



Letter of Intent

Hale Sand Pit Expansion El Paso County, Colorado

Prepared for:
S&K NO1, LLC
PO Box 49681
Colorado Springs, CO 80949
(719) 491-2287

Prepared by:
Kimley-Horn and Associates, Inc.
2 N Nevada Ave
Suite 300
Colorado Springs, CO 80903
(719) 453-0180
Contact: John Heiberger, P.E.

Project #: 096769000

Prepared: March 25, 2019

Please also add file no.
PPR1914

PCD File No. AL1829

Kimley»Horn

March 25, 2019

*El Paso County
Planning and Community Development
2880 International Circle
Colorado Springs, CO 80910*

wrong zoning

Letter of Intent

To whom it may concern,

The proposed Hale Sand Pit Expansion is located on a 150-acre tract of land located southeast of Peyton and currently contains a 9.9-acre sand mining area located at the southwest corner of the property. The proposed expansion will permit an additional 52.5 acres of land for sand mining. The proposed expansion will be performed in 10-acre maximum blocks. Each block will be disturbed, mined, and then reclaimed before mining activities begin in the next block.

The topsoil from the site will be used to create an earthen berm and diversion dike along the Brackett Creek Floodplain boundary. The diversion dike will transport runoff to a proposed sediment basin that will detain, allow for desilting, and release at historical rates into Brackett Creek. This will reduce stormwater sediment pollution to the creek. A Stormwater Management Report and Grading and Erosion Control Plans will be in place to identify necessary best management practices.

Mining activities will be accomplished using dozers, loaders and backhoes to mine the sand. Temporary stockpile areas will be designated by the owner and per the Grading and Erosion Control (GEC) plans. Dump trucks will transport the sand using McClelland Road as the primary haul route.

The current land use designation for the entire property is AG, Grazing Land. After all mining activities have been concluded, the land will be reclaimed such that it can again be utilized as grazing land for agricultural use. The following reclamation plan will be followed:

1. The topsoil will be moved back over the disturbed area and regraded at no more than 4:1 slopes, although it is expected that the reclaimed condition will match existing slopes (+/- 1.0%).
2. Topsoil will be applied to at a minimum 3" of depth.
3. Revegetation will be performed using the seed mix described in the reclamation plan.

Final stabilization shall be achieved and accepted by El Paso County within 8 months post reclamation.

Based on the volume excavated, the Hale Sand pit generates an estimated traffic volume including between three (3) and seven (7) truck roundtrips per day. Therefore, the truck volumes are between 6 trips (in and out) and 14 trips (again in and out) per day, depending on the season and job. There will be approximately two to three employees onsite each day for driving the truck and onsite excavation and loading. These three employees will make 6 trips per day (in and out), for a total of 20 trips per day generated by the Hale Sand pit during the busy season. These peak 20 daily trips generated by Hale Sand pit are expected to continue into the future without an increase over the existing levels when excavation of the new area occurs. If future operations on-site change from that which is described herein resulting in a substantial increase of the estimated peak trip generation, the pit operator will work with the County to address any concerns at that time.

Sincerely,

KIMLEY-HORN AND ASSOCIATES, INC.

A handwritten signature in black ink, appearing to read "John Heiberger". The signature is written in a cursive, flowing style.

John Heiberger, P.E.
Project Manager / Associate