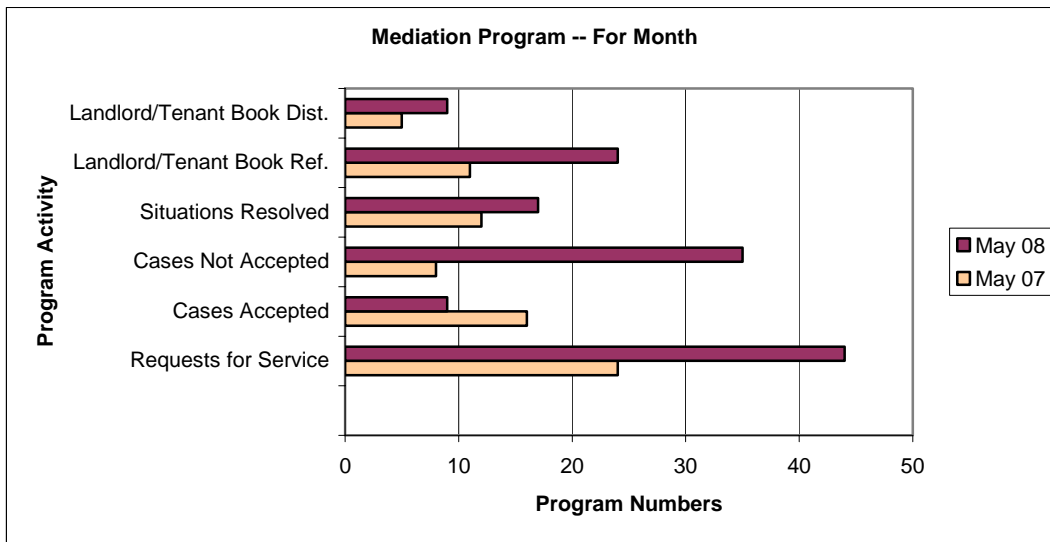
## MONTHLY NEIGHBORHOOD & BUILDING SERVICES ACTIVITY





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## MONTHLY NEIGHBORHOOD & BUILDING SERVICES ACTIVITY





## MAY, 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 May. = 31; YTD = 135; Less demos (-7)=128; MF May.=10; YTD=229 Total YTD Units:357								
Single Family Detached	27	130	27	130	58,359	6,474,195	29,125,874	36,412	165,687
Single Family Attached	4	5	4	5	4,624	291,244	584,868	2,433	3,891
Multi Family	10	166	2	19	87,024	1,098,877	16,546,512	5,730	86,330
Mobile Home Setups-New	0	0	0	0	0	0	0	0	0
Mobile Home Setups-Existing	0	0	2	7	0	0	0	50	175
Residential Misc. Bldgs.	0	0	11	43	5,556	171,525	954,636	2,181	10,762
Residential Remodel/Addition	0	0	70	305	6,330	2,330,965	7,878,561	20,410	78,286
Commercial Mixed Use	0	63	0	3	0	0	8,620,000	0	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	0	15	0	0	9,841,384	0	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	0	1	0	0	18,869	0	269
Commercial Remodel/Addition	0	0	27	134	1,500	3,540,630	31,495,801	26,114	195,246
Change of Use	0	0	1	3	0	1,000	2,501	50	150
Demolition	-1	-7	9	54	0	2,113,500	2,903,616	450	2,750
Signs	0	0	19	120	0	104,111	875,376	971	7,402
Miscellaneous	0	0	311	1,242	2,292	1,314,032	4,198,456	11,941	39,215
<b>TOTALS:</b>	<b>40</b>	<b>357</b>	<b>483</b>	<b>2,086</b>	<b>165,685</b>	<b>17,440,079</b>	<b>121,675,253</b>	<b>106,742</b>	<b>737,124</b>



## MAY, 2007 DATA – BUILDING

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	Month	YTD	Month	YTD		Month	YTD	Month	YTD
Dwlng Units:SF(yellow)MF(Teal)	SF May=51; YTD=197; Less Demos (-5)=192 MF May=8; YTD=63 Total YTD Units: 255								
Single Family Detached	42	164	42	164	75,773	7,996,365	33,358,605	46,808	196,256
Single Family Attached	8	31	8	31	9,736	811,538	3,466,023	5,533	20,803
Multi Family	8	63	2	8	7,004	766,155	5,838,000	4,102	32,404
Mobile Home Setups-New	0	0	0	0	0	0	0	0	0
Mobile Home Setups-Existing	0	0	1	9	0	0	0	25	225
Residential Misc. Bldgs.	1	1	6	27	2,483	86,376	514,945	1,268	6,029
Residential Remodel/Addition	0	1	59	281	5,178	1,058,435	6,386,745	11,938	62,491
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	1	2	10,000	1,226,358	1,877,564	6,736	10,362
Mercantile/Retail/Bus&Pers Svc	0	0		4			4,823,521		26,051
Religious Assembly	0	0	0	0	0	0	0	0	0
Recreational Buildings	0	0		3			3,518,925		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	1	1	9,055	515,000	515,000	2,941	2,941
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		2			6,945,252		35,462
Parking Structures	0	0	0	0	0	0	0	0	0
Commercial Misc. Bldgs.	0	0	1	2	528	3,000	5,400	25	50
Commercial Remodel/Addition	0	0	16	103	16,123	3,712,350	15,601,466	22,834	103,626
Change of Use	0	0		3	0	0	0		300
Demolition	0	-5	5	31	0	28,755	266,955	250	1,550
Signs	0	0	30	125	0	151,805	669,061	1,507	6,235
Miscellaneous	0	0	338	1,347	4,290	1,534,194	4,810,224	11,006	38,887
<b>TOTALS:</b>	<b>59</b>	<b>255</b>	<b>510</b>	<b>2,144</b>	<b>140,170</b>	<b>17,890,331</b>	<b>88,922,686</b>	<b>114,973</b>	<b>565,693</b>



## MONTHLY FEES COLLECTED

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<b>FEE</b>	<b>Prev. Mo. YTD</b>	<b>This Month</b>	<b>YTD</b>
Poudre School District	\$222,900.00	\$84,600.00	\$307,500.00
Thompson School District	\$34,550.00	\$0.00	\$34,550.00
County Sales/Use Tax	\$294,270.94	\$60,671.62	\$354,942.56
Building Permit/Reinspection Fees	\$406,055.74	\$93,852.20	\$499,907.94
Plan Check Fee	\$145,821.45	\$40,748.59	\$186,570.04
Minor Amendment Fee	\$4,224.00	\$1,536.00	\$5,760.00
Parkland -- Community	\$280,337.00	\$98,552.00	\$378,889.00
Library Capital Expense	\$84,114.00	\$29,570.00	\$113,684.00
General Governmental Expense	\$100,382.37	\$13,490.00	\$113,872.37
Police Capital Expense	\$59,583.63	\$7,355.50	\$66,939.13
Fire Capital Expense	\$86,124.09	\$10,533.50	\$96,657.59
Parkland -- Neighborhood	\$251,748.00	\$88,479.00	\$340,227.00
Larimer County Regional Road Impact Fee	\$132,253.18	\$12,828.00	\$145,081.18
Street Oversizing: Res./Com.	\$1,219,016.14	\$123,540.00	\$1,342,556.14
Contribution in Aid of Construction	\$78,356.85	\$5,114.80	\$83,471.65
City Sales/Use Tax	\$1,112,538.48	\$235,844.67	\$1,348,383.15
Electric City Energy Tax	\$144.66	\$35.95	\$180.61
Electric ST/CO Energy Tax	\$48.36	\$0.00	\$48.36
Electric Primary Charge	\$601.28	\$0.00	\$601.28
Electric Street Lighting Charge	\$0.00	\$0.00	\$0.00
Electric PILOTS	\$289.15	\$72.17	\$361.32
Electric Comm. Revenue	\$4,830.55	\$1,189.08	\$6,019.63
Electric Temp. Pedestal	\$17,232.07	\$4,435.50	\$21,667.57
Electric Capacity Charge	\$360.00	\$0.00	\$360.00
Electric Building Site Charges	\$0.00	\$0.00	\$0.00
Electric Secondary Service Charge	\$91,949.00	\$23,696.00	\$115,645.00
Water Repay	\$0.00	\$0.00	\$0.00
Water 6% PILOT Fees	\$61.07	\$19.02	\$80.09
Construction Water	\$1,017.54	\$317.04	\$1,334.58
Water PIF	\$342,141.22	\$77,232.76	\$419,373.98
Water Right	\$157,686.58	\$32,097.29	\$189,783.87
Water Meter	\$5,883.00	\$1,563.00	\$7,446.00
Water Dev. Review	\$4,367.15	\$1,558.05	\$5,925.20
Sanitation District/Sewer Repay	\$2,337.85	\$0.00	\$2,337.85
Sewer Tap	\$0.00	\$0.00	\$0.00
Sewer PIF	\$228,954.50	\$89,719.00	\$318,673.50
Sewer Dev. Review	\$4,217.00	\$1,403.00	\$5,620.00
Stormwater	\$0.00	\$0.00	\$0.00
Stormwater PIF	\$162,061.01	\$27,017.36	\$189,078.37
Stormwater Dev. Review	\$33,781.01	\$4,441.42	\$38,222.43
<b>PERMIT FEES:</b>	<b>\$5,570,238.87</b>	<b>\$1,171,512.52</b>	<b>\$6,741,751.39</b>
Abatement Fees	34019.13	983.54	\$35,002.67
Abatement - Collection Fees	-3055.56	0	-\$3,055.56
Contractor Licensing	\$71,480.00	\$14,835.00	\$86,315.00
Home Occupation Licensing	\$3,750.00	\$275.00	\$4,025.00
Planning: Dev Review	\$22,057.00	\$1,000.00	\$23,057.00
Occupancy Citation & Penalty Fee/Fine	\$1,075.00	\$0.00	\$1,075.00
Abatement - Admin	\$17,293.26	\$606.60	\$17,899.86
Muni Court Mediation/Abatement Citation/Hearing Fees&Fines	\$2,300.00	\$0.00	\$2,300.00
Zoning Board of Appeals/Other	\$642.50	\$0.00	\$642.50
Planning: Mailings/Sign Posting	\$1,174.75	\$0.00	\$1,174.75
<b>OTHER FEES:</b>	<b>\$150,736.08</b>	<b>\$17,700.14</b>	<b>\$168,436.22</b>

\*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.



**MAY CONSTRUCTION**  
**VALUED AT \$500,000**  
**OR MORE**

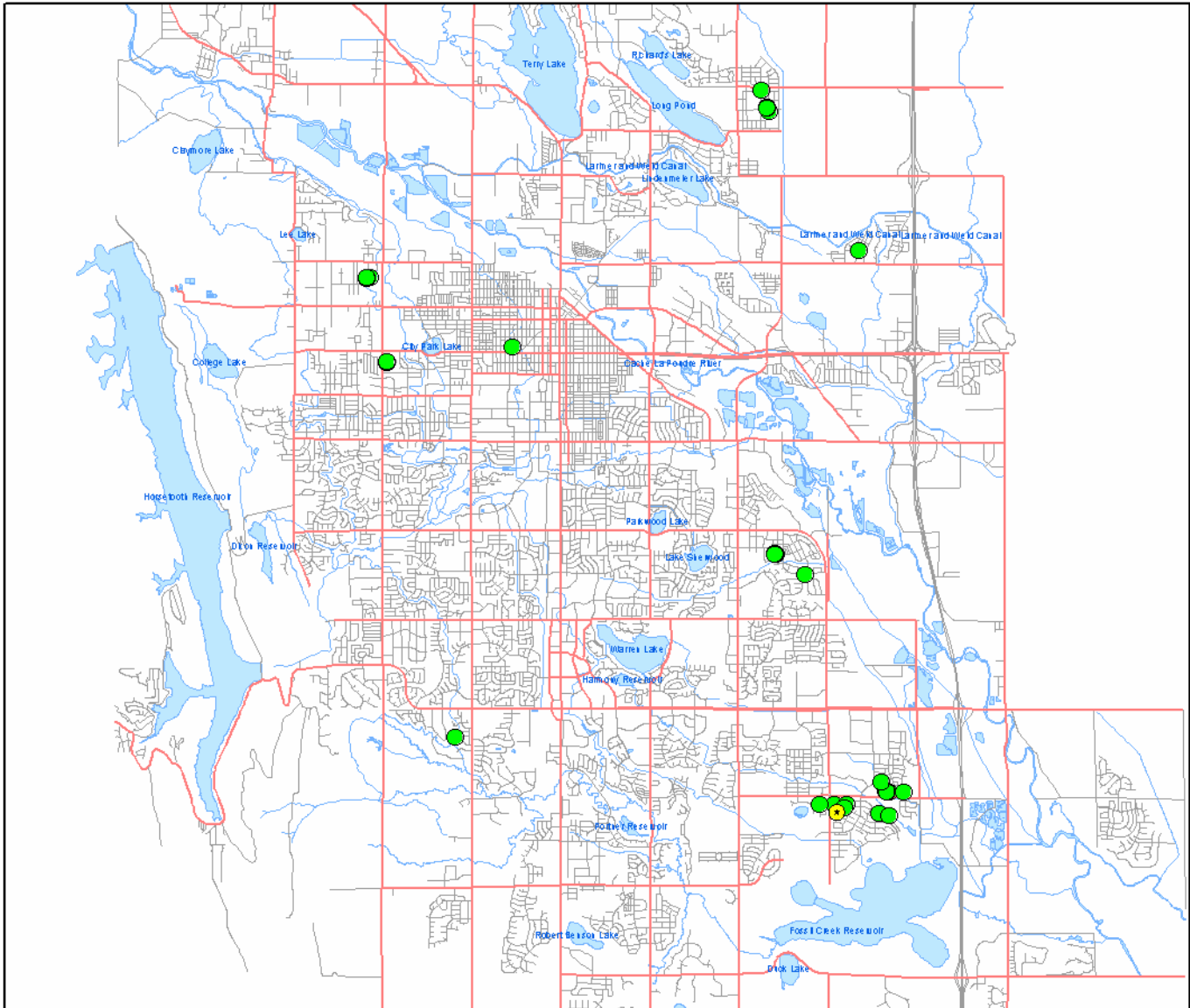
**Neighborhood & Building Services**  
281 N. College Avenue  
PO Box 580  
Fort Collins, CO 80521  
**970.221.6760**  
970.224.6134 fax  
*fcgov.com*

<b>Site Address</b>	<b>Type of Building</b>	<b>Value of Construction</b>
5850 Dripping Rock Lane #H	Six-Unit Multi-Family	\$ 647,711.00
5632 Cornerstone Dr	New Single Family	\$ 700,000.00
2601 Midpoint Dr #112	Commercial Remodel	\$ 700,000.00
1024 S. Lemay Ave #E-5	Demolition	\$ 2,000,000.00



## MAP OF CURRENT CONSTRUCTION

**Neighborhood & Building Services**  
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**City of Fort Collins  
 Building Inspection Department**  
 Construction Activity Map: May, 2008

June 2, 2008  
 Scale: Undetermined

Legend	
<span style="color: red;">—</span>	Major Roads
<span style="color: blue;">—</span>	Water Ways
<span style="border: 2px solid black; display: inline-block; width: 10px; height: 10px;"></span>	Interstate 25
<span style="border: 1px solid black; display: inline-block; width: 10px; height: 10px;"></span>	Streets
<span style="background-color: lightblue; display: inline-block; width: 10px; height: 10px;"></span>	Water Bodies
<span style="background-color: yellow; display: inline-block; width: 10px; height: 10px;"></span>	City Limits
<span style="color: red;">■</span>	Commercial
<span style="color: yellow;">●</span>	Multi Family
<span style="color: green;">●</span>	Single Family

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





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

**Neighborhood & Building Services**  
281 N. College Avenue  
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<b>Inspection Type</b>	<b>May 2007</b>	<b>May 2008</b>	<b>07 YTD</b>	<b>08 YTD</b>
Camping	1	1	1	4
Combo -- Weeds/Rubbish	74	57	75	59
Industrial Noise				
Inop Motor Vehicle	64	48	375	304
Landscape Material Piles				
Noxious Weed	42	51	86	64
Odor				
Outdoor Storage	116	57	414	322
Overgrown trees/shrubs (Sight)	11	3	32	31
Parking	54	35	275	199
Pollutant - Storm Drain			1	
Pond (Detention) - Debris			1	
Property Maintenance				
Rubbish	161	199	665	1274
RV Storage				
Signs in ROW				
Smoking - Public Places	1		4	10
Snow Removal - Sidewalk			1863	724
Trash - Unscreened	15	16	184	300
Weeds	1831	706	1884	710
Wood Smoke				
<b>Totals</b>	<b>2370</b>	<b>1173</b>	<b>5860</b>	<b>4001</b>

<b>Abatement Type:</b>	<b>May 07</b>	<b>May 08</b>	<b>07 YTD</b>	<b>08 YTD</b>
Camping				
Combo-Weeds/Rubbish	10	1	10	1
Inop Motor Vehicle				
Industrial Noise				
Landscape Material Piles				
Noxious Weed	3		4	
Odor				
Outdoor Storage	4		10	4
Overgrown trees/shrubs (Sight)				
Parking			1	
Pollutant - Storm Drain				
Pond (Detention) - Debris				
Property Maintenance				
Rubbish	4	1	18	24
RV Storage				
Signs in ROW				
Smoking - Public Places				
Snow Removal-Sidewalk			624	247
Trash - Unscreened				
Weeds	92	1	94	2
Wood Smoke				
<b>Totals</b>	<b>113</b>	<b>3</b>	<b>761</b>	<b>278</b>



**MAY, 2008 DATA**  
**PUBLIC NUISANCE NOTICES**  
**AND MEDIATION**

**Neighborhood & Building Services**  
 281 N. College Avenue  
 PO Box 580  
 Fort Collins, CO 80521  
**970.221.6760**  
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<b>Public Nuisance Notices</b>	<b>May 2007</b>	<b>May 2008</b>	<b>07 YTD</b>	<b>08 YTD</b>
Courtesy Notice		1	4	3
First Notice	18	26	104	90
Second Notice	1	5	10	16
Third Notice	1		4	
Fourth Notice			1	1
Fifth Notice				
<b>Totals:</b>	<b>20</b>	<b>32</b>	<b>123</b>	<b>110</b>

<b>Customer Activity - Mediation</b>	<b>May 07</b>	<b>May 08</b>	<b>07 YTD</b>	<b>08 YTD</b>
Requests for Service	24	44	124	162
Cases Accepted	16	9	64	41
Cases Not Accepted	8	35	60	111
Situations Resolved	12	17	52	67
Landlord/Tenant Book Ref.	11	24	50	91
Landlord/Tenant Book Dist.	5	9	21	31
<b>Totals</b>	<b>76</b>	<b>138</b>	<b>371</b>	<b>503</b>