



STATE OF  
COLORADO

Girardi - DNR, Chris <chris.girardi@state.co.us>

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## Co Prop Pit No.1, M2023022- December 2024 Inspection Report

1 message

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**Girardi - DNR, Chris** <chris.girardi@state.co.us>

Thu, Feb 13, 2025 at 10:01 AM

To: "John Dietzler (jdietzler@dietzlerco.com)" <jdietzler@dietzlerco.com>

Cc: Tony Waldron <HyWal94@gmail.com>, Claire Starling <cstarling@holsingerlaw.com>, Jared Ebert - DNR <jared.ebert@state.co.us>

Good morning,

Attached to this email is the Division's Inspection Report for the inspection conducted on December 5, 2024.

A hard copy will not be mailed unless requested.

Please feel free to contact me if you have any questions.

Thanks,

Chris Girardi

Environmental Protection Specialist Intern



**COLORADO**  
Division of Reclamation,  
Mining and Safety  
Department of Natural Resources

P: (720) 793-3041

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**CoPropPitNo.1\_December2024\_InspectionReport.pdf**

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**MINERALS PROGRAM INSPECTION REPORT**  
**PHONE: (303) 866-3567**

The Division of Reclamation, Mining and Safety has conducted an inspection of the mining operation noted below. This report documents observations concerning compliance with the terms of the permit and applicable rules and regulations of the Mined Land Reclamation Board.

<b>MINE NAME:</b> CoProp Pit No. 1	<b>MINE/PROSPECTING ID#:</b> M-2023-022	<b>MINERAL:</b> Sand	<b>COUNTY:</b> Weld
<b>INSPECTION TYPE:</b> Monitoring	<b>WEATHER:</b> Clear	<b>INSP. DATE:</b> December 5, 2024	<b>INSP. TIME:</b> 10:00am
<b>OPERATOR:</b> CoProp LLC	<b>OPERATOR REPRESENTATIVE:</b> Tony Waldron and Claire Starling	<b>TYPE OF OPERATION:</b> 110c - Construction Limited Impact	
<b>REASON FOR INSPECTION:</b> Monitoring	<b>BOND CALCULATION TYPE:</b> Complete	<b>BOND AMOUNT:</b> \$39,400.00	
<b>DATE OF COMPLAINT:</b> NA	<b>POST INSP. CONTACTS:</b> None	<b>JOINT INSP. AGENCY:</b> None	
<b>INSPECTOR(S):</b> Chris Girardi	<b>INSPECTOR'S SIGNATURE:</b> 	<b>SIGNATURE DATE:</b> February 13, 2025	

**GENERAL INSPECTION TOPICS**

This list identifies the environmental and permit parameters inspected and gives a categorical evaluation of each. No problems or possible violations were noted during the inspection. The mine operation was found to be in full compliance with Mineral Rules and Regulations of the Colorado Mined Land Reclamation Board for the Extraction of Construction Materials and/or for Hard Rock, Metal and Designated Mining Operations. Any person engaged in any mining operation shall notify the office of any failure or imminent failure, as soon as reasonably practicable after such person has knowledge of such condition or of any impoundment, embankment, or slope that poses a reasonable potential for danger to any persons or property or to the environment; or any environmental protection facility designed to contain or control chemicals or waste which are acid or toxic-forming, as identified in the permit.

(AR) RECORDS----- <u>N</u>	(FN) FINANCIAL WARRANTY----- <u>N</u>	(RD) ROADS----- <u>Y</u>
(HB) HYDROLOGIC BALANCE----- <u>Y</u>	(BG) BACKFILL & GRADING----- <u>N</u>	(EX) EXPLOSIVES----- <u>N</u>
(PW) PROCESSING WASTE/TAILING---- <u>Y</u>	(SF) PROCESSING FACILITIES----- <u>N</u>	(TS) TOPSOIL----- <u>N</u>
(MP) GENL MINE PLAN COMPLIANCE- <u>Y</u>	(FW) FISH & WILDLIFE----- <u>N</u>	(RV) REVEGETATION---- <u>N</u>
(SM) SIGNS AND MARKERS----- <u>Y</u>	(SP) STORM WATER MGT PLAN---- <u>N</u>	(RS) RECL PLAN/COMP-- <u>N</u>
(ES) OVERBURDEN/DEV. WASTE----- <u>N</u>	(SC) EROSION/SEDIMENTATION--- <u>N</u>	(ST) STIPULATIONS----- <u>N</u>
(AT) ACID OR TOXIC MATERIALS----- <u>N</u>	(OD) OFF-SITE DAMAGE----- <u>N</u>	

Y = Inspected / N = Not inspected / NA = Not applicable to this operation / PB = Problem cited / PV = Possible violation cited

## **OBSERVATIONS**

The CoProp Pit No.1 was inspected on December 5, 2024 by Chris Girardi of the Division of Reclamation, Mining, and Safety (Division) as part of the Divisions' routine monitoring inspection program. Tony Waldron and Claire Starling with Holsinger Law, LLC, were the consultants that represented the Operator, CoProp LLC, during the inspection. The inspection was conducted in conjunction with a pre-operational inspection of the Rodeo Dunes Mine permit, M-2024-049, which will encompass the CoProp Pit No.1 permit. The Rodeo Dunes permit was approved by the Division on January 13, 2025.

The CoProp Pit No.1 is 9.9-acre construction materials permit for the extraction of sand. The site is located approximately 3 miles northwest of Roggen, CO in Weld County. Access to the site is from a private access road south of U.S. Highway 34, then another dirt access road along the northern portion of the permit boundary.

A notice sign was initially not observed during the inspection as required by Rule 1.6.2(b). However, photo documentation that the mine entrance sign is erected was submitted to the Division on January 2, 2025. This is no longer cited as a problem.

Permit boundary markers were observed during the inspection. Approximately 7 acres of the permit are currently disturbed. Mining was being conducted at the time of inspection. Several processing stockpiles, portable conveyers were observed (see Photos 1-3). Topsoil was stockpiled to the southeast of the active mining area and appeared stable. No ponding or evidence of mining into the water table was observed.

The Division currently holds a reclamation bond in the amount of \$39,400.00 for this operation. The Division has evaluated the reclamation liability for the site and determined that the current reclamation bond is adequate. After submittal of the Financial Warranty for the Rodeo Dunes permit, and once that permit is issued, the Operator may request a surety release for the full and final release of the Financial Warranty and acreage for the CoProp Pit No.1, as this reclamation liability was included in the reclamation bond for the Rodeo Dunes permit. This concludes the Division's inspection report; a subset of photos was taken during the time of the inspection are included below. If you need additional information or have any questions, please contact me at the Division of Reclamation, Mining, and Safety, 1313 Sherman Street, Room 215, Denver, CO 80203, by telephone at (720) 793-3041 or by email at [chris.girardi@state.co.us](mailto:chris.girardi@state.co.us).

**PHOTOGRAPHS**



Photo 1: Track-mounted excavator and processing stockpile, facing south.



Photo 2: Portable conveyer and processing stockpiles, facing east.



Photo 3: Portable conveyers, stockpiled material, and powerlines to the east of the site, facing east.

**Inspection Contact Address**

John Dietzler  
CoProp LLC  
3613 N. Lafayette Street  
Denver, Co 80205