

WARNING

PLOT PLANS FOR ZONING AUTHORIZATION

The location information you provide on your plot plan must be accurate. You must be certain of your property boundaries. Locate all of your property corner pins in determining your property lines. If you are unable to locate your property pins to accurately establish your property lines, we strongly encourage you retain the services of a professional land surveyor registered in the State of Colorado.

DO NOT USE THE EDGE OF THE ROADWAY TO ESTABLISH YOUR PROPERTY LINES.

The public right-of-way is generally much wider than the roadway itself and the roadway may not be centered in the middle of the right-of-way.

DO NOT RELY ON EXISTING FENCE LINE TO ESTABLISH YOUR PROPERTY LINES.

Although fence lines may reflect lines of historic occupation, they do not necessarily reflect lines of ownership.

Failure to properly establish the exact location of your property lines may result in the improper location of structures on your property and therefore violate the required setback standards of your zone district. The Pueblo County Zoning Board of Appeals may deny zoning setback variances in those cases where proper diligence was not followed to accurately establish property lines or property boundaries.

I hereby attest I have read and understand the above statements.

X _____
(Signature of Applicant)

DATE: _____

NOTE TO HOMEOWNERS AND RESIDENTIAL BUILDERS

As of January 1, 2006, Pueblo County has adopted outdoor lighting regulations as part of the Pueblo County Code, Title 17, *Land Use*, Chapter 17.120, *Supplementary Regulations*, Section 17.120.180, *Outdoor Lighting*. These Outdoor Lighting Regulations apply to:

All new outdoor Industrial and Commercial Use Lighting;

All externally illuminated signs;

Residential outdoor lighting of one hundred-fifty (150) watts or more for each light fixture, and/or fluorescent lights of twenty (20) watts or more per fixture.

*** All residential lighting installed with lamps that exceed 150 watts for each light fixture, and/or fluorescents lights of twenty watts or more per fixture shall be shielded (full cutoff) in conformance with the Pueblo County Code, Title 17, Land Use, Chapter 17.120, Supplementary Regulations, Section 17.120.180, Outdoor Lighting.

The installation of outdoor lights which do not comply with the standards set fourth in the Pueblo County Code, Title 17, *Land Use*, Chapter 17.120, *Supplementary Regulations*, Section 17.120.180, *Outdoor Lighting* will be considered a zoning violation, and may result in legal action being instituted against the property owner by Pueblo County. Under Colorado law if the Court determines that you have violated the Pueblo County Code it must impose a fine of a least \$250.00 and has discretion to impose a greater fine not to exceed \$500.00

I have read and understand the requirements for residential outdoor lighting and the possible penalties for improper installation.

X _____
(Signature of Applicant)

DATE _____