

The O&M document slot on EDARP is intended for a post-construction PCM's (ie: pond's) O&M Manual, in this case specific to the onsite existing EDB. So please upload this type of O&M manual in this EDARP slot.

Needed because O&M Manual was not provided when the EDB was originally designed with VR169.



Operations Plan

Lot 4, Barbarick Subdivision El Paso County, Colorado

Prepared for:

CDPHE

Mr. Paul Schlicht

4300 Cherry Creek Drive

Denver, CO 80246

Paul.schlicht@state.co.us

Prepared by:

Kimley-Horn and Associates, Inc.

2 North Nevada Avenue, Suite 900

Colorado Springs, Colorado 80903

(719) 453-0180

Contact: Jim Houk

Project #: 196489000

Prepared: December 5, 2023

PCD File Number:

Kimley»»Horn



December 5, 2023

Mr. Paul Schlicht
Colorado Dept. of Public Health & Environment
4300 Cherry Creek Drive S., Denver, CO 80246
paul.schlicht@state.co.us | www.colorado.gov/pacific/cdphe

Subject: Draft Operations Plan, Barbarick Transfer Station

Dear Mr. Schlicht,

Please see this draft operations plan for the Barbarick Transfer Station. The plan is generally organized as follows and is intended to respond to all of the information required by Section 7 of the Colorado Department of Public Health and Environment solid waste regulations.

Please advise with any comments or suggestions regarding this draft, after which we will issue a final version of the plan. Thank you.

Sincerely,
Jim Houk

Kimley-Horn and Associates, LLC.
2 N. Nevada Ave. Suite 900
Colorado Springs, CO 80903
(719) 453.0180

OPERATIONS PLAN, BARBARICK TRANSFER STATION
December 2023

TABLE OF CONTENTS

	Page	#
1.0	INTRODUCTION	3
2.0	GENERAL DATA & MAPS	3
	2.1 OPERATOR	3
	2.2 LOCATION	4
	2.3 SERVICE AREA	4
	2.4 ACCESS & LAND USE	4
3.0	FACILITY DESIGN	4
3.1	LOADING & UNLOADING AREAS	4
3.2	ON-SITE ROADS	5
3.3	EQUIPMENT	5
3.4	GATE & FENCING	5
3.5	SIGNAGE	5
3.6	BUFFER ZONE	6
3.7	WATER SUPPLY	6
4.0	OPERATING STANDARDS & PROCEDURES	6
4.1	HOURS OF OPERATION	6
4.2	ACCEPTABLE WASTE	6
4.3	SUPERVISION & PERSONNEL	7
4.4	PROCEDURES	7
	4.4.1 Waste Exclusion	7
	4.4.2 Windblown Debris Control	7
	4.4.3 Noise Control	8
	4.4.4 Dust & Odor Control	8
	4.4.5 Vector Control	8
	4.4.6 Off-Site Water Protection	8
	4.4.7 Fire Protection	9
	4.4.8 Medical Emergency	9
	4.4.9 Hazardous Materials	9
	4.4.10 Facility Cleaning	9
	4.4.11 Traffic Control	10
	4.4.12 Alternate Waste Handling System	10
	4.4.13 Personnel Training	10
4.5	RECORD-KEEPING	10
5.0	CLOSURE PLAN	10

LIST OF APPENDICES

- Appendix A - Vicinity Map
- Appendix B - Zoning & Land Use Exhibit
- Appendix C - Site Plan Exhibit

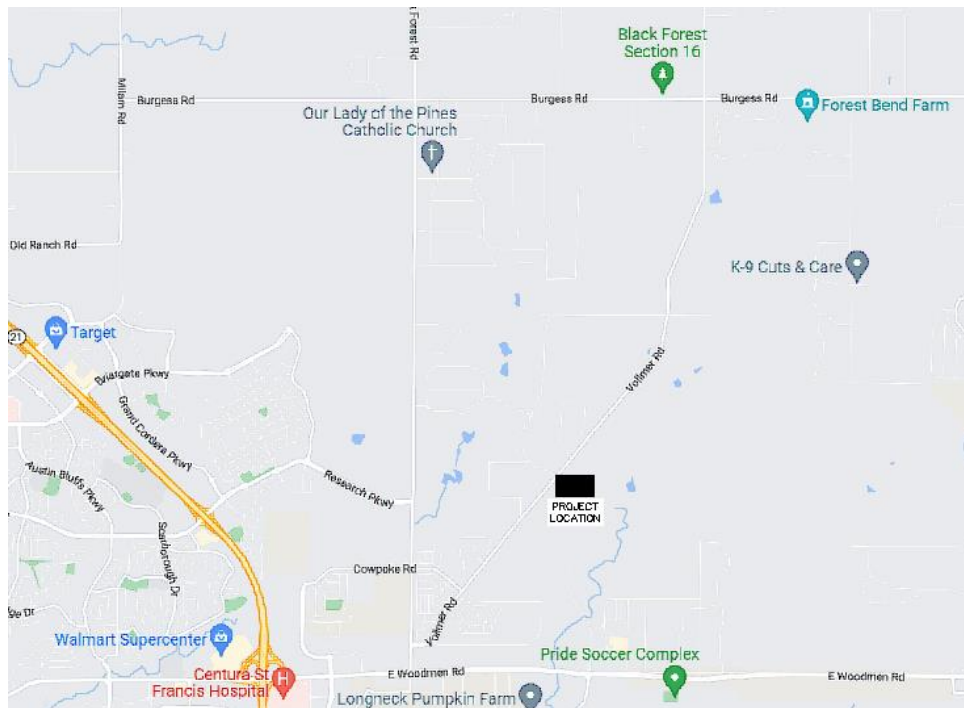
1.0 INTRODUCTION

This is the operations plan for the Barbarick transfer station located in El Paso County, Colorado (Figure 1&2). More specifically, the site is part of Lot 4 Amended Plat of Barbarick Subdivision, at 8812 Cliff Allen Pt. Colorado Springs Colorado. The parcel number is 5233002013.

The Barbarick facility is a private solid waste transfer station; wastes generated off-site are unloaded at the facility and then reloaded into over-the-road transfer trailers for transport to an approved solid waste disposal site. Only residential and commercial wastes are accepted at the facility. Materials such as medical waste, asbestos waste and contaminated soil will not be accepted.

This document is generally organized following and is intended to supply essentially all of the information required by Section 7 of the Colorado Department of Public Health and Environment solid waste regulations.

2.0 GENERAL DATA & MAPS



2.1 OPERATOR

The Barbarick transfer station will be operated by the Vollmer Road Partners, LLLP. Contact information for the lead operator is as shown:

Mr. Richard Graham, Jr.
Vollmer Road Partners, LLLP
6035 Erin Parkway Drive, Ste. 101
Colorado Springs, CO 80918

Office: 719-593-1330

Fax: 719-593-2158

Cell: 719-440-9414

E-Mail: Grahaminvestments@gmail.com

Mr. Richard Graham, Jr. has authority to take corrective action in an emergency.

2.2 LOCATION

As stated earlier, the Barbarick transfer station is located in El Paso County, Colorado (Figure 1). The facility address and telephone number are as follows.

Barbarick Transfer Station 8812 Cliff Allen Pt. Colorado Springs Colorado. Phone: XXX-XXX-XXXX

The legal description of the property follows: Lot 4 Amended Plat, Barbarick Subdivision

2.3 SERVICE AREA

The Barbarick transfer station will primarily serves of the northeast Colorado Springs and Black Forest area; however, haulers are free to use the facility from any point of origin. A regional map is presented as Figure 1.

2.4 ACCESS & LAND USE

Customer access to the facility is generally via Vollmer Road from Poco Road on the north and Black Forest Road on the South. Transfer trucks follow a similar route, except that they enter and exit from south. This route takes Black Forest Road to East Woodman Road, east to Highway 24. These roadways are shown on Figure 2.

Adjacent properties in the general vicinity are of industrial use on the north and west of the facility. The existing use to the east is residential. The use to the south is proposed to be single family residential. Zoning and Land-Use is shown in further detail within Figure 3. There is a ~342.0 ft buffer from the residential use to the east and a ~192.0 ft buffer from the future residential use to the south. There is a paneled screening fence along the property line, approximately 6.5ft in height, between the industrial and residentially zoned properties.

3.0 FACILITY DESIGN

See Figures 4 & 5

3.1 LOADING & UNLOADING AREA

Customer unloading is accomplished inside the building which is accessed through (6) six large overhead doors on the east side of the building. The unloading area is approximately 12,000 square feet. The loading and unloading areas are entirely enclosed by the building (with the exception of the overhead doors which are normally open during operating hours). The unloading area is elevated from the adjacent roadway; there are no pits in the unloading area into which vehicles can back into. Transfer trailers are loaded in a depressed loading bay that is part of the unloading area (Figure 4). The main

drive into the site is compacted asphalt. The primary driving surfaces of the unloading area and within the buildings are paved. Parking areas outside of the building and unloading are compacted asphalt.

There are no drainage structures inside the building that would allow moisture that has contacted the refuse to be released to the environment. Any excess moisture will be incorporated with the refuse and hauled with it to the landfill. Stormwater incident on the property is directed by a concrete chase, curb and gutter system to one area inlet and discharged from the property in conformance with the original site development plan approved by El Paso County with the original site plan.

3.2 ON-SITE ROADS

As stated earlier, all roadways and driving surfaces are compacted asphalt and concrete loading and unloading areas. They are of sufficient thickness to support the expected loading. Snow removal is performed by on-site equipment as needed; thus, the roads are trafficable in all weather conditions. The facility is arranged to minimize customer traffic conflicts and cross-over with transfer vehicle traffic. A generalized traffic flow diagram is presented on Figure 5. There is sufficient capacity on the entrance road east of the check-in/cashier building for the anticipated vehicles and extra capacity for unloading on site.

3.3 EQUIPMENT

On-site equipment consists of two rubber-tired front-end Loaders. There are 9 transfer containers with the capacities of 49 cubic yards. Transfer trucks are only on site when the loads are scheduled to be removed. The backhoe/loader is used to compact material inside the container. The facility is anticipated to handle 24 tons material per day, which equals 3 containers per day. If the incoming volume increases appreciably, additional transfer tractors will be employed as necessary to adequately handle the increased volume.

3.4 GATE & FENCING

The entire property is enclosed with a 6' chain-link screening. Reference site plan exhibit (Figure 4). There are gates that can be closed across both the customer and transfer truck entrances. The gates are locked when the facility is closed to limit access by unauthorized persons.

3.5 SIGNAGE

Signage is provided at the customer entrance showing:

- hours of operation,
- acceptable materials,
- unacceptable materials, and
- emergency phone number
- pricing to dump and general directions signs

In addition, signage is posted on the in-bound side of the check-in lobby, in the building, listing unacceptable wastes, i.e., liquid waste, hazardous waste, medical waste, asbestos waste and contaminated soil.

3.6 BUFFER ZONE

The buffer zone around the waste handling area is as follows.

- o 35' feet to the neighboring property to the northern (the storage operation)
- o 35' feet to the nearest western property boundary (the storage operation)
- o 342' feet to the eastern property boundary (Cliff Allen Pt (private road) Single Family)
- o 192' feet to the nearest southern boundary (Future Single Family)

Surrounding zoning and land uses are shown on Figure 3.

3.7 WATER SUPPLY

Water will be provided to the site from the existing water service, serving the existing building/business: Dirt Road Diesel.

4.0 OPERATING STANDARDS & PROCEDURES

4.1 HOURS OF OPERATION

The Barbarick transfer station operates six days per week and is closed on Sundays. The facility is currently open to customers from 8 am to 4 pm on weekdays and from 8 am to 2 noon on Saturdays. Operations by the operator or contractor personnel may begin as early as 7 am and by 4 pm on the days that the facility is open to customers.

4.2 ACCEPTABLE WASTE

The Barbarick transfer facility is a private solid waste transfer station. Wastes generated off-site are unloaded at the facility into containers and transport to approved solid waste disposal sites. Only residential and commercial wastes (including demolition debris) are accepted at the facility. Materials specifically excluded from the facility include liquid waste, hazardous waste, medical waste, asbestos waste, wet food waste and contaminated soil. The facility anticipates the transfer of 144 tons of material on a weekly basis. This equals 18 containers. If the incoming volume increases appreciably, additional transfer trailers will be employed as necessary to adequately handle the increased volume. The maximum capacity of the facility as presently configured is approximately 48 tons per day.

As discussed earlier, customer vehicles enter the waste handling area through six overhead doors on the east side of the building. Waste is unloaded directly into the 49 cy containers by the customers. There will be no outside storage of non-containerized waste and, for regulatory purposes, waste inside the building is considered containerized. Due to the weight and scale of some items, Small "containerized" areas for washer and dryers and refrigerators will be collected in designated controlled areas on limited basis before being loaded into the larger transfer containers. Every effort will be made to remove waste from the waste handling area within 24 hours of receipt. Waste will not remain on the waste handling area floor for more than 48 hours.

4.3 SUPERVISION & PERSONNEL

The Barbarick operational staff consists of the following.

General Manager: The General Manager is responsible for all aspects of the facility operation, including accounting, staffing, staff supervision, training programs, regulatory compliance and emergency response.

Site Supervisor: The Site Supervisor is responsible for check-in/cashier functions, supervision of the spotter and any temporary personnel, exclusion of unacceptable wastes, and nuisance condition control. The Site Supervisor is also responsible for emergency response when the General Manager is not available. The Site Supervisor will also operated the backhoe to compact the containers.

Spotter: The Spotter is responsible for maintenance of orderly and safe customer traffic flow. The Spotter directs customers into an available unloading area. The Spotter is also responsible for exclusion of unacceptable waste by observing the nature of the waste as it is unloaded onto the waste handling area floor. The spotter will also operate the backhoe to compact the containers.

Staff Personnel: Temporary personnel are employed as needed to control nuisance conditions such as windblown debris and weed management

The transfer operation is handled by a owner/operator, who provides the necessary equipment and personnel to efficiently load and haul the waste materials. The owner/operator supervisor is responsible for staffing, staff supervision, training programs, and transfer vehicle traffic control.

4.4 PROCEDURES

4.4.1 Waste Exclusion

As stated earlier, only residential and commercial wastes (including demolition debris) are accepted at the facility. Materials specifically excluded from the facility include liquid waste, hazardous waste, medical waste, asbestos waste, food waste and contaminated soil. All customers will be asked if their load contains any of the excluded items listed on the sign posted at the check-in/cashier building. In addition, all loads will be inspected by the Spotter or

Potter will check for the presence of unacceptable waste by observing the nature of the waste as it is unloaded onto the waste handling area and containers.

Should any unacceptable materials be observed on the waste handling area at the time of unloading, the customer will be required to reload the unacceptable material and remove it from the site. If the customer is no longer at the facility and cannot be otherwise identified, the material will be handled as described in section 4.4.9 of this plan.

4.4.2 Windblown Debris Control

The primary means of windblown debris control is the containment of nearly all aspects of the operation inside the building. Windblown debris will be picked up by staff on a daily basis. This should be minimal

due to operations being inside the building. Covering of loaded transfer trailers is a standard operating procedure of the transfer contractor. All containers removed from the site for disposal to the landfill, will be covered

All unloading and loading operations will be conducted inside the building. Should winds be strong enough or so directed that debris escapes the building, the debris will be collected by temporary or other personnel. The property and both sides of the Barbarick facility properly will be inspected daily by the Site Supervisor or designated alternate for the presence of windblown debris. If windblown debris from the facility is observed, it will be collected and returned to the waste handling within 48 hours.

4.4.3 Noise Control

All unloading and loading operations will be conducted inside the building to minimize noise impacts. In general, the unloading of customer debris into a storage been in not a noisy operation.

4.4.4 Dust & Odor Control

Again, unloading and loading operations will be conducted inside the building to minimize off-site dust and odor impacts. In general, commercial and residential debris don't have odor.

4.4.5 Vector Control

The attraction, breeding and emergence of birds, insects, rodents and other animals are limited by the enclosed nature of the waste handling area and the regular removal of waste material from the site. In addition, the overhead doors will be closed during non-working hours to further limit animals access. If animals become a problem, a commercial service will be contracted to provide pest abatement.

4.4.6 Off-Site Water Protection

As stated earlier, there are no drainage structures inside the building that allow moisture that has contacted the refuse to be released to the environment. Any excess moisture will be incorporated with the refuse and hauled with it to the landfill. Stormwater incident on the property is directed by a concrete chases, curb and gutter system and discharged from the property in conformance with the original site development plan approved by El Paso County.

Spills of liquids or solids with potential to flow or mix with stormwater and then flow into the curb and gutter system will be cleaned-up or contained as quickly as possible. Solids will be shoveled into containers and the area cleaned by dry sweeping. Liquid spills will be contained using absorbent materials such as kitty-litter, diapers, socks and floor dry compounds. Alternatively, on site soils may be utilized to contain the spill. The absorbent materials will be shoveled into containers and the area cleaned by dry sweeping. If appropriate (e.g., clean-up of a fuel or lubricating oil spill), the absorbent materials will be characterized to determine appropriate disposal methods.

If the spill is too large or moving too fast to control as described above, the stormwater inlets will be covered with sheet plastic and sand-bags, with the emergency response system activated by dialing 911. Containment efforts will continue using the methodologies described above while awaiting the arrival of emergency response personnel.

4.4.7 Fire Protection

The facility is equipped with fire extinguishers mounted on the wall between the six overhead doors on the east side of the building.

In the event of a fire at the facility, the emergency response system will be immediately activated by dialing 911 and the building evacuated of all customers and non-essential personnel. If the fire is in the refuse containers, burning materials will be isolated from non-involved material using the backhoe/loader covered with on-site soils to smother the flames. Burning materials will then be cooled or smothered using the fire extinguishers.

As required by the regulations, a fire protection plan will be prepared and submitted the fire District for review and approval. Once approved, the fire protection plan will be attached to this document.

4.4.8 Medical Emergency

Minor medical emergencies involving facility staff will be dealt with using first aid supplies maintained in the Check-in/cashier Building. Major medical emergencies involving facility staff will be dealt with by activating the emergency response system (dial 911). All medical emergencies must be reported to the General Manager as soon as possible.

Medical emergencies involving customers will be dealt with by offering to initiate the emergency response system if the situation appears minor, or by actually initiating the system (dial 911) if the customer is non-responsive. Medical emergencies involving customers must also be reported to the General Manager as soon as possible.

4.4.9 Hazardous Materials

If materials suspected of being inappropriate for handling at the facility are observed on the waste handling area and the customer is no longer at the facility or cannot be otherwise identified, the material will be moved to a portion of the building and isolated. The material will be moved by hand or by the loader, as appropriate. If a large volume of material is involved, it may be loaded into a roll-off box to facilitate transport and stored at the designated area.

The General Manager will be notified as soon as possible of the presence of suspected unacceptable material and will be responsible for appropriate characterization and disposal of the material. The General Manager will also be responsible for notifying the Colorado Department of Health and the El Paso County Health Department of the presence of the material and its ultimate disposition.

4.4.10 Facility Cleaning

There will be no outside storage of non-containerized waste. Every effort will be made to remove waste from the waste handling area within 24 hours of receipt. Waste will not remain on the waste handling area normally for no more than 72 hours and the waste handling area will be essentially free of refuse and closed down with the end of each day. Clearing of the waste handling area will be performed mechanically using the backhoe/loader; no wash waters will be generated in this process.

4.4.11 Traffic Control

The Spotter is responsible for maintenance of orderly and safe customer traffic flow. The Spotter will direct customers into an available unloading areas and provide direction as needed while maneuvering.

On-site speeds for both customer and transfer vehicles will be 10 miles per hour. Signs to this effect will be posted so as to be visible on both the in-bound and out-bound routes. The speed limit for customers will be enforced by barring access to repeat offenders. The speed limit for transfer vehicles will be enforced by a condition of the contract between the operator and the transfer contractor.

4.4.12 Alternate Waste Handling System

During periods that the facility is not able to operate because of emergencies or other circumstance, additional waste will not be accepted at the site. Customers will be advised that the facility is closed and offered directions to other waste handling facilities (i.e., other permitted landfills or transfer stations).

4.4.13 Personnel Training

All employees of the Barbarick facility will receive training regarding this operations plan and the procedures contained in this section within five working days of hiring. All employees will also receive refresher training on these same topics on an annual basis. The training will consist of a section-by-section explanation of the operations plan to the employee(s) by the General Manager, the Site Supervisor or a qualified alternate. The alternate may be a person of an equivalent or higher position in the organization as the General Manager or a person outside the organization with sufficient training and experience to adequately explain the operations plan. Employees participating in the training event must sign an attendance form to document that the training has been received.

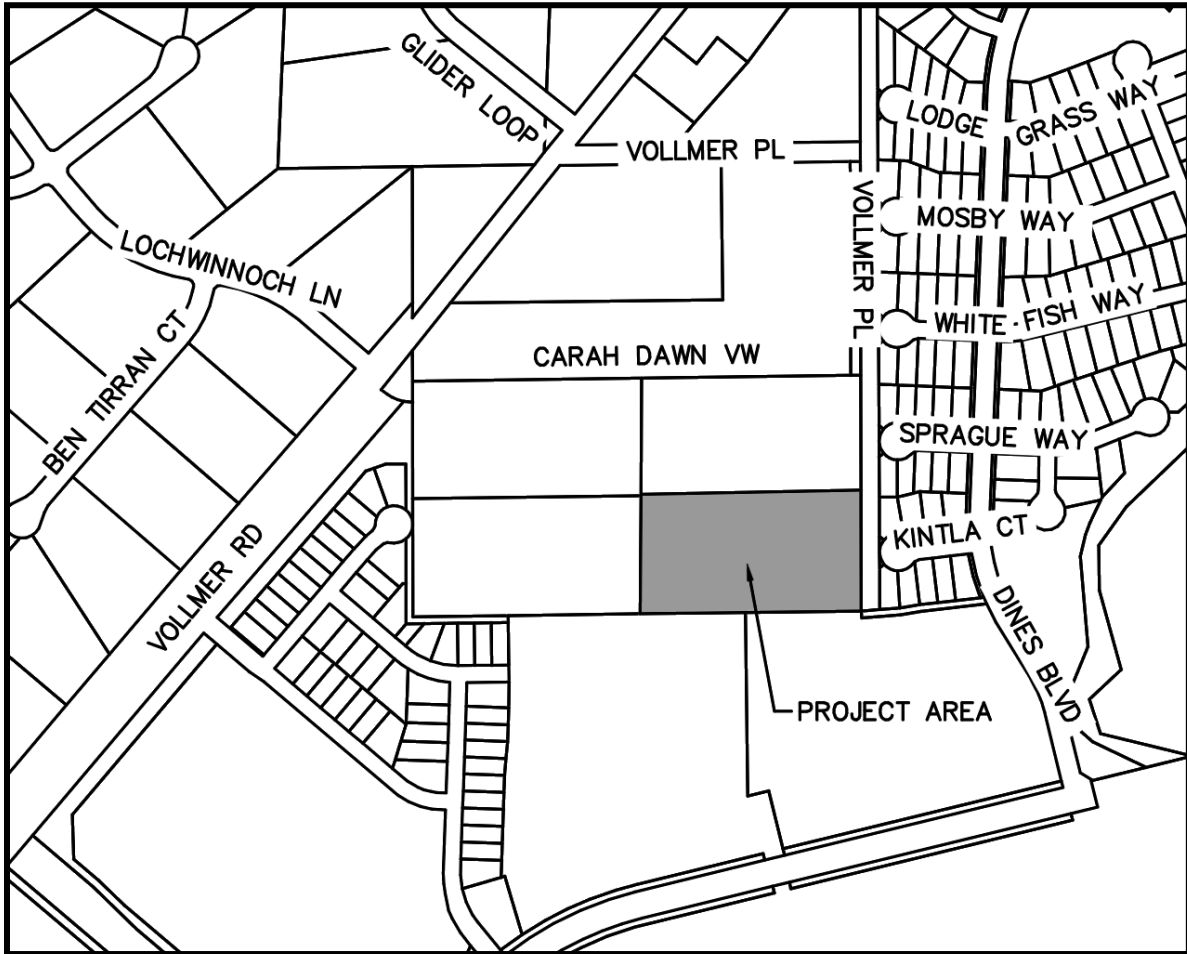
4.5 RECORD-KEEPING

Operational records will be kept and filed in the Check-in, customer facing lobby of the building, daily. Records will include all gate receipt tickets, as-built construction drawings, this operations plan, other plans as appropriate, training documentation and variations from approved operating procedures. In addition, records will be maintained pertaining to facility inspections by regulatory or other personnel, including the appropriate inspection forms (if provided by the inspector or manager). Records such as gate receipts and inspection forms that are more than one year old may be stored at an alternate site if space is not available in the Check-in/cashier Building.

5.0 CLOSURE PLAN

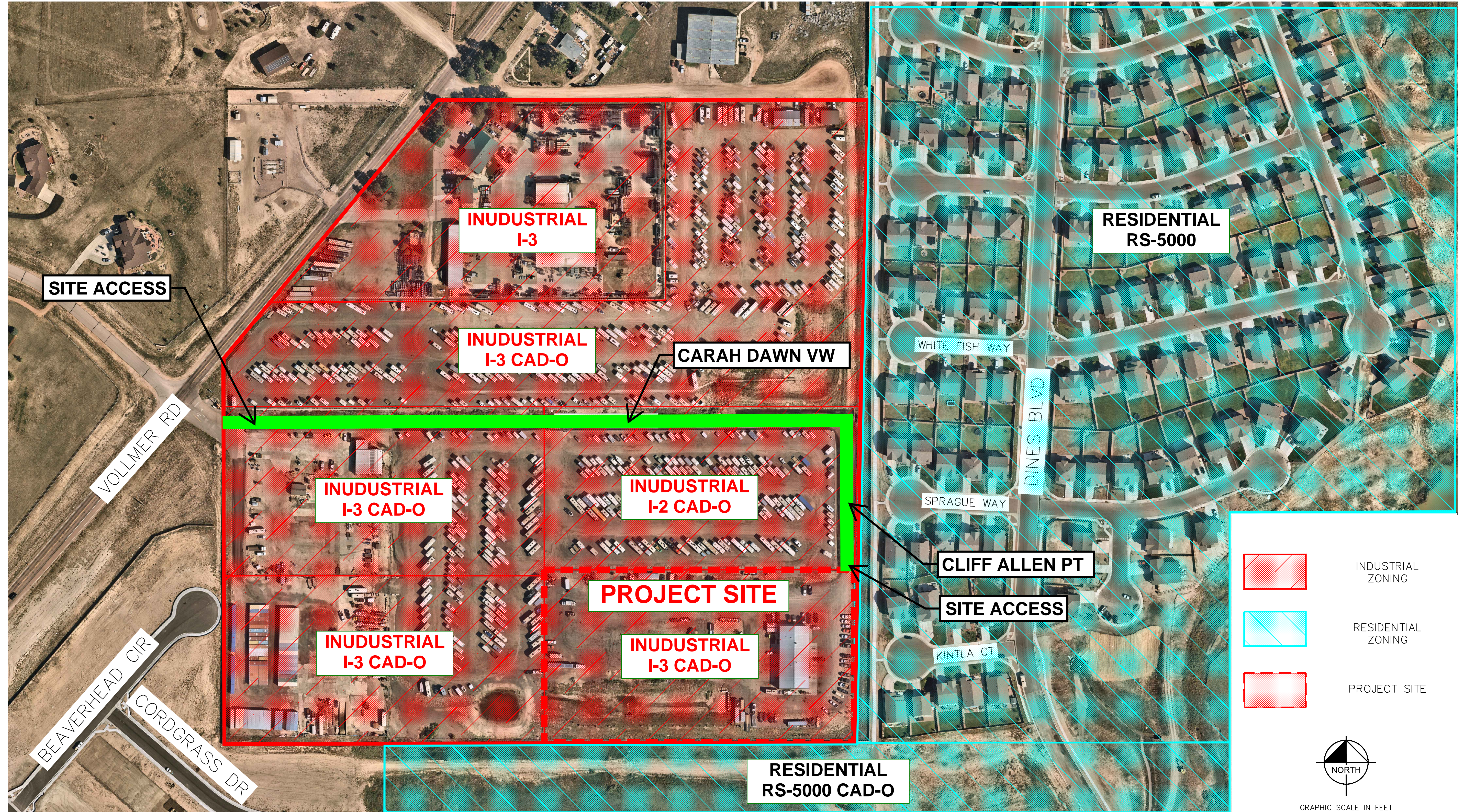
The Colorado Department of Public Health and Environment and the El Paso County Health Department will be notified in writing of any closure of the transfer station of more than 24 working days. Such notification will be provided 30 calendar days prior to the closure

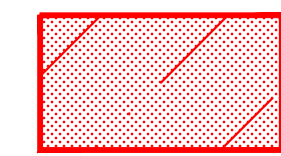
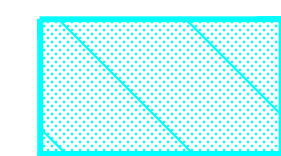

Upon closure requiring notification, all solid wastes will be removed from the site and taken to an approved disposal facility. Final clean-up of the waste handling area will be performed by dry sweeping. Any windblown debris will be collected from the property and both sides of Barbarick and adjacent to the properties.

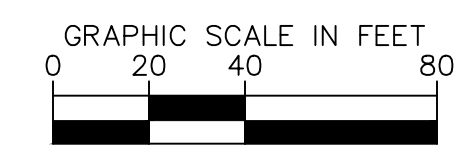
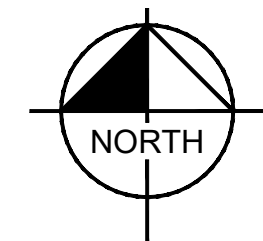


Appendix A: Vicinity Map

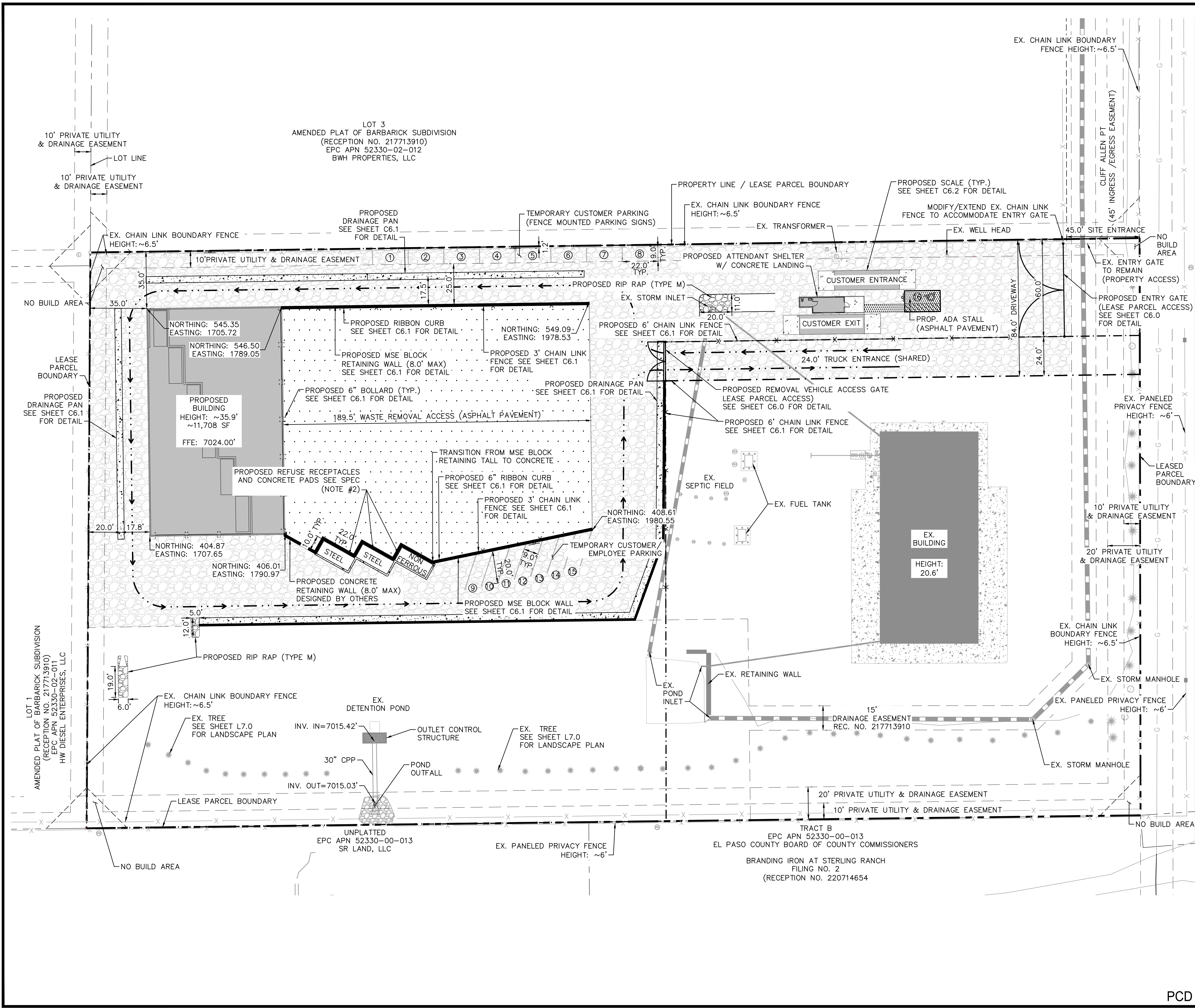
BARBARICK WASTE TRANSFER STATION
PROJECT ZONING & LAND USE MAP



-  INDUSTRIAL ZONING
-  RESIDENTIAL ZONING
-  PROJECT SITE



K:\COS_Civil\196489000_Barbarick Waste Transfer\CADD\PlanSheets\CDs\DP_SP-196489000.dwg Schmelbach, Ryan 12/5/2023 3:58 PM



LEGEND

- PROPERTY LINE
- LEASED PARCEL BOUNDARY
- EX. UTILITY & DRAINAGE EASEMENT
- PROPOSED TRUCK TRAFFIC FLOW
- EX. FENCE
- EX. STORM SEWER
- EX. GAS MAIN
- EX. VEGETATION
- EX. TRANSFORMER
- PROPOSED CHAIN LINK FENCE
- PROPOSED ASPHALT
- PROPOSED CONCRETE
- PROPOSED 10" COMPACTED ROAD BASE
- PROPOSED PARKING

SPECIFICATIONS

1. ALL CONCRETE FLATWORK AND SCALE FOUNDATIONS SHOULD BE IN ACCORDANCE WITH CDOT CLASS D CONCRETE PER TABLE 601-1 OF SECTION 601 OF THE 2022 CDOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION.
2. CONCRETE RECEPTACLE PADS TO BE 8" REINFORCED CDOT CLASS D CONCRETE W/ #4 BARS @ 18" O.C.E.W.
3. PAVEMENT DESIGN PENDING GEOTECHNICAL RECOMMENDATION
4. ALL DRIVABLE SURFACES NOT SPECIFIED AS CONCRETE OR ASPHALT PAVEMENT ARE TO BE 10" COMPACTED ROAD BASE (CDOT CLASS 5 OR APPROVED EQUIVALENT)

NOTES

- * SEE SHEET C1.2 FOR DETAILED SITE PLAN INSETS.



DESIGNED BY: EJK
 DRAWN BY: RES
 CHECKED BY: EJK
 DATE: 12/5/2023

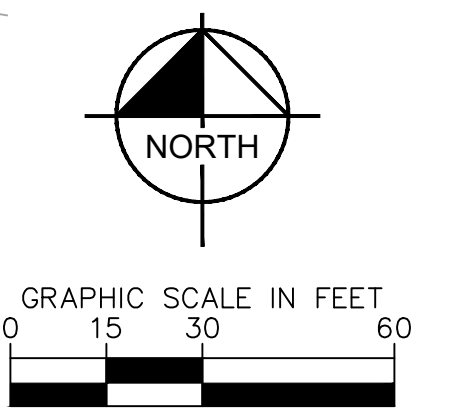
BARBARICK WASTE TRANSFER STATION
 EL PASO COUNTY, COLORADO
 CONSTRUCTION DOCUMENTS
 OVERALL SITE PLAN

PRELIMINARY
 FOR REVIEW ONLY
 NOT FOR
 CONSTRUCTION

 Kimley-Horn and Associates, Inc.

PROJECT NO.
 196489000
 SHEET

C1.1



811 Know what's below.
 Call before you dig.

CALL UTILITY NOTIFICATION
 CENTER OF COLORADO
 1-800-922-1987
CALL 2-BUSINESS DAYS IN ADVANCE
 BEFORE YOU DIG, GRADE, OR EXCAVATE
 FOR THE MARKING OF UNDERGROUND
 MEMBER UTILITIES.

PCD FILE NO. CDR-XX-XXX