



DEPARTMENT OF PLANNING SERVICES

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FLOODPLAIN PERMIT

July 23, 2014

Denis Clanahan
1873 South Bellaire St Ste 1401
Denver, CO, 80222

RE: Flood Hazard Development Permit application (FHDP14-0021) – Add clean fill in existing pit (Broda Pit) to bring to above water table

Dear Mr. Clanahan:

As a participant in FEMA's National Flood Insurance Program (NFIP), Weld County is required by FEMA to ensure that all development (as defined by FEMA) in a designated 100-year floodplain or floodway is compliant with FEMA, Colorado Water Conservation Board, and Weld County floodplain regulations (Chapter 23, Article XI). The intent of the Weld County floodplain regulations is to promote public health, safety and general welfare and to minimize public and private losses due to flood conditions. Failure to comply with the General and Specific Standards listed in Article XI of the Weld County Code and conditions listed in this FHDP may result in a violation case being brought before the Weld County Board of County Commissioners and potential fines.

Based application materials and the review of the current effective data this Floodplain permit (FHDP14-0021) is **approved** with the following conditions:

1. The applicant shall ensure that the site remains in compliance with FEMA, Colorado Water Conservation Board, and Weld County floodplain regulations (Chapter 23, Article XI) at all times.
2. The site shall remain in compliance with the Use by Special Review (USR) permit.
3. The property owner shall ensure that all fill or obstructions are at or below original grade.
4. The site shall remain in compliance with the Standards of Compliance.

Case Summary:

The submitted application materials are in compliance with the application requirements of Section 23-11-350 of the Weld County Code.

Applicant/Owner: Denis Clanahan Trustee

Engineer: Ramsey (Mike) McDermid, PE #12672

Location:

Legal Description: Being part of the N2 Section 31, T1N, R66W of the 6th P.M., Weld County, CO

Parcel #: 1471-31-0-00-073

Zoning: Agricultural

Current Effective Data

FIRM Community

Panel Map No.: 080266-0995C, dated September 28, 1982

Waterway: South Platte River

All Special Flood Hazard Areas (SFHAs) for the project site are published on the current effective FIRM as Zone A and C indicating that there are no base flood elevations (BFEs) determined. However, this property is located in the area covered by the 2010 Prairie Waters Physical Map Revision. This PMR established BFEs and a floodway. The PMR is being used as best available data per the NFIP requirements. All FIRMs are prepared, distributed, managed, and revised by the Federal Emergency Management Agency (FEMA).

Project Description

The applicant is proposing to place inert fill in a sand and gravel pit lake. The mining was permitted under Use by Special Review (USR-532). Mining has ceased, and the inert fill would be placed over a period of several years to approximately the existing ground surface elevation. The inert fill is permitted under a Minor Amendment to USR-532 (MUSR14-0002).

This project appears to be consistent with Weld County Code Floodplain Regulations Article XI.

General Comments:

Planning Department

The mining operation approved under USR-523 and amended under MUSR14-0002.

Sincerely,



Diana Aungst, AICP, CFM
Planner II