



Planning, Development, and Transportation
Community Development & Neighborhood Services
281 N College Ave PO Box 580
Fort Collins CO 80522
970 416 2740
970 224 6134 fax
fcgov.com/nbs

Violation Notice
Notice to Correct

May 31, 2018

Kwei Pao Kintzley
2601 W County Road 54G
Fort Collins, CO 80524

Re 405 N Impala Dr

Dear Mr Kintzley,

The Larimer County assessor’s office lists you as the owner of the above referenced address. This letter is to inform you that it has been brought to our attention that there is fascia and siding falling off of the Patio and the paint is no longer protecting the siding. The mentioned items are not in compliance with the Structure and Premises Condition Code of the City of Fort Collins, (Rental Housing Code, 2006 International Property Maintenance Code, (IPMC)) as adopted by the City.

Section 202 Definitions

Deficient A condition that through neglect, disrepair, or lack of maintenance results in a structure that (1) is no longer considered to be weather resistant using approved materials, or (2) allows the entrance of rodents or insects through holes in the exterior envelope, or (3) has exterior materials which are displaced or lack sufficient covering to provide the weather resistant barrier originally approved.

The above mentioned items are in need of repair. This is your first notice. Notify me within 30 days of the date of this letter to verify that the above items have been corrected or provide the City with a “plan of correction” and timeline for repairs. Failure to comply with this violation notice can result in a summons to appear in court where fines up to \$2750/day can be assessed.

Sincerely,

Marcus Coldiron
Building Inspector
City of Fort Collins
Community Development & Neighborhood Services
(970)416-2324
mcoldiron@fcgov.com