



## **CARPORT REGULATIONS BASIC FACT SHEET**

1. All carports require a Plot Plan approved by the City of Planning Department. Plot Plan submittals must contain the following information:
  - a. Address of property
  - b. Location of residence and the carport on the property
  - c. Dimensions of carport (length, width and height)
  - d. Location of all adjoining easements, streets and sidewalks
  - e. Structural setbacks
  - f. Lot coverage
  - g. Copy of cost estimate of materials, copy of invoice or receipt of purchase\*  
\*Only required if a building permit is required
  - h. Property renter/lessee must provide a Letter of Authorization signed by property owner.
2. Pre-manufactured or “membrane style” carports are only permitted if accessory to one or two-family dwellings.
3. Only one carport per property is permitted under Title 17 Zoning, Carport Regulations.
4. Carports cannot overhang or adversely affect adjacent properties due to water/snow runoff or interfere with streets and sidewalks.
5. Carports may not be constructed within the sight triangle or block or obscure the visibility of traffic.
6. Carports cannot be used for the storage of Inoperable Vehicles or Junk as defined by Chapter 8.20 of the Fountain Municipal Code.
7. The following types of Carports require a Plot Plan approved by the City Planning Department **and** a building permit from Pikes Peak Regional Building Department.
  - a. All attached carports
  - b. All site built (wood framed) carports
  - c. All pre-manufactured or membrane carports
  - d. All carports greater than 200 square feet

### **For more information please contact:**

City of Fountain Planning Department: 719-322-2000  
Pikes Peak Regional Building Department: 719-327-2880