

CONSTRUCTION SITE INSPECTION: Requirements of a job site under construction, remodel, or upgrade in GRAND ELK

ADDRESS: _____ OWNER NAME: _____ DATE: _____ TIME: _____ INSPECTOR: _____				
		IN COMPLIANCE	NOT IN COMPLIANCE	
START DATE PER BUILDING PERMIT:		IN COMPLIANCE	NOT IN COMPLIANCE	COMMENTS/REMEDIAL ACTION NEEDED
				PIC TAKEN
Site identification (address and Lot #) is visible from the street				
On-site construction noise disturbance permitted Monday - Friday between 7 am and 7 pm. Saturday and Sunday hours are 10:00 am to 4:00 pm. Noisy activity such as hammering, sawing, excavation, and concrete delivery shall be curtailed on Sunday of each week. A historical lek (grouse breeding ground) site is located to the west and within one mile of Grand Elk. Between March 1 and May 15 of each year, no one may approach within 500 feet of the lek and construction activity including the warming up of heavy equipment within Wildhorse and Elk Track will be restricted to the hours of 9:00 am to 6:00 pm Mon-Fri, Sat/Sun 10:00 am - 4:00 pm (See section 7.22 of HOA CC&R's).				
Green containment fence is in place and all sections are standing, and the fencing surrounds the construction site on three sides of the lot with the street side left open.				
Street side must have erosion control installed. Silt socks or straw waddle are approved material. Dirt is not leaching onto the street. Erosion to adjacent property is under control.				
All equipment, material, supplies, trash containers, portable sanitation, trailers and all supplies related to the construction project are located at least 5 (five) feet from the curb and inside of the green containment fence.				
ARE ANY MATERIALS LOCATED ON A NEIGHBORING PROPERTY? YES NO				
FOR OFFICE USE ONLY: If the encroachment is on the neighbors property, there must be written permission from that neighbor on file. If on file - "compliance", if not on file - "not in compliance"				
Dumpster receptacle is located on the site and positioned at least 5 feet from the street.				
Dumpster must be equipped with lids and is kept closed at all times.				
Dumpster is is not overflowing (outside or above top of container)				
Construction debris, materials, trash, and mud/erosion is kept out of street and curbing and off of adjacent properties. Site is orderly and trash is not evident on the lot.				
Portable sanitation is inside containment fence, and at least 5 feet from the curb				
A concrete wash out area is defined and located on site. Concrete is properly disposed of.				
Construction trailers/equipment stored on the building site are at least 5 feet from the curb and not kept in the street overnight.				
All contractor pets (dogs) on leash, under control, and not creating a nusiance at all times.				
IS THE EXTERIOR OF RESIDENCE READY FOR FIRST INSPECTION? All installed exterior elements are perceived to be complete (roofs, chimneys, siding, windows, doors, trim, stone).	YES	NO		
Job site should be inspected daily by the GC/Super to ensure compliance with all job site requirements .				
Non Compliance Inspections are sent to the General Contractor listed on the permit.				
A Non Compliance Inspection will result in a fee of \$50 assessed to the property owner. PICTURES WILL DOCUMENT VIOLATION.				
Reinspection will occur 48 hours after notice is served to the General Contractor.				
If non-compliance still exists, another \$50 reinspection fee will be charged, notice given and the process will repeat until inspection meets all compliance requirements.				
If non-compliance continues for 5 consecutive inspections, the Board of Directors of Grand Elk HOA may seek to stop all construction on the site, until property is in compliance.				
NOTES:				