



Development Team Review Comments

The following comments have been provided by reviewers of your land use application. At this time, a resubmittal of your application is required before this case is ready to be scheduled for public hearing.

To prepare your resubmittal, you will be expected to provide:

- A response to each comment with a description of the revisions and the page of the response on the site plan;
- Any revised plans or renderings; and
- A list identifying any additional changes made to the original submission other than those required by staff.

Resubmittal documents must be provided electronically through e-mail or a flash drive delivered to the One-Stop Customer Service Center. The following items will be expected by our One-Stop Customer Service Center:

- One digital copy of all new materials
 - All digital materials shall be in a single PDF document
 - The single PDF document shall be bookmarked
 - If a Subdivision Improvements Agreement, Legal Description, or Development Agreement is required, then an additional Microsoft Word version of these documents shall also be provided
 - Electronic copies can be emailed to epermitcenter@adcogov.org as a PDF attachment. If the files are too large to attach, the email should include an unlocked Microsoft OneDrive link. Alternatively, the resubmittal can be delivered to the One-Stop counter on a flash drive.



Re-submittal Form

Case Name/ Number: _____

Case Manager: _____

Re-submitted Items:

Development Plan/ Site Plan

Plat

Parking/ Landscape Plan

Engineering Documents

Subdivision Improvements Agreement (Microsoft Word version)

Other: _____ **ATTN: Adams County Staff. Please create PRC case and make the existing RCU case a child case.**

*** All re-submittals must have this cover sheet and a cover letter addressing review comments.**

Please note the re-submittal review period is 21 days.

The cover letter must include the following information:

- Restate each comment that requires a response
- Provide a response below the comment with a description of the revisions
- Identify any additional changes made to the original document

For County Use Only:

Date Accepted:

Staff (accepting intake):

Resubmittal Active: Engineering; Planner; Right-of-Way; Addressing; Building Safety;

Neighborhood Services; Environmental; Parks; Attorney; Finance; Plan Coordination

Commenting Division: Planner Review

Name of Reviewer: Greg Barnes

Date: 03/04/2022

Email: gjbarnes@adcogov.org

Resubmittal Required

PLN01: A minor subdivision is required for correction of the legal lot statuses. This will require an application for minor subdivision final plat. The final plat can be processed in concurrence with the conditional use permit or separately; however, the conditional use permit cannot be approved until the subdivision status is remedied. Please submit a new application for Minor Subdivision Final Plat with your resubmittal of the Conditional Use Permit. I see ROW dedication is proposed for the easternmost lot as well, and we should discuss that at the Review Comment Consultation, as well.

PLN02: The application provided is for a conditional use permit for recycling facilities. We should discuss at the Review Comment Consultation to ensure that any additional requests are not needed (outdoor storage, stacking heights over fencing, solid waste transfer station use, solid waste recycling facility use)

PLN03: Landscaping will be required in accordance with County standards. The way that these regulations apply to the site may change based on the subdivision application. In summary, all portions of the site that have frontage along a public street will be required to have a streetscape buffer. Streetscape buffering can be accomplished in several different ways, but most commonly achieved through a 20-foot wide buffer with 1 tree and 2 shrubs for every 40-foot section. Additionally perimeter buffers are required along property lines. These buffers are the most likely to change based on the proposed subdivision design. Section 4-19-06-01 details the perimeter buffering standards, and we can discuss this during the RCC when I have a better understanding of what your subdivision plans may be. Finally, 10% of the lot area must be landscaped, with at least half of that requirements oriented toward public roadways. Any required streetscape and perimeter buffering can count toward the landscaping calculation. Please resubmit with a complete landscaping plan. Details on what shall be submitted in a landscaping plan can be found in Section 4-19-10.

PLN04: What are the heights and dimensions of the structures (Modular office and conveyor sorting) that are being proposed?

PLN05: In your application packet, I see site plans numbered C-101 through C-104. What is missing is an overall site plan that better illustrates where the zoomed in portions of C-101 through C-104 are located

PLN06: An 8-foot tall screen fence is required. A detail drawing of all fencing and gates should be included. These should also be illustrated on a landscaping plan.

PLN07: Please describe the site's lighting and provide documentation that any lighting will not create off-site glare.

PLN08: Please provide a traffic control plan and explain the haul routes to and from the site.

PLN09: Any required parking and driveway access to those required spaces shall be paved with concrete and asphalt and adequately striped.

PLN10: Will tires be recycled or stored on the property?

Commenting Division: Development Engineering Review

Name of Reviewer: Steve Krawczyk

Date: 02/25/2022

Email:

Resubmittal Required

The Traffic study needs to address the following:

1. Page 13 of the traffic report said the trip generation assumes a 700 ton capacity resulting in a 16 trip peak hour and 205 total trips.

Can we make a 700 ton capacity will be a condition of approval? See the enclosed note that should be added to the zoning document.

2. The other assumption that the public roadways is fixed. Would the street need widening to accommodation of the truck traffic.

All county road are required to be paved

3. The applicant should provide a copy of the synchro simulation video that shows the queuing during the peak hours?

No more than 700 Tons shall be processed in order that no portion of the street system, within this development, that functions as a cul-overwhelmed unless otherwise approved by Adams County in advance.

Commenting Division: Environmental Analyst Review

Name of Reviewer: Katie Keefe

Date: 03/04/2022

Email:

Resubmittal Required

BOARD OF COUNTY COMMISSIONERS

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DISTRICT 1

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Steve O'Dorisio
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Lynn Baca
DISTRICT 5

ENV1. The applicant should be aware that the County intends to prohibit asphalt shingles from the C&D debris waste stream intended for recycling at this facility. Currently there are no end markets for asphalt shingles in Colorado and based on past experience with shingle recycling facilities, these waste streams accumulate at a much faster pace than the end market demand for recycled product leading to unmanageable stockpiles of shingle materials.

ENV2. CDPHE does not consider asphalt shingle debris a recyclable waste stream.

ENV3. The applicant must provide specific operational, nuisance control, and end market or recovery facility locations specific to the drywall/gypsum waste stream processing.

ENV4. The applicant should be aware that they will be required to submit proof of industrial facility registration with CDPHE before receiving a notice to proceed with operations.

ENV5. The applicant shall provide proof of asbestos certification for all applicable employees.

ENV6. The applicant shall provide proof of worker hazardous material awareness and response training appropriate for their expected job responsibilities.

ENV7. Will the public be allowed to drop off materials at this location? If so, please provide the specific hours of operations during which this is allowed and specific material control measures that will be used for the waste streams these customers will deliver.

ENV8: The applicant must provide more specific details pertaining to required dust mitigation protocols, such as, equipment or control measures and frequency of use, particularly for the unpaved yard, gypsum piles, and future crushing operations.

ENV9: The applicant shall provide the county with specifics on the selected landfill and haul route for rejected waste streams.

ENV10. The applicant will be required to maintain records of rejected waste stream disposition.

ENV11. All three parcels are located in the Adams County Flammable Gas Overlay (FGO). The FGO requires that if the applicant proposes to construct or change the use of any lot within the overlay, they shall either conduct a flammable gas investigation to determine that flammable gas (methane) is not present within the subsurface soils, or design the building with a flammable gas control system.

ENV12. The applicant is required to submit a flammable gas investigation plan and/or flammable gas control system design plans to the fire district, Colorado Department of Public Health and Environment (CDPHE) and Tri-County Health Department (TCHD) for approval. All responses from the aforementioned organizations must be submitted to Adams County Community and Economic Development Department prior to permit approval. Contact information is provided below. (See section 3-36)

Adams County Fire Protection District: Prevention, 720-826-2679, WEven@acfpd.org

Tri-County Health Department: Warren Brown, 720-200-1568, wbrown@tchd.org

CDPHE: Andy Todd, 303-691-4049, andrew.todd@state.co.us

Commenting Division: Development Engineering Review

Name of Reviewer: Steve Krawczyk

Date: 03/03/2022

Email:

Resubmittal Required

EGR1: The Traffic study needs to address the following Concerns:

1. Page 13 of the traffic report said the trip generation assumes a 700-ton capacity resulting in a 16-trip peak hour and 205 total trips. A note should be added that limits the site to 700-ton capacity per day as a condition of approval. See the enclosed note that should be added to the zoning document.

2. The other assumption is that the public roadways cross-sections will be fixed. The county will require the street as needed widening to accommodation of the truck traffic and must meet the county local street template.

All Street improvements in the County Rights-Of-Way are required to be paved

3. The applicant should provide a copy of the synchro simulation video that shows the queuing during the peak hours.

Proposed note: No more than 700 Tons of material shall be processed per day in order to assure that no portion of the adjoining street system from this development will be overwhelmed by the truck traffic during its operation, if the material is more than 700 tons and/or only one access is to be used (The site will site functions as a cul-de-sac), then additional approval by Adams County Planning and Development will be required.

ENG2: The applicant should know that prior to scheduling the minor plat for BOCC hearing, the developer is required to submit an EGR case for review and receive approval of all construction documents (construction plans and reports). Construction documents shall include, at a minimum, onsite and public improvements construction plans, drainage report, traffic impact study. Before final approval of the construction plans. All construction documents must meet the requirements of the Adams County Development Standards and Regulations.

ENG3 The applicant needs to be aware that prior to the issuance of any building permit, a EGR permit is required the applicant is required to submitted of construction documents for this project prior to construction. The detention and water quality are required unless a wavier is granted based on the existing and proposed impervious area.

ENG4: The private street dedication of an emergency access easement across the interior and exterior private access drives is required. The on-site private access drives shall be a minimum of 25 feet wide and labeled as a "Utility and Drainage Easement and Private Access Drive" Also, the plat dedication shall include the private access drive dedication.

ENG5: The applicant is responsible for improving the adjacent one-half of East 60th place to current local street template standards that includes Curb, Gutter and 5-foot Sidewalk. A PROWAG acceptable Standard Handicap curb ramp with a truncated dome will be required at the intersection.

ENG6: This project is required to build a cul-de-sac turnaround template at the end of 60th Place. Dedication of right-of-way will be required from the subject property.

ENG7: Check with the Local Fire Protection District for the latest design vehicle dimensions and turning radius for the internal circulation and it is adequate for fire trucks, trash trucks and delivery trucks. Minimum turning radius for trash trucks and moving trucks are available in Exhibit 2-2 in AASHTO: a Policy on Geometric Design of Highways and Streets.

ENG8: To minimize damage to downstream properties Stormwater Detention maybe required as part of a development project See Chapter 9 of the Adams County Development Standards and Regulations. It must be demonstrated that the detention pond outfall has a means of draining into an existing drainageway or storm sewer system. In addition, the capacity of the drainageway or storm sewer shall be verified.

ENG9: Where soil types allow, the County encourages the use of structural BMPs that match the runoff reduction and water quality recommendations of the MHFD Criteria.

Commenting Division: Addressing Review

Name of Reviewer: David Dittmer

Date: 02/11/2022

Email:

Complete

Commenting Division: ROW Review

Name of Reviewer: David Dittmer

Date: 02/11/2022

Email:

Complete

ROW1: Subject parcel is illegally created and will require a Minor Subdivision to bring parcel into compliance. Site plan provides also use of Parcel No: 0182510203004 which is within a Subdivision. Bringing this lot into compliance will be not be a correction to the original, but be a new stand alone subdivision. Consider cleaning up all parcels owned by the applicant:

ROW2: Build out and repair of Huron Street may be a condition of approval due to traffic patterns, if planning on utilizing this road.

Parcels:

0182510200048 Illegally created - see notice

0182510200040 Illegally created - see notice

0182510203004 Phelps Tointon 60th Place minor Sub Blk. 1, Lot 1

Commenting Division: Planner Review

Name of Reviewer: Greg Barnes

Date: 02/03/2022

Email: gjbarnes@adcogov.org

External Agencies Selected



ADAMS COUNTY FIRE RESCUE FIRE PREVENTION BUREAU

7980 Elmwood Lane
Denver, CO 80221
P: (303) 539-6862
E: fireprevention@acfpd.org

Project:	High Plains Disposal	Type:	County Referral – RCU2022-00003
Address:	301 W 60 th Place	Date:	3/3/22
Reviewed By:	Carla Gutierrez		

The following information provides guidance on general fire code requirements typically applicable to new development projects. However, please be aware that this list is NOT all encompassing. **It is the responsibility of the contractor to read this comment letter in its entirety and make sure that all requirements are satisfied.**

Plan Specific Comments:

- **A fire apparatus access road shall be provided for clear access around the entire site. The fire apparatus access road shall meet all of the following requirements:**
 - Fire apparatus access road shall be 24 feet in width and always remain unobstructed.
 - Fire apparatus access road must be designed and maintained to support the imposed loads of fire apparatus (i.e. 85,000 lbs), and must have a surface that provides all-weather driving capabilities.
- **The recycling facility shall meet all of the 2018 IFC, chapter 28, section 2808 code requirements listed below:**
 - Storage sites shall be level and on solid ground, elevated soil lifts or other all-weather surface. Sites shall be thoroughly cleaned before transferring wood products to the site.
 - Piles shall not exceed 25 feet (7620 mm) in height, 150 feet (45 720 mm) in width and 250 feet (76 200 mm) in length.
 - Piles shall be separated from adjacent piles by approved fire apparatus access roads.
 - The storage, accumulation and handling of combustible materials and control of vegetation shall comply with Chapter 3.
 - Static piles shall be monitored by an approved means to measure temperatures within the static piles. Internal pile temperatures shall be monitored and recorded weekly. Such records shall be maintained. An operational plan indicating procedures and schedules for the inspection, monitoring and restricting of excessive internal temperatures in static piles shall be submitted to the fire code official for review and approval.
 - Automatic sprinkler protection shall be provided in conveyor tunnels and combustible enclosures that pass under a pile. Combustible conveyor systems and enclosed conveyor systems shall be equipped with an approved automatic sprinkler system.
 - Portable fire extinguishers complying with Section 906 and with a minimum rating of 4-A:60-B:C shall be provided on all vehicles and equipment operating on piles and at all processing equipment.
 - Approved material-handling equipment shall be available for moving wood chips, hogged material, wood fines and raw product during fire-fighting operations.
 - The owner or operator shall develop a plan for monitoring, controlling and extinguishing spot fires. The plan shall be submitted to the Fire District for review and approval.

Comments in blue below are specific to the documents reviewed.

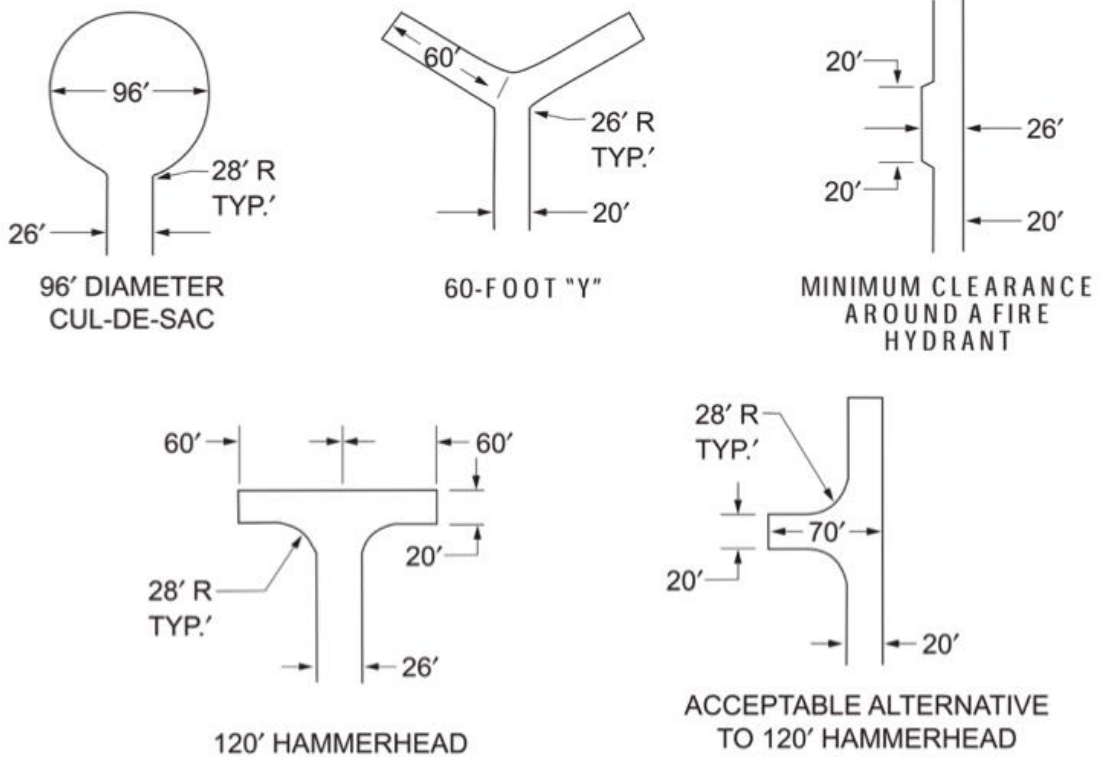
Comments in red below are specific to the documents reviewed and require a response.

General:

1. The 2018 International Fire Code is the current fire code adopted within the city and all development must be in compliance with its requirements. The 2018 IFC can be accessed online for free by going to <https://codes.iccsafe.org/public/document/IFC2018>. Amendments to this code can be located by going to http://www.adcogov.org/sites/default/files/Ordinance%20No.%204_1.pdf.
2. Site and building design and construction shall be in accordance with the provisions of the 2018 International Fire Code (IFC) as adopted by Adams County. All construction shall be in accordance with IFC Chapter 33, *Fire Safety During Construction and Demolition*.
3. Please be aware that these comments are subject to change as more information is received or if there are changes to the plans during subsequent reviews.

Access Requirements:

4. **Approved access roads must be constructed prior to any vertical construction and/or to combustible materials being delivered to the site**, whichever comes first. Temporary access roads are prohibited unless specifically approved by the Fire District. Fire apparatus access must be designed and maintained to support the imposed loads of fire apparatus (i.e. 85,000 lbs), and must have a surface that provides all-weather driving capabilities. Vehicle access shall be provided to within 150 feet of temporary or permanent fire department connections. **Unable to verify on the conceptual plan.**
5. Fire apparatus access roads shall be a minimum of 24' wide or 26' when a hydrant is present or the building exceeds 30' in height. **Unable to verify on conceptual plan.**
6. Fire apparatus access roads shall be within 150' of all ground level exterior portions of the building. **Unable to verify on the conceptual plan.**
7. Any dead-end fire apparatus access road in excess of 150' shall be provided with an approved turnaround. **Unable to verify on the conceptual plan.**



8. Any temporary construction or permanent security gates shall be a minimum of 24 feet and a no parking fire lane sign shall be posted on the gate. The gates shall also have a Knox key switch installed for emergency operation if automatic. For information on how to order this, please go to <https://www.acfpd.org/plan-submittals.html>.
9. New and existing buildings shall have approved address numbers, building numbers, or approved building identification placed in a position that is plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Numbers shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inch. Please be aware that the size of the number may need to be larger than 4 inches is not clearly visible from the street or road.
 - a. A temporary sign must be provided if the permanent signage is not yet installed.

Fire Protection Water Supply and Hydrants:

10. **Water mains and all required hydrants shall be installed before the delivery of combustible materials to the site.** Hydrants shall be maintained operational at all times thereafter, unless alternate provisions for water supply are approved by the Fire District. Any private fire service mains and fire hydrants and all fire sprinkler service lines shall be installed by a State of Colorado Licensed Fire Suppression System Contractor – Underground Contractor and meet the requirements of National Fire Protection Association Standard 24. Plans for the underground fire sprinkler service line shall be submitted for review and

approval to ACFR. A current list of registered contractors can be found by going to <https://www.colorado.gov/dfpc/fire-suppression-system-contractors>. Once installed, all underground fire sprinkler service lines must be inspected by an ACFR inspector before covering. Attached is a guideline for the inspections required for an underground fire sprinkler service line. **Fire hydrants are not shown on the conceptual plan.**

11. Unobstructed access to fire hydrants shall be maintained at all times. Fire department personnel shall not be deterred or hindered from gaining immediate access to fire protection equipment or fire hydrants. A 3-foot (radius) clear space shall be maintained around the circumference of fire hydrants. Within that 6-foot diameter circle and within a 6-foot-wide path leading to the 4.5-inch outlet of a hydrant, vegetation shall be no higher than 4 inches above grade. The unobstructed vertical clearance within that 6-foot circle and 6-foot approach path shall not be less than 7 feet, unless otherwise approved by the Fire District.
12. The FDC for each building with a fire sprinkler system must be located within 150 feet of a fire hydrant.
13. A fire hydrant shall be located within 400' (un-sprinklered building) or 600' (fully sprinkled building) of all ground level exterior portions of the building.
14. The number and distribution of fire hydrants is based on the required fire flow. You may refer to Appendix C of the 2018 IFC for guidance.

FIRE-FLOW CALCULATION AREA (square foot)	AUTOMATIC SPRINKLER SYSTEM (Design Standard)	MINIMUM FIRE FLOW (gallons per minute)	FLOW DURATION (hours)
0-3,600	No automatic sprinkler system	1,000	1
3,601 and greater	No automatic sprinkler system	Value in Table B105.1(2)	Duration in Table B105.1(2) at the required fire-flow rate
0-3,600	Section 903.3.1.3 of the <i>International Fire Code</i> or Section P2904 of the <i>International Residential Code</i>	500	1/2
3,601 and greater	Section 903.3.1.3 of the <i>International Fire Code</i> or Section P2904 of the <i>International Residential Code</i>	1/2 value in Table B105.1(2)	1

For SI: 1 square foot = 0.0929 m², 1 gallon per minute = 3.785 L/m.

**TABLE B105.1(2)
REFERENCE TABLE FOR TABLES B105.1(1) AND B105.2**

FIRE-FLOW CALCULATION AREA (square feet)					FIRE FLOW (gallons per minute) ^b	FLOW DURATION (hours)
Type IA and IB ^a	Type IIA and IIIA ^a	Type IV and V-A ^a	Type IIB and IIIB ^a	Type V-B ^a		
0-22,700	0-12,700	0-8,200	0-5,900	0-3,600	1,500	2
22,701-30,200	12,701-17,000	8,201-10,900	5,901-7,900	3,601-4,800	1,750	
30,201-38,700	17,001-21,800	10,901-12,900	7,901-9,800	4,801-6,200	2,000	
38,701-48,300	21,801-24,200	12,901-17,400	9,801-12,600	6,201-7,700	2,250	
48,301-59,000	24,201-33,200	17,401-21,300	12,601-15,400	7,701-9,400	2,500	
59,001-70,900	33,201-39,700	21,301-25,500	15,401-18,400	9,401-11,300	2,750	
70,901-83,700	39,701-47,100	25,501-30,100	18,401-21,800	11,301-13,400	3,000	3
83,701-97,700	47,101-54,900	30,101-35,200	21,801-25,900	13,401-15,600	3,250	
97,701-112,700	54,901-63,400	35,201-40,600	25,901-29,300	15,601-18,000	3,500	
112,701-128,700	63,401-72,400	40,601-46,400	29,301-33,500	18,001-20,600	3,750	
128,701-145,900	72,401-82,100	46,401-52,500	33,501-37,900	20,601-23,300	4,000	4
145,901-164,200	82,101-92,400	52,501-59,100	37,901-42,700	23,301-26,300	4,250	
164,201-183,400	92,401-103,100	59,101-66,000	42,701-47,700	26,301-29,300	4,500	
183,401-203,700	103,101-114,600	66,001-73,300	47,701-53,000	29,301-32,600	4,750	
203,701-225,200	114,601-126,700	73,301-81,100	53,001-58,600	32,601-36,000	5,000	
225,201-247,700	126,701-139,400	81,101-89,200	58,601-65,400	36,001-39,600	5,250	
247,701-271,200	139,401-152,600	89,201-97,700	65,401-70,600	39,601-43,400	5,500	
271,201-295,900	152,601-166,500	97,701-106,500	70,601-77,000	43,401-47,400	5,750	
295,901-Greater	166,501-Greater	106,501-115,800	77,001-83,700	47,401-51,500	6,000	
—	—	115,801-125,500	83,701-90,600	51,501-55,700	6,250	
—	—	125,501-135,500	90,601-97,900	55,701-60,200	6,500	
—	—	135,501-145,800	97,901-106,800	60,201-64,800	6,750	
—	—	145,801-156,700	106,801-113,200	64,801-69,600	7,000	
—	—	156,701-167,900	113,201-121,300	69,601-74,600	7,250	
—	—	167,901-179,400	121,301-129,600	74,601-79,800	7,500	
—	—	179,401-191,400	129,601-138,300	79,801-85,100	7,750	
—	—	191,401-Greater	138,301-Greater	85,101-Greater	8,000	

For SI: 1 square foot = 0.0929 m², 1 gallon per minute = 3.785 L/m, 1 pound per square inch = 6.895 kPa.

a. Types of construction are based on the *International Building Code*.

b. Measured at 20 psi residual pressure.

**TABLE B105.2
REQUIRED FIRE FLOW FOR BUILDINGS OTHER THAN ONE- AND
TWO-FAMILY DWELLINGS, GROUP R-3 AND R-4 BUILDINGS AND TOWNHOUSES**

AUTOMATIC SPRINKLER SYSTEM (Design Standard)	MINIMUM FIRE FLOW (gallons per minute)	FLOW DURATION (hours)
No automatic sprinkler system	Value in Table B105.1(2)	Duration in Table B105.1(2)
Section 903.3.1.1 of the <i>International Fire Code</i>	25% of the value in Table B105.1(2) ^a	Duration in Table B105.1(2) at the reduced flow rate
Section 903.3.1.2 of the <i>International Fire Code</i>	25% of the value in Table B105.1(2) ^b	Duration in Table B105.1(2) at the reduced flow rate

For SI: 1 gallon per minute = 3.785 L/m.

a. The reduced fire flow shall be not less than 1,000 gallons per minute.

b. The reduced fire flow shall be not less than 1,500 gallons per minute.

**TABLE C102.1
REQUIRED NUMBER AND SPACING OF FIRE HYDRANTS^h**

FIRE-FLOW REQUIREMENT (gpm)	MINIMUM NUMBER OF HYDRANTS	AVERAGE SPACING BETWEEN HYDRANTS ^{a, b, c, f, g} (feet)	MAXIMUM DISTANCE FROM ANY POINT ON STREET OR ROAD FRONTAGE TO A HYDRANT ^{d, f, g}
1,750 or less	1	500	250
1,751–2,250	2	450	225
2,251–2,750	3	450	225
2,751–3,250	3	400	225
3,251–4,000	4	350	210
4,001–5,000	5	300	180
5,001–5,500	6	300	180
5,501–6,000	6	250	150
6,001–7,000	7	250	150
7,001 or more	8 or more ^e	200	120

For SI: 1 foot = 304.8 mm, 1 gallon per minute = 3.785 L/m.

- a. Reduce by 100 feet for dead-end streets or roads.
- b. Where streets are provided with median dividers that cannot be crossed by fire fighters pulling hose lines, or where arterial streets are provided with four or more traffic lanes and have a traffic count of more than 30,000 vehicles per day, hydrant spacing shall average 500 feet on each side of the street and be arranged on an alternating basis.
- c. Where new water mains are extended along streets where hydrants are not needed for protection of structures or similar fire problems, fire hydrants shall be provided at spacing not to exceed 1,000 feet to provide for transportation hazards.
- d. Reduce by 50 feet for dead-end streets or roads.
- e. One hydrant for each 1,000 gallons per minute or fraction thereof.
- f. A 50-percent spacing increase shall be permitted where the building is equipped throughout with an approved automatic sprinkler system in accordance with Section 903.3.1.1 of the *International Fire Code*.
- g. A 25-percent spacing increase shall be permitted where the building is equipped throughout with an approved automatic sprinkler system in accordance with Section 903.3.1.2 or 903.3.1.3 of the *International Fire Code* or Section P2904 of the *International Residential Code*.
- h. The fire code official is authorized to modify the location, number and distribution of fire hydrants based on site-specific constraints and hazards.

Other Helpful Information:

15. Please be aware that the fire code does not specify building fire rating or set-back requirements. These are located within the building code and therefore are out of our scope. This preliminary review does not approve anything covered under the building code. These requirements need to be verified with the County’s Building and Planning Departments.
16. Please be aware that we are a separate entity from the County and anytime you submit to the county, you will need to submit to us separately utilizing a dropbox that you will be set up with.
17. The following reviews and permits are often needed for new development projects:
 - a. Site Development and Water Plans
 - i. Civil Plans
 - ii. Utility Plans
 - iii. Autoturn Exhibit (use attached apparatus specifications)
 - b. New Construction Building Plans
 - i. Architectural
 - ii. MEP
 - c. Fire Protection System Plans
 - i. Fire Alarm

ii. Fire Sprinkler

18. Site development plans must be reviewed and approved before plans for all buildings and fire protection systems are submitted to us for review and permitting. All fees (permit and impact) shall be paid at time of permit pick-up.

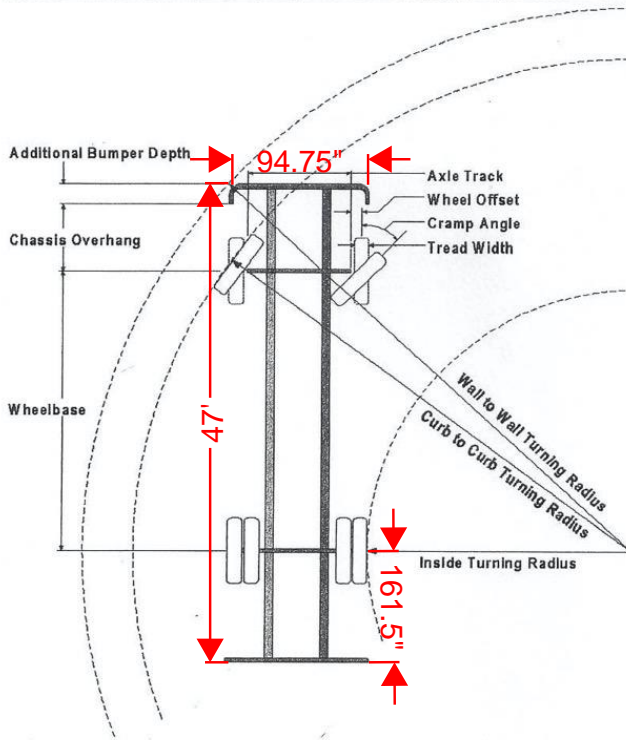


Turning Performance Analysis

09/28/2017

Bid Number: 593
Department: Adams County Fire Rescue

Chassis: Arrow XT Chassis, PAP, PUC
Body: Aerial, Platform 100', PUC, Alum Body



Parameters:	
Inside Cramp Angle:	40°
Axle Track:	82.92 in.
Wheel Offset:	5.30 in.
Tread Width:	17.50 in.
Chassis Overhang:	68.99 in.
Additional Bumper Depth:	16.00 in.
Front Overhang:	84.99 in.
Wheelbase:	277.50 in.

Calculated Turning Radii:	
Inside Turn:	26 ft. 5 in.
Curb to curb:	42 ft. 8 in.
Wall to wall:	49 ft. 0 in.

Comments:

Other Notes:

The front bumper extends 16 inches from the face of the cab.

The width is 19' with outriggers fully extended.

Angle of approach & departure: 15 degree

Category Description:	OptionID:	Option Description:
Axle, Front, Custom	0090913	Axle, Front, Oshkosh TAK-4, Non Drive, 24,000 lb, Qtm/AXT/DCF
Wheels, Front	0019618	Wheels, Front, Alcoa, 22.50" x 13.00", Aluminum, Hub Pilot
Tires, Front	0582746	Tires, Front, Goodyear, G296 MSA, 445/65R22.50, 20 ply
Bumpers	0606536	Bumper, 16" Extended, Steel Painted, Arrow XT
Aerial Devices	0592931	Aerial, 100' Pierce Platform, 50 MPH Wind Rating, 150lb Tip Load Allowance

Notes:

Actual inside cramp angle may be less due to highly specialized options.

Curb to Curb turning radius calculated for 9.00 inch curb.

Underground Fire Sprinkler Service Line Requirements

When installing an underground fire sprinkler system service line in our jurisdiction, the installing contractor shall be responsible for the following:

1. Notifying the authority having jurisdiction and the owner’s representative of the time and date testing is to be performed
2. Performing all required acceptance tests below and completing and signing the contractor’s material and test certificate(s)

- **Visual:** All underground piping and joints must be uncovered and exposed, with labeling of the pipe legible from grade. All thrust blocks will be visually inspected and must be uncovered and exposed to grade. Depth of bury of the pipe shall be measured and verified. All ductile iron, retaining rods, and other non-plastic components shall be externally coated for corrosion and poly wrapped.
- **Hydrostatic Test:** Underground piping will have to have passed the visual inspection first. The hydrostatic test will be at 200 psi or at 50 psi in excess of the system working pressure, whichever is greater, and shall maintain that pressure ± 5 psi for 2 hours. Testing to be from the gate valve to the top of the spigot. Pressure loss shall be determined by a drop in gauge pressure or visual leakage. Only liquid filled gauge rated for over 200 PSI will be accepted. Time stamped picture of the gauge will need to be provided to the inspector to show when pressure was put on the line.
- **Flush:** Underground piping, from the water supply to the system riser, and lead-in connections to the system riser shall be completely flushed before connection is made to downstream fire protection system piping. This flush needs to be witnessed by ACFR staff. The flushing operation shall be continued for a sufficient time to ensure thorough cleaning. The minimum rate of flow shall be not less than one of the following:

- Hydraulically calculated water demand rate of the system, including any hose requirements
- Maximum flow rate available to the system under fire conditions
- Flow necessary to provide a velocity of 10 ft/sec (preferred method)

Underground Pipe Size (in)	Required Flow Rate (gpm)	Hose/Pipe Sizes					
		2½"	3"	4"	5"	6"	8"
4	390	1	1	1	-	-	-
6	880	2	2	1	1	1	-
8	1560	4	3	2	1	1	1
10	2440	6	4	3	2	1	1
12	3520	8	6	4	2	2	1

Provision shall be made for the proper disposal of water used for flushing or testing. A mechanical method of securing the discharge flushing line(s), (like a Hose Monster, tube hitch adapter/Pipe Vice shall be used). The flushing discharge line shall be mechanically secured. The inspection will be failed immediately if the flushing line is not mechanically secured and creates a dangerous atmosphere. A diffuser attached to the end of the flushing line should be utilized.

- **Pitot Test:** The contractor shall provide all equipment required to take a pitot reading to ensure that all street or isolation valves are open, and the required flow for base of riser is available.
3. After the riser has been flushed and hydrostatically tested, a blank cover shall be installed /secured to cover any/ all open-end risers.

Greg Barnes

From: Rick Reigenborn
Sent: Thursday, February 3, 2022 4:51 PM
To: Greg Barnes
Subject: RE: For Review: High Plains Disposal (RCU2022-00003)

Hello Mr. Barnes,

The Sheriff's Office has no opposition to this request.

Thanks,



Richard A. Reigenborn
Sheriff
Adams County Sheriff's Office
4430 S. Adams County Parkway,
1st Floor, Suite W5400 Brighton, CO 80601
303-655-3218 | RReigenborn@adcogov.org

Character • Integrity • Transparency

From: Greg Barnes
Sent: Thursday, February 3, 2022 4:34 PM
To: Greg Barnes <GJBarnes@adcogov.org>
Subject: For Review: High Plains Disposal (RCU2022-00003)

The Adams County Planning Commission is requesting comments on the following application: **conditional use permit to allow recycling facilities in the Industrial-3 (I-3) zone district** This request is located at 301 W 60TH PL. The Assessor's Parcel Numbers are: 0182510200040, 0182510200048, 0182510203004.

Applicant Information:
PATRICK BLAIR
13901 DOWNING ST
BRIGHTON, CO 80602

Please forward any written comments on this application to the Community and Economic Development Department at 4430 South Adams County Parkway, Suite W2000A Brighton, CO 80601-8216 or call (720) 523-6800 by 03/02/2022 in order that your comments may be taken into consideration in the review of this case. If you would like your comments included verbatim please send your response by way of e-mail to GJBarnes@adcogov.org.

Once comments have been received and the staff report written, the staff report and notice of public hearing dates may be forwarded to you upon request. The full text of the proposed request and additional colored maps can be obtained by contacting this office or by accessing the Adams County web site at www.adcogov.org/planning/currentcases. It can sometimes take 1-5 business days for the case material to be posted to our website

STATE OF COLORADO

Traffic & Safety

Region 1

2829 W. Howard Place
Denver, Colorado 80204



COLORADO
Department of Transportation

Project Name: **High Plains Disposal**

Print Date:

Highway:

Mile Marker:

Environmental Comments:

Environmental and WQ need a plan/ROW sheet that clearly shows the CDOT ROW lines. This is needed in order for us to review specific needs/requirements.

For ANY ground disturbance/work within CDOT ROW--- Required:

Arch/History/Paleo:

Since this is a permit, a file search for Arch and History is required. If the file search identifies anything, a more extensive report will be required. If nothing is identified, then the file search should be sufficient. For the file search contact:

Cultural/History File Search: <http://www.historycolorado.org/oahp/file-search> email: hc_filesearch@state.co.us

Paleo File Search: <https://www.colorado.edu/cumuseum/research-collections/paleontology/policies-procedure> and <https://www.dmns.org/science/earth-sciences/earth-sciences-collections/>

The ECIS will be used to support HazMat requirements.

Non-historic 4f does not apply.

If any non-historic 6f properties will be impacted or disturbed applicant shall coordinate with Veronica McCall veronica.mccall@state.co.us

Info for Applicant/Contractor:

The Permittee shall complete a stormwater management plan (SWMP) which must be prepared with good engineering, hydrologic, and pollution control practices and include at a minimum the following components: qualified stormwater manager; spill prevention and response plan; materials handling; potential sources of pollution; implementation of control measures; site description; and site map.

In addition, the Permittee shall comply with all local/state/federal regulations and obtain all necessary permits. Permittee shall comply with CDOT's MS4 Permit. When working within a local MS4 jurisdictional boundary, the permittee shall obtain concurrence from the local MS4 that the local MS4 will provide construction stormwater oversight. The local MS4 concurrence documentation shall be retained with the SWMP.

Clear Zone: It is the responsibility of the engineer/architect who stamps the plans to ensure that: any new landscaping/trees are outside of the clear zones for any State Highway/CDOT ROW and that the new landscaping/trees do not interfere with site lines from any State Highway/CDOT ROW.

Landscape: Any new or changes to existing landscaping within CDOT ROW must be reviewed and approved by CDOT. Landscaping plans should be submitted and should include details of all proposed plant species and seed mixes/ratios.

From CDOT's Air/Noise Specialist:

The traffic analysis indicates LOS D at the intersection of Broadway / W 62nd Avenue (Signalized) under 2041 conditions; otherwise, LOS at all other affected intersections under all conditions analyzed are LOS C or better. The number of site generated trips and traffic volumes are relatively low.

The provided Air Pollution Emissions Notice (APEN) and Nuisance Control Plan (Pinyon) commits to compliance with applicable state regulations and Adams County ordinances related to dust control and noise. Page 2 of the attached APEN and Permit Analysis states "The Facility will be located in Denver, Colorado within Denver County," please ask Pinyon to correct this in the final document prior to submitting the APEN to APCD.

Section 3.2 of the Nuisance Control Plan states the following:

High Plains Disposal plans to control noise, odor, and dust in accordance with Adams County regulations and to minimize impacts to properties in the site vicinity.

- The facility plans to accept loads during normal business hours. Robotic sorting operations may occur up to 22 hours per day. Industrial or vacant properties are located adjacent to the site and noise impacts to these properties are not expected.
- Facility interior roadways will be paved from the entrance on the east side of the site until the tipping floor.

If dust is generated by trucks, the affected areas will be sprayed as necessary by a water truck and hose. It is not expected that dust will be generated by recycling operations; however, if dust is generated by recycling operations, this issue will be addressed by site management personnel.

If night work activities become an issue with regard to noise, the facility may need to decrease their hours of operation or consider noise barriers/shielding to decrease the noise level from nighttime processing of material.

Traffic Comments:

What prevents this site from doing more than one truck every 10 minutes?

Site distribution shows all trucks entering on 60th and exiting on Huron. Yet both roads are two way roads what is going to prevent trucks from coming off Huron and leaving 60th place?

This access meets the requirement for decelerations lane for both the NB left turn and SB right turn if 90% of the vehicles that are turning there are trucks in 2040. Do you have truck counts at this location that show the percentage of trucks that are turning here? From the other buildings on 60th the 90% doesn't seem to far of a stretch.

I only see timings Synchro reports for Broadway and 62nd. Please provide HCM 6th edition analysis.

JAI 3/3/2022



Thank you for contacting the Colorado Department of Public Health and Environment (CDPHE). Please note that the following requirements and recommendations apply to many but not all projects referred by local governments. Also, they are not intended to be an exhaustive list and it is ultimately the responsibility of the applicant to comply with all applicable rules and regulations. CDPHE's failure to respond to a referral should not be construed as a favorable response.

Hazardous and Solid Waste

The applicant must comply with all applicable hazardous and solid waste rules and regulations.

Hazardous waste regulations are available here:
<https://www.colorado.gov/pacific/cdphe/hwregs>.

Solid waste regulations are available here:
<https://www.colorado.gov/pacific/cdphe/swregs>.

Applicable requirements may include, but are not limited to, properly characterizing all wastes generated from this project and ensuring they are properly managed and disposed of in accordance with Colorado's solid and hazardous waste regulations.

If this proposed project processes, reclaims, sorts, or recycles recyclable materials generated from industrial operations (including, but not limited to construction and demolition debris and other recyclable materials), then it must register as an industrial recycling facility in accordance with Section 8 of the Colorado Solid Waste Regulations. The industrial recycling registration form is available here:

<https://www.colorado.gov/pacific/cdphe/sw-recycling-forms-apps>.

If you have any questions regarding hazardous and/or solid waste, please contact CDPHE's Hazardous Materials and Waste Management Division (HMWMD) by emailing comments.hmwm@state.co.us or calling 303-692-3320.

Water Quality

The applicant must comply with all applicable water quality rules and regulations. The Water Quality Control Division (WQCD) administers regulatory programs that are generally designed to help protect both Colorado's natural water bodies (the clean water program) and built drinking water systems. Applicants must comply with all applicable water quality rules and regulations relating to both clean water and drinking water. All water quality regulations are available here:

<https://cdphe.colorado.gov/water-quality-control-commission-regulations>.



Clean Water Requirements

Stormwater

Applicable clean water requirements may include, but are not limited to, obtaining a stormwater discharge permit if construction activities disturb one acre or more of land or if they are part of a larger common plan of development that will disturb one or more acres of land. In determining the area of construction disturbance, WQCD looks at the entire plan, including disturbances associated with utilities, pipelines or roads constructed to serve the facility.

Please use the Colorado Environmental Online Services (CEOS) to apply for new construction stormwater discharge permits, modify or terminate existing permits and change permit contacts.

For CEOS support please see the following WQCD website:

<https://cdphe.colorado.gov/cor400000-stormwater-discharge>

or contact:

Email: cdphe_ceos_support@state.co.us or cdphe_wqcd_permits@state.co.us

CEOS Phone: 303-691-7919

Permits Phone: 303-692-3517

Domestic Wastewater

Some projects with wastewater collection may have domestic wastewater treatment works (i.e., treatment plant, interceptor sewer, or lift station) with a design capacity to receive greater than 2,000 gallons per day (gpd) and are subject to state-wide site location, design, and permitting requirements implemented by the Water Quality Control Division. State review and approval of the site location application and design is required by the Colorado Water Quality Control Act (Act), Section 25-8-702, C.R.S. which states in part that:

“No person shall commence the construction of any domestic wastewater treatment works or the enlargement of the capacity of an existing domestic wastewater treatment works, unless the site location and the design for the construction or expansion have been approved by the division.”

State review may also be necessary for projects with multiple on-site wastewater treatment systems (OWTS) on a single property, unless the OWTS meet the requirements of division’s “Site Application Policy 6: Multiple On-Site Wastewater Treatment Systems” (Policy 6).

If applicable, the project would need to meet all applicable regulatory requirements including, but not limited to, site location and design review, discharge permitting, having a certified operator; and routine monitoring and reporting. For questions regarding domestic wastewater regulation applicability or other assistance and resources, visit these websites:

<https://cdphe.colorado.gov/design>

<https://cdphe.colorado.gov/clean-water-permitting-sectors>



Drinking Water Requirements

The definition of a public water system is self-implementing. It is the responsibility of all water systems in Colorado to assess whether their system is a public water system and to comply with the regulations accordingly. There is not a notification process whereby a system only becomes a public water system if the Department notifies that system. A system becomes subject to regulation as a public water system at the point the system begins operating a system meeting the definition of a public water system under Regulation 11.

Some projects may also need to address drinking water regulations if the proposed project meets the definition of a “Public Water System” per the Colorado Primary Drinking Water Regulations (Regulation 11):

A Public Water System means a system for the provision to the public of water for human consumption through pipes or other constructed conveyances, if such system has at least fifteen service connections or regularly serves an average of at least 25 individuals daily at least 60 days per year. A public water system is either a community water system or a non-community water system. Such term does not include any special irrigation district. Such term includes:

(a) Any collection, treatment, storage, and distribution facilities under control of the supplier of such system and used primarily in connection with such system.

(b) Any collection or pretreatment storage facilities not under such control, which are used primarily in connection with such system.

If applicable, the project would need to meet all applicable requirements of Regulation 11 including, but not limited to, design review and approval; technical, managerial and financial review and approval; having a certified operator; and routine monitoring and reporting. If it is determined that your facility meets the definition of a public water system please submit a drinking water inventory update form to the department. For questions regarding drinking water regulation applicability or other assistance and resources, visit these websites:

<https://cdphe.colorado.gov/drinking-water>

<https://cdphe.colorado.gov/dwtrain>

If you have any other questions regarding either clean or drinking water quality, please contact CDPHE’s WQCD by emailing cdphe.commentswqcd@state.co.us or calling 303-692-3500.

Air Quality

The applicant must comply with all relevant state and federal air quality rules and regulations. Air quality regulations are available here:

<https://www.colorado.gov/pacific/cdphe/aqcc-regs>.



Air Pollutant Emissions Notices (APENs) and Permits

Applicable requirements may include, but are not limited to, reporting emissions to the Air Pollution Control Division (APCD) by completing an APEN. An APEN is a two in one form for reporting air emissions and obtaining an air permit, if a permit will be required. While only businesses that exceed the Air Quality Control Commission (AQCC) reporting thresholds are required to report their emissions, all businesses - regardless of emission amount - must always comply with applicable AQCC regulations.

In general, an APEN is required when uncontrolled actual emissions for an emission point or group of emission points exceed the following defined emission thresholds:

Table 1 APEN Thresholds		
Pollutant Category	UNCONTROLLED ACTUAL EMISSIONS	
	Attainment Area	Non-attainment Area
Criteria Pollutant	2 tons per year	1 ton per year
Lead	100 pounds per year	100 pounds per year
Non-Criteria Pollutant	250 pounds per year	250 pounds per year

Uncontrolled actual emissions do not take into account any pollution control equipment that may exist. A map of the Denver Metropolitan Ozone Non-attainment area can be found on the following website: http://www.colorado.gov/airquality/ss_map_wm.aspx.

In addition to these reporting thresholds, a Land Development APEN (Form APCD-223) may be required for land development. Under Colorado air quality regulations, land development refers to all land clearing activities, including but not limited to land preparation such as excavating or grading, for residential, commercial or industrial development. Land development activities release fugitive dust, a pollutant regulation by APCD. Small land development activities are not subject to the same reporting and permitting requirements as large land activities. Specifically, land development activities that are less than 25 contiguous acres and less than 6 months in duration do not need to report air emissions to APCD.

It is important to note that even if a permit is not required, fugitive dust control measures included the Land Development APEN Form APCD-223 must be followed at the site. Fugitive dust control techniques commonly included in the plan are included in the table below.

Control Options for Unpaved Roadways	
Watering	Use of chemical stabilizer
Paving	Controlling vehicle speed
Graveling	
Control Options for Mud and Dirt Carry-Out Onto Paved Surfaces	
Gravel entry ways	Washing vehicle wheels
Covering the load	Not overfilling trucks
Control Options for Disturbed Areas	



Watering	Application of a chemical stabilizer
Revegetation	Controlling vehicle speed
Compaction	Furrowing the soil
Wind Breaks	Minimizing the areas of disturbance
	Synthetic or Natural Cover for Slopes

Additional information on APENs and air permits can be found on the following website: <https://www.colorado.gov/pacific/cdphe/air/do-you-need-an-apen>. This site explains the process to obtain APENs and air quality permits, as well as information on calculating emissions, exemptions, and additional requirements. You may also view AQCC Regulation Number 3 at <https://www.colorado.gov/pacific/cdphe/aqcc-regs> for the complete regulatory language.

If you have any questions regarding Colorado’s APEN or air permitting requirements or are unsure whether your business operations emit air pollutants, please call the Small Business Assistance Program (SBAP) at 303- 692-3175 or 303-692-3148.

Asbestos and Lead-Based Paint

In Colorado there are regulations regarding the appropriate removal and handling of asbestos and lead-based paint as part of a demolition, renovation, or remodeling project. These regulations are presented in AQCC Number 8 (asbestos) and Number 19 (lead-based paint) which can be found on the following website: <https://www.colorado.gov/cdphe/aqcc-regs>.

These regulations may require the use of, or inspection by, companies or individuals that are certified to inspect or remove these hazards **prior to renovation or demolition**. APCD must also be notified of abatement or demolition activities prior to beginning any work in the case of asbestos. For additional guidance on these regulations and lists of certified companies and individuals please visit the following website for asbestos: <https://www.colorado.gov/cdphe/categories/services-and-information/environment/asbestos> and the following website for lead-based paint: <https://www.colorado.gov/pacific/cdphe/categories/services-and-information/lead>.

If you have any questions about Colorado’s asbestos and lead-based paint regulations or are unsure whether you are subject to them please call the Indoor Environment Program at 303-692-3100.

If you have more general questions about air quality, please contact CDPHE’s APCD by emailing cdphe.commentsapcd@state.co.us or calling 303-692-3100.

Environmental Justice and Health Equity

CDPHE is dedicated to promoting and protecting the health and environment for all Coloradans. As part of those efforts, we strive to achieve health equity and environmental justice.



ENVIRONMENTAL JUSTICE is the fair treatment and meaningful involvement of all people regardless of race, color, national origin or income. Environmental justice recognizes that all people have a right to breathe clean air, drink clean water, participate freely in decisions that affect their environment, live free of dangerous levels of toxic pollution, experience equal protection of environmental policies, and share the benefits of a prosperous and vibrant pollution-free economy.

HEALTH EQUITY is when all people, regardless of who they are or what they believe, have the opportunity to attain their full health potential. Achieving health equity requires valuing all people equally with focused and ongoing efforts to address inequalities.

The Environmental Justice Act (HB21-1266) builds upon these efforts by declaring a statewide policy to advance environmental justice, defining disproportionately impacted communities, and creating an Environmental Justice Action Task Force, Environmental Justice Ombudsperson, and Environmental Justice Advisory Board. The Environmental Justice Act also directs the Air Quality Control Commission to promulgate certain rules to reduce emissions in disproportionately impacted communities, and to revise its approach to permitting actions in disproportionately impacted communities. The Environmental Justice Act further requires the Air Quality Control Commission to conduct enhanced outreach in disproportionately impacted communities for rulemakings and contested permitting actions.

The Environmental Justice Act's definition of disproportionately impacted communities includes low-income communities, communities of color, and housing cost-burdened communities, as well as communities that experience cumulative impacts and with a history of environmental racism. CDPHE's [Climate Equity Data Viewer](#) can be used to identify census block groups that meet those three criteria.

CDPHE notes that certain projects have potential to impact communities of color and low-income communities that are already disproportionately impacted by cumulative impacts across environmental media and challenges outside the environmental context. It is our strong recommendation that your organization consider the potential for disproportionate environmental and health impacts on specific communities within the project scope and take action to avoid, mitigate, and minimize those impacts.

To ensure the meaningful involvement of disproportionately impacted communities, we recommend that you interface directly with the communities in the project area to better understand community perspectives on the project to receive feedback on how it may impact them during development and construction as well as after completion. This feedback should be taken into account wherever possible, and reflected in changes made to the project plan to implement the feedback.

Additionally, to ensure the fair treatment of disproportionately impacted communities, we recommend that you consider substantive measures to avoid, minimize, and mitigate impacts to disproportionately impacted communities. This may include considering alternative facility siting locations, using best management practices to reduce impacts to air, water, soil, noise, light, or odor, or offsetting impacts by reducing impacts from other nearby facilities as appropriate.



We have included some general resources for your reference.

Resources:

[CDPHE Environmental Justice Website](#)

[CDPHE's Health Equity Resources](#)

[CDPHE's "Sweet" Tools to Advance Equity](#)

[EPA's Environmental Justice and NEPA Resources](#)





The Colorado Department of Public Health and Environment (CDPHE) appreciates the opportunity to comment on this proposal. Please note that the following requirements and recommendations are not intended to be an exhaustive list and it is ultimately the responsibility of the applicant to comply with all applicable rules and regulations. Please also note that CDPHE's failure to respond to any referrals should not be construed as a favorable response.

Hazardous and Solid Waste

The applicant must comply with all applicable solid and hazardous waste rules and regulations.

Solid waste regulations are available here:
<https://www.colorado.gov/pacific/cdphe/swregs>.

Hazardous waste regulations are available here:
<https://www.colorado.gov/pacific/cdphe/hwregs>.

Applicable requirements may include, but are not limited to, testing for and properly disposing of technologically enhanced naturally occurring radioactive materials (TENORM) and other solid or hazardous waste.

If you have any questions regarding solid and hazardous waste, please contact CDPHE's Hazardous Materials and Waste Management Division (HMWMD) by emailing comments.hmwm@state.co.us or calling 303-692-3320.

Water Quality and Conservation

The applicant must comply with all applicable water quality rules and regulations. Water quality regulations are available here:
<https://www.colorado.gov/pacific/cdphe/water-quality-control-commission-regulations>.

Applicable requirements may include, but are not limited to obtaining a stormwater discharge permit if construction activities disturb one acre or more of land or if they are part of a larger common plan of development that will disturb one or more acres of land. In determining the area of construction disturbance, CDPHE's Water Quality Control Division (WQCD) looks at the entire plan, including disturbances associated with utilities, pipelines or roads constructed to serve the facility.

Please use the Colorado Environmental Online Services (CEOS) to apply for new construction stormwater discharge permits, modify or terminate existing permits and change permit contacts.



For CEOS support please see the division website:

<https://www.colorado.gov/pacific/cdphe/cor400000-stormwater-discharge>

or contact:

Email: cdphe_ceos_support@state.co.us or cdphe_wqcd_permits@state.co.us

CEOS Phone: 303-691-7919

Permits Phone: 303-692-3517

WQCD has compliance assistance and guidance materials on their website. There is an Oil and Gas field wide permit guidance that is specifically for construction activities associated with oil and gas. This guidance can be found at

<https://drive.google.com/file/d/1Ds7e9UEEJinxY9I4IjATLh6x08PMwNdz/view>.

Additionally, while CDPHE acknowledges that disposal of flowback and produced water through licensed third-party wastewater injection facilities is the preferred method of disposal, in order to minimize the amount of fresh water used in oil and gas development, we encourage the applicant to develop a plan for using all available means to recycle and reuse these waters beneficially.

If you have any questions regarding water quality, please contact CDPHE's WQCD by emailing cdphe.commentswqcd@state.co.us or calling 303-692-3500.

Air Quality

The applicant must comply with all relevant state and federal air quality rules and regulations. Air quality regulations are available here:

<https://www.colorado.gov/pacific/cdphe/aqcc-regs>.

Applicable requirements may include, but are not limited to, reporting emissions to the Air Pollution Control Division (APCD) by completing an Air Pollutant Emissions Notice (APEN). An APEN is a two in one form for reporting air emissions and to obtain an air permit, if a permit will be required. While only businesses that exceed the Air Quality Control Commission (AQCC) reporting thresholds are required to report their emissions, all businesses - regardless of emission amount - must always comply with applicable AQCC regulations.

Information on oil and gas APENS and permits can be found at

<https://cdphe.stg.colorado.gov/apens-and-air-permits>. In addition to an index of oil and gas forms, guidance, APENs and memos, this website contains an Oil and Gas Industry Emissions Calculation and Regulatory Analysis Workbook to assist operators applying for permits in following approved emissions calculation methods. If you have any questions regarding Colorado's APEN or air permitting requirements or are unsure whether your business operations emit air pollutants, please call the Small Business Assistance Program (SBAP) at 303- 692-3175 or 303-692-3148.

In addition to any applicable APEN requirements, the pre-production and early production operations emissions monitoring requirements contained AQCC Regulation Number 7, Part D, Section IV may also be applicable.



The project area is located within or near the Denver Metro/North Front Range (DMNFR) ozone nonattainment area.¹ Many sources contribute to ozone formation including oil and gas exploration and production. In particular, the use of diesel or gas-powered equipment and devices and the flaring of natural gas produces nitrogen oxides (NOx) as well as additional volatile organic compound (VOC) emissions, which contribute to ozone formation. Emissions from outside of the DMNFR ozone nonattainment area can contribute to ozone formation within the nonattainment area and they can degrade air quality in areas that are in attainment. Combustion engines used for compression are a large source of Carbon Dioxide (CO₂) emissions and leaks from storage tanks and pneumatic devices can result in fugitive methane emissions. CO₂, methane, NOx and ozone are greenhouse gases, which contribute to climate change.

In order to minimize emissions from equipment and devices, CDPHE recommends that the applicant coordinate with the relevant electric utility provider to assess the feasibility of utilizing power from the electric grid to the maximum extent practicable for all drilling and completion activities. If electrically-powered alternatives are not available for a particular function, CDPHE recommends that drill rigs and hydraulic fracturing pumps be fueled by natural gas. If natural gas-powered engines are not feasible, then CDPHE recommends that diesel-powered engines perform at Tier 3 or 4 standards defined in 40 CFR Part 89, or better. CDPHE also recommends that the applicant use non-emitting pneumatic controllers (i.e. no-bleed or instrument air driven).

Currently, natural gas pipelines in the DMNFR ozone nonattainment area are at or near capacity and some operators have requested approval to flare natural gas. In addition to wasting a resource, flaring contributes to ozone formation. CDPHE recommends that the applicant limit venting or flaring of natural gas to upset or emergency conditions, or with prior written approval from the COGCC Director for necessary maintenance operations. Emergency flaring should be controlled with an enclosed combustor with a manufacturer certification of at least 98% destruction efficiency. Additionally, CDPHE recommends that the applicant ensure that adequate pipeline takeaway capacity is available for gas, oil, fresh and produced water prior to completion. This will ensure that closed-loop green completion techniques are utilized to the maximum extent practicable and that the venting or flaring of natural gas will be minimized, thus reducing emissions from the wellsite. CDPHE also recommends that the applicant conduct LDAR inspections as frequently as possible during the drilling and completion phase and at least semi-annually during the production phase at the well site.

Because CDPHE's preference for well production facilities located in the DMNFR is that they are tankless, CDPHE recommends that applicants evaluate whether a tankless facility is possible. If an applicant is proposing a facility with storage tanks within the DMNFR, they should provide a clear explanation for why a tankless facility is not possible.

CDPHE also recommends that the applicant implement some or all of the following ozone mitigation measures on forecasted high ozone days:

¹ A map of the DMNFR ozone nonattainment area can be viewed on the following website: https://www.colorado.gov/airquality/ss_map_wm.aspx



- Postpone flowback if emissions cannot be adequately captured with a vapor recovery unit (VRU);
- Reduce truck traffic and worker traffic;
- Minimize vehicle and engine idling;
- Postpone the refueling of vehicles;
- Properly maintain vehicles and equipment;
- Suspend or delay the use of fossil fuel powered ancillary equipment;
- Postpone construction activities;
- Reschedule non-essential operational activities such as pigging, well unloading and tank cleanings;
- Eliminate the use of paints and solvents containing VOCs.

In addition to the applicable requirements above for exploration and production activities, natural gas transmission pipelines must comply with the emission control requirements contained in Air Quality Control Commission Regulation Number 7, Section IV.

If you have more general questions about air quality, please contact CDPHE's APCD by emailing cdphe.commentsapcd@state.co.us or calling 303-692-3100.

Odors

CDPHE recommends that the applicant evaluate different additive formulations that have the potential to better suppress odors, including but not limited to additives that are not diesel-based. Additionally, the applicant should use a chiller to cool drilling fluid as it is piped through the recirculation system before routing to the suction tanks. The applicant should also evaluate and employ one or more of the following measures where safe and feasible to further reduce the potential for odors and fugitive emissions: covering trucks transporting drill cuttings, enclosing shale shakers to contain fumes from exposed mud, wiping down drill pipes as they exit the wellbore to remove drilling fluids, and ensuring that all drilling fluid is removed from pipes before storage.

Well pads within close proximity to people

On October 17, 2019, CDPHE published the study "Human Health Risk Assessment for Oil and Gas Operations in Colorado."² This study was funded by CDPHE and conducted by ICF International, using actual emissions data collected by Colorado State University along the Front Range and Garfield County. It modeled levels of pollutants that people could be exposed to as a result of oil and gas development and found that short-term exposures to chemicals related to oil and gas development, such as benzene, may cause short-term negative health impacts (e.g. headaches; dizziness; respiratory, skin and eye irritation) during worst-case conditions. The study found that the risk of negative short-term health impacts could occur at all distances modeled, up to and including 2,000 feet, particularly during the drilling, hydraulic fracturing and flowback phases of development. While the study did not find any

² The full study as well as a summary of the study can be found on the following CDPHE Oil and Gas Health Information and Response Program website (under the headings "2019: Human Health Risk Assessment for Oil and Gas Operations in Colorado" and "What the 2019 study does and doesn't do"): <http://www.colorado.gov/oghealth>



chronic health impacts (i.e. cancer), it did not rule out the possibility of chronic health impacts because it did not comprehensively measure exposures from multiple well pads in a single community, exposures to VOC emissions from non-oil and gas sources, or other cumulative impacts like particulate matter or noise. Due to these limitations, the study concluded that additional measurements and analysis is needed to understand how closely the models represent real-world conditions. If the proposed well pad is in close proximity to residents, the County may want to consider including a requirement that the operator notify residents in close proximity to the proposed well pad that they can report any health concerns to CDPHE's Oil and Gas Health Information and Response Program through the program's website (<http://www.colorado.gov/oghealth>) or by calling 303-389-1687.

Polyfluoroalkyl substances in firefighting foams

PFAS are a family of human-made substances that do not occur naturally in the environment. They have been used for decades in food packaging, carpets, personal care items, ski waxes, other household items, and firefighting foam due to their ability to resist heat, oil, stains, grease, and water. Human contact with these chemicals is widespread, and nearly all people have some measurable levels of the chemicals in their blood. Human health toxicity information is only available for about ten of the thousands of these chemicals. However, despite the limited information, this toxicity information suggests that exposure to some PFAS can cause a range of negative health outcomes. Health effects from these chemicals may include pregnancy complications, liver damage, high cholesterol, and others. More research is underway to better understand these health consequences. When PFAS is released into the environment, it can get into water, especially groundwater, and contaminate drinking water supplies. Pursuant to House Bill 19-1279, firefighting foam manufacturers will be prohibited from knowingly selling or distributing firefighting foam to which PFAS chemicals have been added. CDPHE has prepared an action plan summarizing how we will protect Coloradans from risks posed by PFAS.³

Due to the potential for contamination from the use of firefighting foams with PFAS chemicals, the applicant should coordinate with local fire departments to evaluate whether PFAS-free foam can provide the required performance for the specific hazard. If PFAS-containing foam is used at a location, then the applicant should be required to follow best management practices to: properly characterize the site to determine the level, nature and extent of contamination; perform appropriate soil and water sampling to determine whether additional characterization is necessary and inform the need for and extent of interim or permanent remedial actions; and properly capture and dispose of PFAS-contaminated soil and fire and flush water.

Health Equity and Environmental Justice

CDPHE is dedicated to promoting and protecting the health and environment for all Coloradans. As part of those efforts, we strive to achieve health equity and environmental justice.

³ <https://www.colorado.gov/pacific/cdphe/pfcs>



HEALTH EQUITY is when all people, regardless of who they are or what they believe, have the opportunity to attain their full health potential. Achieving health equity requires valuing all people equally with focused and ongoing efforts to address inequalities.

ENVIRONMENTAL JUSTICE is the fair treatment and meaningful involvement of all people regardless of race, color, national origin or income. With respect to the development, implementation and enforcement of environmental laws, regulations and policies.

The Environmental Justice Act (HB21-1266) builds upon these efforts by declaring a statewide policy to advance environmental justice, defining disproportionately impacted community, creating an Environmental Justice task Force, Environmental Justice Ombudsperson, and Environmental Justice Advisory Board and directing the Air Quality Control Commission to promulgate certain rules. The Act's definition of disproportionately impacted communities includes low-income communities, communities of color, and housing cost-burdened communities. CDPHE's [Climate Equity Data Viewer](#) can be used to identify census block groups that meet those three criteria.

CDPHE notes that certain projects have potential to impact vulnerable minority and low-income communities. It is our strong recommendation that your organization consider the potential for disproportionate environmental and health impacts on specific communities within the project scope and take action to mitigate and minimize those impacts. This includes interfacing directly with the communities in the project area to better understand community perspectives on the project and receive feedback on how it may impact them during development and construction as well as after completion. We have included some general resources for your reference.

Resources:

[CDPHE's Health Equity Resources](#)

[CDPHE's "Sweet" Tools to Advance Equity](#)

[EPA's Environmental Justice and NEPA Resources](#)



Greg Barnes

From: Naso, Kela A. <Kela.Naso@denverwater.org>
Sent: Tuesday, February 15, 2022 10:39 AM
To: Greg Barnes
Subject: RE: [EXTERNAL]: For Review: High Plains Disposal (RCU2022-00003)

Please be cautious: This email was sent from outside Adams County

Good Morning Greg,

Denver Water has no comment on the conditional use permit to allow recycling facilities in the Industrial zone district.

Thank you,

Kela Naso | Engineering Specialist
Denver Water | t: 303-628-6302 | c: 720-517-4486
denverwater.org | denverwater.org/TAP



From: Greg Barnes <GJBarnes@adcogov.org>
Sent: Thursday, February 3, 2022 4:34 PM
To: Greg Barnes <GJBarnes@adcogov.org>
Subject: [EXTERNAL]: For Review: High Plains Disposal (RCU2022-00003)

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

The Adams County Planning Commission is requesting comments on the following application: **conditional use permit to allow recycling facilities in the Industrial-3 (I-3) zone district** This request is located at 301 W 60TH PL. The Assessor's Parcel Numbers are: 0182510200040, 0182510200048, 0182510203004.

Applicant Information:
PATRICK BLAIR
13901 DOWNING ST
BRIGHTON, CO 80602

Please forward any written comments on this application to the Community and Economic Development Department at 4430 South Adams County Parkway, Suite W2000A Brighton, CO 80601-8216 or call (720) 523-6800 by 03/02/2022 in order that your comments may be taken into consideration in the review of this case. If you would like your comments included verbatim please send your response by way of e-mail to GJBarnes@adcogov.org.

Once comments have been received and the staff report written, the staff report and notice of public hearing dates may be forwarded to you upon request. The full text of the proposed request and additional colored maps can be obtained by contacting this office or by accessing the Adams County web site at www.adcogov.org/planning/currentcases. It can sometimes take 1-5 business days for the case material to be posted to our website

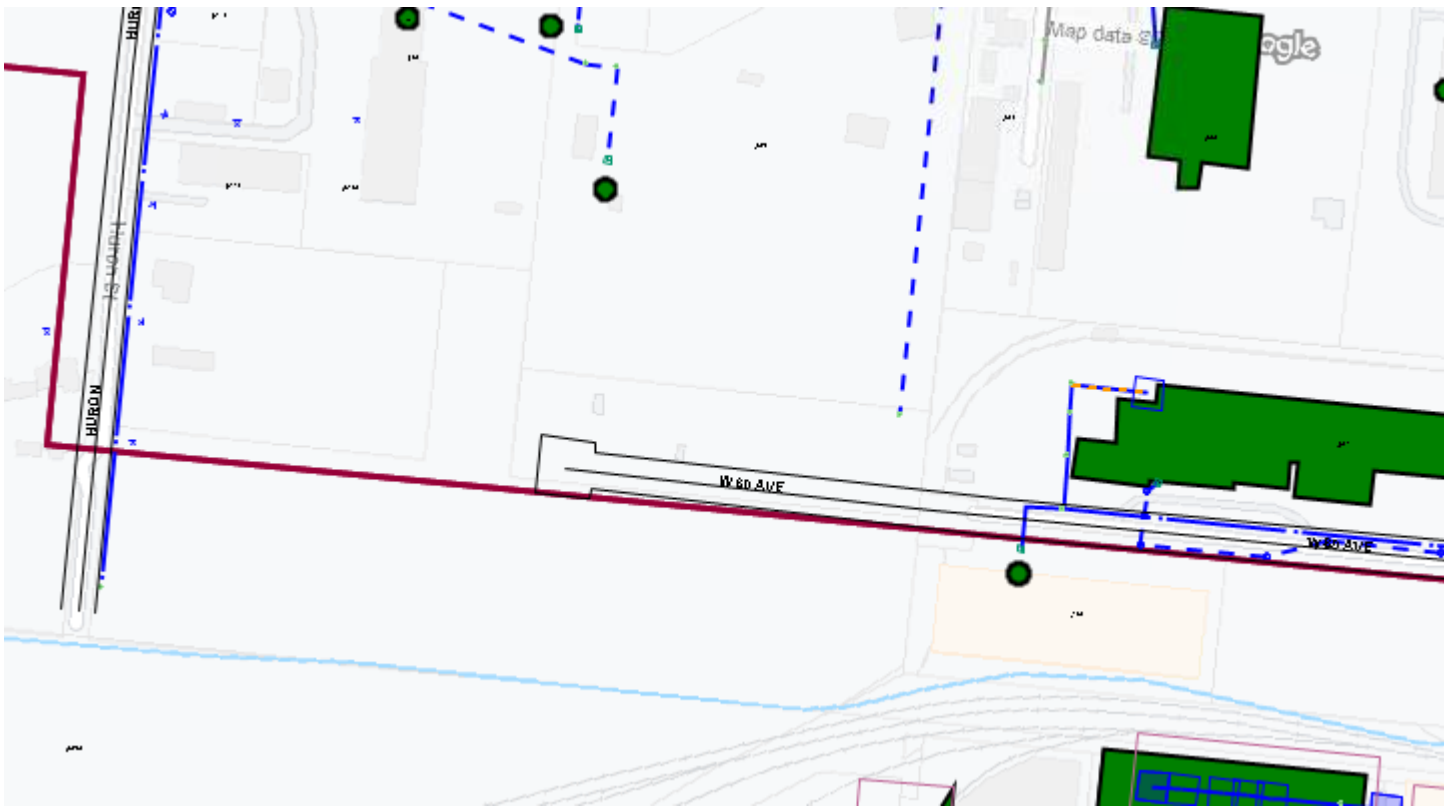
Greg Barnes

From: Chelko, Justin <Justin.Chelko1@lumen.com>
Sent: Thursday, February 3, 2022 5:25 PM
To: Greg Barnes
Cc: Miller, Kenneth R
Subject: RE: For Review: High Plains Disposal (RCU2022-00003)

Please be cautious: This email was sent from outside Adams County

Hell Greg,

We do have facilities along W 60th Pl, our maps shows its AVE but I checked City records and Google maps and it is correct W 60th Pl. We have services running East/West in the ROW along W 60th Pl and nothing to the west until you hit Huron St. We also have copper services running north and south (blue dotted line) but they do not come down as far as our map shows, it stop well before your property from what I understand. Power may come all the way down on this same run.



LUMEN[®]

Justin Chelko

Local Network OSP Engineer II
5325 Zuni St. Suite 728 Denver, Co. 80221
tel: 720-738-2804 | cell: 404-554-7846
Justin.Chelko1@lumen.com

From: Miller, Kenneth R <Kenneth.R.Miller@lumen.com>
Sent: Thursday, February 3, 2022 4:59 PM

**NORTH PECOS
WATER & SANITATION
DISTRICT**

6900 Pecos Street
Denver, Colorado 80221
(303) 429-5770
Fax (303) 650-8863

December 3, 2021

Adams County
Planning & Development
4430 South Adams County Parkway
First Floor, Suite W2000A
Brighton, CO 80601

Re: Will Serve
301 West 60th Place, Denver, Colorado 80221- Parcel J

To: Adams County Planning Commission

North Pecos Water & Sanitation District has the capacity to serve the property known as 301 West 60th Place, Denver, Colorado, 80221 – Parcel J, as it is currently platted (as is shown in the attached exhibit), with:

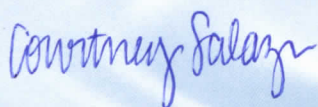
<input type="checkbox"/>	Water
<input type="checkbox"/>	Sanitary Sewer

It is understood that, at the present time, the occupant of Parcel J, is planning on using a completely portable operation and will not have an immediate need to tie into North Pecos Water & Sanitation District facilities. It is also understood that there may be a need in the future to connect to our facilities. Connection to North Pecos Water & Sanitation District facilities will require main extensions or upsizing of mains; the property owner and/or developer will be responsible for any and all contracting fees, consultant fees and/or material costs to supply such services. Any main extension must adhere to all North Pecos Water & Sanitation District standards. Any alterations or additions to the District's existing lines must be approved by the North Pecos Water & Sanitation District prior to construction. The landowner/developer will be required to install and/or upsize any water and sanitary sewer mains in accordance with any approved plans; any deviation from the approved plans must be approved prior to the work taking place. Should any taps, upgrades to existing or new, be required the property owner is responsible for all charges and fees applicable for such development. All fees and charges must be paid before review and/or construction can begin. Also, if necessary, all easements must be conveyed to the District and recorded before construction can begin.

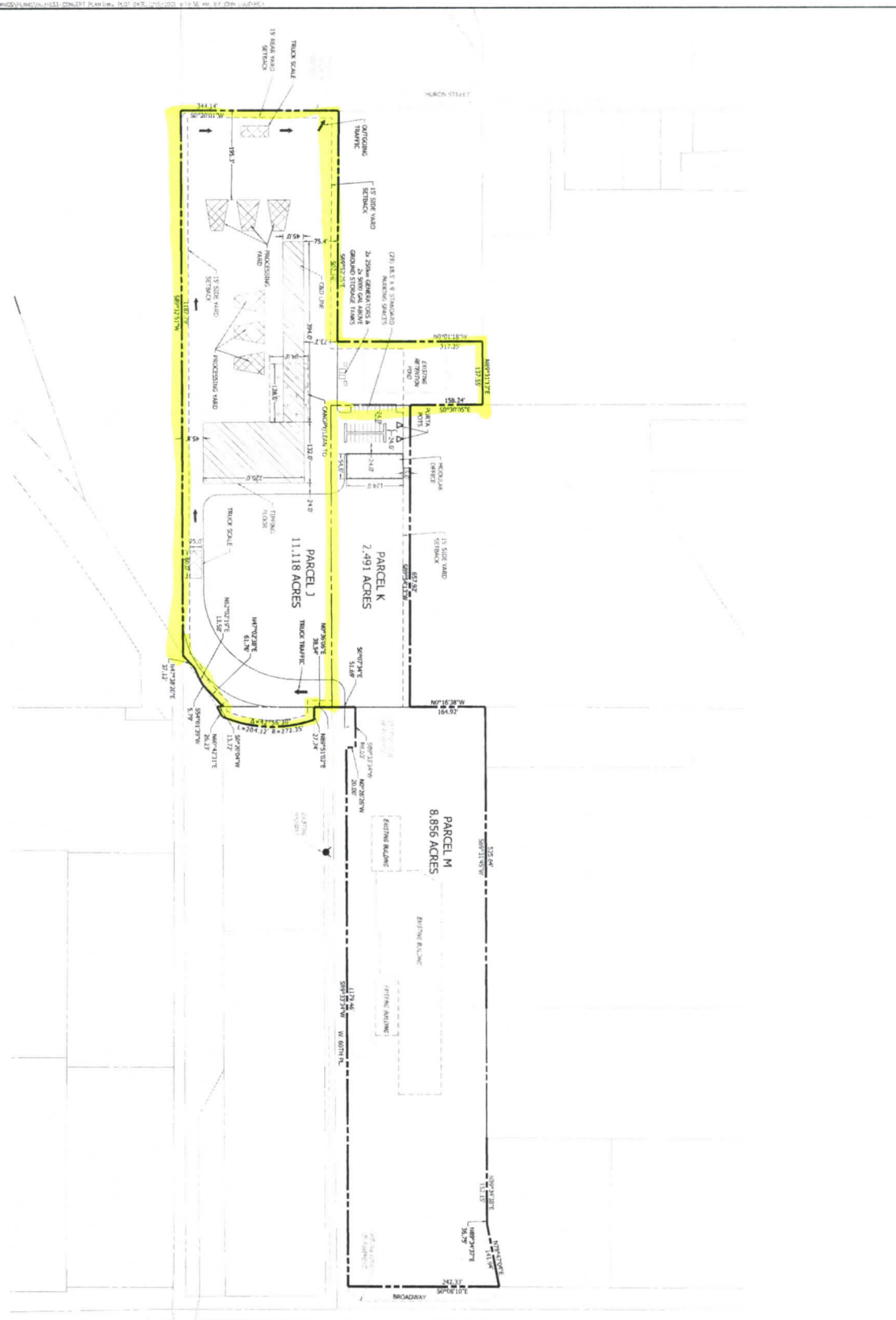
Note: future subdivisions may require additional review and individual will serve letter(s).

If you have any questions or concerning this matter, please contact the District office.

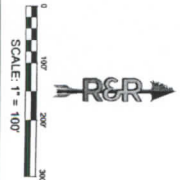
Sincerely,



Courtney Salazar
North Pecos Water & Sanitation District



- NOTE:
1. NUMBER CALCULATIONS ARE BASED ON SPACES PER 200 SQ GAL FOR A MINIMUM OF 2.2 INCHES SPACES PER INCH SQ. FT.
 2. 9' WIDE SIDEWALKS ARE REQUIRED AT ALL INTERSECTIONS.
 3. 9' WIDE SIDEWALKS ARE REQUIRED AT ALL INTERSECTIONS.
 4. INDUSTRIAL USE ADJACENT TO EXISTING INDUSTRIAL USE.
 5. PARCEL BOUNDARIES WERE CHECKED FROM ADJACENT COUNTY GIS.



NO. _____ DATE _____ PREPARED FOR:	301 W. 60TH PLACE DENVER, CO 80216 CHERRY CREEK RECYCLING 12500 FIRST ST UNIT 1 THORNTON, CO 80241	R&R ENGINEERS-SURVEYORS, INC. 1635 WEST 13TH AVENUE, SUITE 310 DENVER COLORADO 80204 PHONE: 303-753-6730 WWW.R&RENG.COM		NO.	REVISION	BY	DATE

CONCEPT SITE PLAN

Greg Barnes

From: Courtney Salazar <ar@northpecoswater.org>
Sent: Thursday, February 24, 2022 10:35 AM
To: Greg Barnes
Subject: RE: For Review: High Plains Disposal (RCU2022-00003)
Attachments: Will Serve - 301 West 60th Place - December 1, 2021.pdf

Please be cautious: This email was sent from outside Adams County

Hi Greg –

North Pecos has no comments on the conditional use permit. We have previously issued a “Will Continue to Serve” letter for one of the three parcels. That letter is attached.

Please let me know if you need anything else.

Thank you!

F r x u w q h | # / d o d } d u #
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From: Greg Barnes <GJBarnes@adcogov.org>
Sent: Thursday, February 3, 2022 4:34 PM
To: Greg Barnes <GJBarnes@adcogov.org>
Subject: For Review: High Plains Disposal (RCU2022-00003)

The Adams County Planning Commission is requesting comments on the following application: **conditional use permit to allow recycling facilities in the Industrial-3 (I-3) zone district** This request is located at 301 W 60TH PL. The Assessor's Parcel Numbers are: 0182510200040, 0182510200048, 0182510203004.

Applicant Information:
PATRICK BLAIR
13901 DOWNING ST
BRIGHTON, CO 80602

Please forward any written comments on this application to the Community and Economic Development Department at 4430 South Adams County Parkway, Suite W2000A Brighton, CO 80601-8216 or call (720) 523-6800 by 03/02/2022 in order that your comments may be taken into consideration in the review of this case. If you would like your comments included verbatim please send your response by way of e-mail to GJBarnes@adcogov.org.

Once comments have been received and the staff report written, the staff report and notice of public hearing dates may be forwarded to you upon request. The full text of the proposed request and additional colored maps can be obtained by contacting this office or by accessing the Adams County web site at www.adcogov.org/planning/currentcases. It can sometimes take 1-5 business days for the case material to be posted to our website



March 4, 2022

Greg Barnes
Adams County Community and Economic Development
4430 South Adams County Parkway, Suite W2000A
Brighton, CO 80601

RE: High Plains Disposal, RCU2022-00003
TCHD Case No. 7504

Dear Ms. Bajelan,

Thank you for the opportunity to review and comment on the Conditional Use Permit to allow recycling facilities in the Industrial-3 (I-3) zone district located at 301 W 60th Place. Tri-County Health Department (TCHD) staff has reviewed the application for compliance with applicable environmental and public health regulations and principles of healthy community design. After reviewing the application, TCHD has the following comments.

Construction and Demolition Recycling Facility

Recycling of industrial materials has the potential to cause odors, ground water contamination, and nuisance conditions. The Hazardous Materials and Waste Management Division of Colorado Department of Public Health and Environment (CDPHE) regulates recycling facilities. This facility must meet the requirements of Section 8 of 6CCR 1007-2, Part 1. More information can be found at <https://www.colorado.gov/pacific/cdphe/recycling>.

Historic Landfill

According to TCHD's records, there are historic landfills located within 1,000 feet of the subject property referenced as Landfill No. AD-0017, AD-0018, AD-0019. Flammable gas from decomposing organic matter in landfills may travel up to 1,000 feet from the source. Because construction is planned on this property, we recommend the following:

1. A flammable gas investigation should be conducted to determine if flammable gas (methane) is present in the subsurface soils at the property. The plan for the investigation should be submitted to TCHD for review and approval.
2. TCHD will review the results of the investigation. If the investigation indicates that methane is not present at or above 20% of the lower explosive limit for methane (1% by volume in air) in the soils, no further action is required.
3. In lieu of the investigation, a flammable gas control system shall be designed and constructed to protect buildings and subsurface access to utilities, i.e. vaults, manholes, etc. from flammable gas. Health and safety practices shall be followed during construction to protect site workers. A copy of TCHD guidelines for safe construction in areas on or near former landfills has been attached.

Questions regarding this may be directed to Sheila Lynch at 720-200-1571 or slynch@tchd.org.

Domestic Wastewater Management

Proper wastewater management promotes effective and responsible water use, protects potable water from contaminants, and provides appropriate collection, treatment, and disposal of waste that protects public health and the environment. TCHD, as the local public health agency, plays a role in reviewing whether a new proposed land use has addressed the domestic water and wastewater needs and is the regulating agency for On-Site Wastewater Treatment Systems (OWTS).

The application is proposing the use of a portable operation for the purposed of domestic wastewater management. TCHD does not deem the use of a portable chemical toilet as an acceptable permanent wastewater solution. The property shall be served by an OWTS. The system must be permitted, inspected and operated in accordance with TCHD's current OWTS Regulation. In order to start the process, the applicant may contact our Commerce City office by phone 303-288-6816. More information is available at <http://www.tchd.org/269/Septic-Systems>.

Vector Control - Storage

Rodents such as mice and rats carry diseases which can be spread to humans through contact with rodents, rodent feces, urine, or saliva, or through rodent bites. Items stored on the floor, tightly packed, and rarely moved provide potential harborage for rodents. The Nuisance Control Plan states that vectors will not be an issue onsite. Due to the variety of items to be potentially stored at this site, TCHD recommends that the applicant include details for regular pest control in their plan. Information on rodent control can be found at <http://www.tchd.org/400/Rodent-Control>

Air Pollution – Permit Required

Exposure to air pollution is associated with a number of health problems including asthma, lung cancer, and heart disease. The Colorado Department of Public Health and Environment Air Pollution Control Division (APCD) regulates air emissions of hazardous air pollutants, asbestos, and chlorofluorocarbons (CFCs). An air permit may be required for this project. If required, Tri-County recommends that the County require the applicant to have obtained the facility's air emissions permit as a condition for issuance of a building permit. The applicant notes that they plan to pursue an Air Pollution Emission Notice as the project progresses. The applicant shall contact the APCD at (303) 692-3100 for more information. Additional information is available at <https://www.colorado.gov/pacific/cdphe/categories/services-and-information/environment/air-quality/air-emissions-business-and-industry>

Fugitive Dust Mitigation Measures

TCHD is eager to support the applicant in implementing consistent mitigation measures to reduce fugitive dust emissions. To that end, TCHD recommends that the applicant utilize all available methods to minimize fugitive dust from leaving the site. TCHD recommends the applicant develop a Fugitive Dust Prevention Operational Plan beyond what is included in the Nuisance Control Plan. All sources of potential fugitive emissions and means for reducing them, as well as alternative methods to ensure mitigation measures are effective, should be included in the plan. Employees should be familiar with the Plan and educated on fugitive dust best management practices. TCHD recommends the following measures be included in the Plan:

- Water sprays will be used to suppress dusts and minimize fugitive emissions from the movement of haul trucks and equipment.

High Plains Disposal

March 3, 2022

Page 3 of 4

- Tarpaulins will be fitted to haul trucks entering and leaving the site with potential fugitive matter emissions.
- Water sprays will be used to minimize fugitive dust from the crushing activities on site.
- Water sprays will be used to minimize fugitive dust from potential fugitive matter stockpiles on site.
- Water sprays will be used to minimize fugitive dust before, during, and after earthmoving operations.
- Develop and keep a dust control log that documents the dates and times the water sprays are turned on and off and when the water truck is used. The log should also document the application of chemical suppressants or other efforts of dust suppression implemented on site. All logs should be maintained for a minimum of one year.

Should fugitive dust continue to be excessive following these control measures, alternative mitigation measures such as the following should be included in the Fugitive Dust Prevention Operational Plan:

- Gravel entryways and haul roads or pave haul roads.
- Utilize chemical dust suppressants to keep stockpiles and haul roads able to more adequately maintain moisture and reduce fugitive emissions.

Please feel free to contact me at 720-200-1585 or aheinrich@tchd.org if you have any questions.

Sincerely,



Annemarie Heinrich Fortune, MPH/MURP
Land Use and Built Environment Specialist

cc: Sheila Lynch, Keith Homersham, Michael Weakley, Warren Brown, TCHD

HEALTH AND SAFETY PRACTICES DURING CONSTRUCTION ON OR NEAR FORMER LANDFILLS

If it has not been demonstrated that flammable gas is not present, the following health and safety practices shall be followed:

1. A flammable gas indicator will be utilized at all times during trenching, excavation, drilling, or when working within ten (10) feet of an open excavation.
2. Before personnel are permitted to enter an open trench or excavation, the trench or excavation will be monitored to ensure that flammable gas is not present in concentrations exceeding 1% and that oxygen is present at a minimum concentration of 19.5%. When in an excavation or trench, each work party will work no more than five (5) feet from a continuous flammable gas and oxygen monitor.
3. When trenching, excavating, or drilling deeper than two (2) feet into the fill, or in the presence of detectable concentrations of flammable gas, the soils will be wetted and the operating equipment will be provided with spark proof exhausts.
4. A dry chemical fire extinguisher, ABC rated, will be provided on all equipment used in the landfill.
5. Personnel within or near an open trench or drill hole will be fully clothed, and wear shoes with non-metallic soles, a hard hat and safety goggles or glasses.
6. Exhaust blowers will be used where trenches show a concentration of 1% flammable gas or a concentration of less than 19.5% oxygen.
7. Smoking will not be permitted in any area within one hundred (100) feet of the excavation.
8. Personnel will be kept upwind of any open trench unless the trench is continuously monitored.
9. All other applicable Safety and Health Regulations for Construction, as promulgated in 29 CFR by the Occupational Safety and Health Administration, shall be met. Applicable regulations include, but may not be limited to, the confined space standard (Part 1926.21(b)(6)(i) and (ii) in Subpart C); gases, vapors, fumes, dusts and mists (Part 1926.55 in Part 1926 Subpart E); fire protection and prevention (Part 1926 Subpart F); and trenching and excavation (Part 1926 Subpart P).
10. Compliance with the Occupational Safety and Health Administration's confined space requirements for general industry, as promulgated in 29 CFR 1910.146 and Appendices A- F.



Right of Way & Permits

1123 West 3rd Avenue
Denver, Colorado 80223
Telephone: **303.571.3306**
Facsimile: 303. 571. 3284
donna.l.george@xcelenergy.com

March 1, 2022

Adams County Community and Economic Development Department
4430 South Adams County Parkway, 3rd Floor, Suite W3000
Brighton, CO 80601

Attn: Greg Barnes

Re: High Plains Disposal, Case # RCU2022-00003

Public Service Company of Colorado's (PSCo) Right of Way & Permits Referral Desk has reviewed the conditional use for **High Plains Disposal** and has no conflict with the request to allow recycling with these properties.

Should the project require any new natural gas or electric service or modification to existing gas and electric *distribution* and *service* facilities, the property owner/developer/contractor must complete the application process via xcelenergy.com/InstallAndConnect.

If additional easements need to be acquired by separate PSCo document, a Right-of-Way Agent will need to be contacted.

PSCo also has existing electric *transmission* facilities north of the subject properties. If there are any off-site activities in these areas, our Siting and Land Rights Department must be contacted via either website (www.xcelenergy.com/rightofway) or email (coloradorightofway@xcelenergy.com).

As a safety precaution, PSCo would like to remind the developer to call the Utility Notification Center by dialing 811 for utility locates prior to construction.

Donna George
Right of Way and Permits
Public Service Company of Colorado dba Xcel Energy
Office: 303-571-3306 – Email: donna.l.george@xcelenergy.com

Greg Barnes

From: Tina Ambrusch <tina@transservco.com>
Sent: Friday, February 18, 2022 7:30 AM
To: Greg Barnes
Subject: Case # RCU2022-00003

Please be cautious: This email was sent from outside Adams County

Greg,

I don't want this to be around. There is enough traffic in the area as it is.
If I am looking at the map right, its going to be right in the middle of 62nd at Broadway. The roads around here are already horrible and now you're going to add more truck traffic.

Please don't

Kind regards

Greg Barnes

From: Carl Nuss <carlnuss@comcast.net>
Sent: Thursday, March 3, 2022 1:28 PM
To: Greg Barnes
Subject: Proposed dump

Please be cautious: This email was sent from outside Adams County

Gentlemen:

I occupy the building just to the east of this proposed development, case number RCU2022-00003, High Plains Disposal.

The dirt, congestion, traffic, and other negative aspects of this type of facility would not be acceptable to our current business at this location. We therefore are opposed to such a development.

COMTEC SYSTEMS, INC.
President
Carl Nuss