



PARKING & STORING VEHICLES, TRAILERS, & CAMPERS

Whose Street Is It?

Streets are for everyone's use and vehicles can park in any legal parking place. It is not illegal for someone to park in front of your home, although we urge everyone to be courteous and not take their neighbors' parking places.

Park The Right Way

When parking on streets, vehicles must park facing the correct direction at all times and cannot block driveways or sidewalks (even your own) at any time. To report, call Police Services at **970-419-3273**.

How Long Is Too Long?

A vehicle may park in the same place on a street for 48 hours. After that, it must be moved. Call Police to report, **970-419-3273**.

Inoperable Vehicles Must Be Unseen

Inoperable vehicles, not currently licensed or incapable of operating, may not be stored on your property unless they are screened from public view. If you would like to report a visible inoperable vehicle on private property call the Nuisance Hotline at **970-416-2200**. If there is an inoperable vehicle on a public street please call Police Services at **970-419-3273**.

Wheels Stay Off The Yard

Vehicles, including trailers and campers, may not park on yards. Parking must be on an improved surface of rock, gravel, concrete or asphalt with a permanent border to define the area. To report, call the Nuisance Hotline at **970-416-2200**.

What About Trailers & Trucks?

Trailers of any kind cannot be stored on the street. Semi trailers and truck tractors exceeding 20 feet in length cannot park or be stored on residential streets. To report, call Police at **970-419-3273**.

Camping At Home

Camping on private property (camper or tent) is permitted for no more than 7 consecutive days and no more than 14 days per year.

NUISANCE HOTLINE

You can call the Nuisance Hotline to report a variety of neighborhood issues. Call **970-416-2200** to report the following:

1. More than 3 unrelated people living in a house
2. Unscreened trash containers
3. Weeds, rubbish, sidewalk snow, woodsmoke and storage violations
4. Inoperable vehicles and parking on yards
5. Dilapidated fences and dirt yards
6. Storm water pollution
7. Public nuisance violations
8. Noise violations
9. Barking dogs
10. Signs in the right-of-way
11. Smoking in public places

Monday through Thursday the hotline is staffed by Neighborhood Services from 9 a.m. to 4 p.m. After hours and on weekends, the hotline goes to a voice mailbox. Messages are answered the morning of the next business day.

Call **970-419-3273** to report noise after hours. Call **911** for an emergency.

FOR MORE INFORMATION OR TO REPORT A VIOLATION

Visit our webpages at fcgov.com/neighborhoodservice or call **970-416-2200**.

Read our municipal codes at fcgov.com/cityclerk/codes.php



QUALITY NEIGHBORHOODS



WELCOME

Whether you rent or own, we want all residents to be able to live happily in their homes in Fort Collins. This brochure will help you understand city codes and ordinances which affect you and the quality of life in your neighborhood.

Each one of these codes and ordinances was adopted to maintain the high quality of life we appreciate in Fort Collins. Please take time to read and understand the codes, and know how to report a violation.

PET PATROL, ANIMAL CONTROL 970-226-3647

How Many Pets Can One Have?

There is no legal limit on the number of domestic animals you can own, providing they have adequate care. Dogs, cats, ferrets, and all other legally permitted pets must be licensed, vaccinated, and leashed if they are not confined to your yard.

When Dogs Bark

Dogs often bark when alone. Their guardians may not be aware of this behavior. If a dog is barking uncontrollably, call Animal Control at **970-226- 3647 ext. 7**.

What's The Scoop On Pet Waste?

Animal guardians are also responsible for immediately picking up animal waste. Complaints about animal waste should be directed to Animal Control at **970-226-3647. ext. 7**



NOISE

It's Too Loud

The City does not use decibel measurements to determine unreasonable noise except in the case of mechanical or industrial noise. Typically, noise heard beyond property lines is too loud.

When loud noise persists, call Police Services at **970-419-3273** do not call 911. Once police arrive, they will determine if the level of noise is unreasonable by considering the time of day, type of noise and other factors. A ticket may be issued. Violators are subject to fines of up to \$1,000.

Repeated violations can also be prosecuted under the Public Nuisance Ordinance. When talking to a police dispatcher it is helpful to leave your name and to emphasize you want the officer to contact you with the outcome of your call. The officer may also want to contact you later for additional information.

SAY IT, DON'T SPRAY IT - GRAFFITI HOTLINE

You can report graffiti by calling 970-416-2400. With your call, a report is made to the police; if necessary, the property owner is contacted. Every effort is made to clean-up graffiti. If you find graffiti on your property, it is extremely important to cover it up as soon as possible. Even if you cannot properly paint over the graffiti right away, you should at least use a primer coat or another color to cover it up. For graffiti in progress, call 911. For graffiti removal tips and more information, call Police Services at **970-419-3273**.

TRASH, YARD & SIDEWALKS

Trash, Weeds, & Outdoor Storage

The City has specific codes to address trash, weeds, rubbish, and outdoor storage. Here's a quick look at the codes so you can help keep your neighborhood looking its best.

1. Accumulations of rubbish (vehicle parts, tires, scrap lumber, construction materials, appliances, leaves and branches) are not permitted.
2. No furniture designed for indoor use can be placed in your yard or on an unenclosed porch.
3. Leaves and branches may be piled temporarily for disposal, but cannot remain in your yard indefinitely.
4. Weeds and grasses cannot exceed a height of 6" in yards or alleys or 12" in fields or undeveloped lots.
5. Noxious weeds are prohibited.
6. Trash must be stored in plastic/metal cans with tight-fitting lids, or in sealed plastic bags and cannot be left out for more than 12 hours before or after your trash collection.
7. Trash containers must be stored in areas screened from view of the street.
8. Trash cannot be placed on the street or sidewalk where it can interfere with bicyclists, pedestrians and vehicles.

City Code Inspectors patrol neighborhoods and respond to complaints. When violations are found, a notice is issued to the property owner, and if applicable, the tenant. The owner/tenant will have 7 days to correct the violation. If not corrected, the City may hire a contractor to do the work and the property owner is billed for the service and/or a civil citation may be issued.

We Know Snow

Everyone is required to shovel sidewalks within 24 hours after a snowfall ends. If sidewalks are not completely cleared of snow and ice, the City may shovel or apply ice melt and this cost is billed to the property owner. If your cleared walks are buried by our snowplows we will reclear. If we forget, call Streets at **970-221-6615**.

REPEAT OFFENDERS & ENOUGH IS ENOUGH

Multiple Violations

The Public Nuisance Ordinance (PNO) was established to remedy problem properties. Properties are considered problematic when citations occur on a regular basis. Property owners are accountable for the use of their properties and the behavior of tenants.

The PNO affects a property when any of the following occurs:

- ▶ 2 tickets are issued for the same code violation within 6 months;
- ▶ 3 or more separate code violation tickets are issued within 12 months or;
- ▶ 5 or more separate code violation tickets are issued within 24 months.

After the first ticket is issued, and for any subsequent ticket, the violator, property owner and manager will receive a letter explaining the PNO and encouraging a positive resolution. Please call **970-416-2350** with any questions.



Community Mediation Program

This program is a free, confidential service designed to resolve neighborhood problems. Mediation offers an alternative to traditional dispute resolution such as legal intervention. Issues resolved through mediation typically include noise, pets, property maintenance, parking, and landlord/tenant disputes. Mediation is a voluntary process in which participants, with the guidance of professional mediators, come together in a neutral setting to resolve their conflict in a way that encourages communication and compromise. All parties present their side of the dispute and develop options for a permanent, peaceful resolution. Call **970-224-6022** for more information.



RENTALS & OCCUPANCY

Rental Housing Standards

Standards for rental housing hold landlords responsible for certain basic elements necessary for safe housing. Examples are, but not limited to: adequate heating facilities, safe electrical systems, emergency exits, and both smoke and carbon monoxide detectors. For questions or to request an inspection, contact Building Services at **970-416-2740**.

Occupancy Ordinance

Frequently citizens ask to see the "3-unrelated" law or "U+2" ordinance. This ordinance states: "Occupancy in a residential dwelling unit (single-family, duplex, and multi-family) is restricted to:



- ▶ 1 family, and not more than 1 additional person
- ▶ or 2 adults and their dependents, if any, and not more than 1 additional person.

Homes in appropriate zones can qualify for an Extra Occupancy Rental permit. For details please visit fcgov.com/building.

If you are concerned about over-occupancy of a unit, you may file an Occupancy Investigation Form and an inspector will conduct an investigation. This form is available online at fcgov.com/occupancy or call **970-416-2200**.