

STATE OF
COLORADO

Gagnon - DNR, Nikie <nikie.gagnon@state.co.us>

Vara Coulson Inspection Report and Cost Estimate

1 message

Gagnon - DNR, Nikie <nikie.gagnon@state.co.us>

Wed, Apr 23, 2025 at 2:41 PM

To: garrett varra <gcvarra@gmail.com>

Hi Garrett.

Please see the attached report for the March 7 inspection at the Varra-Coulson site. The report discusses two problems you'll need to address, the groundwater monitoring wells and the financial warranty. Once you review the report, let me know if you have any questions on updating the groundwater monitoring plan. I attached the Division's groundwater monitoring guidance documents for reference.

If you have any comments on the financial warranty estimate, please reach out to me before May 7. I will issue the surety increase after that date.

Kind regards,

--

Nikie Gagnon
Environmental Protection Specialist



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

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DRMS Room 215, 1001 E 62nd Ave, Denver, CO 80216

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4 attachments



INSP-REPORT_M2013064_Varra-Coulson_20250423.pdf
6993K



Cost Summary_Varra-Coulson Resource Project)_M2013064.pdf
295K



Groundwater Monitoring_Sampling and Analysis Plan Guidance.pdf
292K



GW Monitoring and Protection Technical Bulletin - FINAL - 11-19-2019 (1).pdf
350K



COLORADO

Division of Reclamation,
Mining and Safety


Department of Natural Resources

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.

MINE NAME: Varra-Coulson Resource Project	MINE/PROSPECTING ID#: M-2013-064	MINERAL: Gravel and sand	COUNTY: Weld
INSPECTION TYPE: Monitoring	WEATHER: Cloudy	INSP. DATE: March 7, 2025	INSP. TIME: 10:00
OPERATOR: Varra Companies, Inc.	OPERATOR REPRESENTATIVE: Garrett Varra	TYPE OF OPERATION: 112c - Construction Regular Operation	

REASON FOR INSPECTION: Normal I&E Program	BOND CALCULATION TYPE: Complete Bond	BOND AMOUNT: \$343,000.00
DATE OF COMPLAINT: NA	POST INSP. CONTACTS: None	JOINT INSP. AGENCY: None
INSPECTOR(S): Nikie Gagnon	INSPECTOR'S SIGNATURE: 	SIGNATURE DATE: April 23, 2025

The following inspection topics were identified as having Problems or Possible Violations. OPERATORS SHOULD READ THE FOLLOWING PAGES CAREFULLY IN ORDER TO ASSURE COMPLIANCE WITH THE TERMS OF THE PERMIT AND APPLICABLE RULES AND REGULATIONS. If a Possible Violation is indicated, you will be notified under separate cover as to when the Mined Land Reclamation Board will consider possible enforcement action.

INSPECTION TOPIC: Hydrologic Balance

PROBLEM #1: C.R.S. 34-32.5-116(4)(h) and Rule 3.1.6(1) require that operations ensure disturbances to the prevailing hydrologic balance of the affected land and of the surrounding area and to the quantity or quality of water in surface and groundwater systems both during and after the mining operation and during reclamation be minimized. The approved groundwater monitoring plan (2014) requires the operator to sample the groundwater levels monthly at 14 monitoring wells shown on the map in Exhibit G and submit the data with the annual report. The Division reviewed the data submitted with the 2024 annual report and observed the wells during this inspection and found six of the approved monitoring wells have been removed, damaged or are not accessible. The operator has failed to comply with the condition of the approved permit pursuant to C.R.S. 34-32.5-124 by failing to comply with the approved groundwater monitoring plan.

CORRECTIVE ACTIONS: The operator shall submit a Technical Revision, with the required \$216 revision fee, to update the current approved groundwater monitoring plan and well location map. The revision shall include a justification for the removal of monitoring wells and include evidence that there are sufficient sampling locations to assess the impacts to the prevailing hydrologic balance Pursuant to Rule 3.1.6(1). Additionally, in the revised plan, the Operator shall address the SEO requirements for well abandonment and Rule 3.1.5(6) regarding plugging of drill holes and commit to submitting abandonment reports to the Division.

CORRECTIVE ACTION DUE DATE: 5/23/25

INSPECTION TOPIC: Financial Warranty

PROBLEM #2: Problem: The financial warranty is not adequate to reclaim the site in accordance with the approved reclamation plan. This is a failure to maintain the proper financial warranty amount to complete the reclamation of the affected lands pursuant to C.R.S. 34-32.5-117(4)(b) of the Act.

CORRECTIVE ACTIONS: The Division's reclamation cost estimate is enclosed with this report for the Operator's review. The Division requests that any questions or concerns regarding the estimated liability level be forwarded to the Division by May 7, 2025. The Division may issue a surety increase revision after May 7, 2025. In accordance with Rule 4.2.1(2), Varra Companies, Inc. will have 60 days from the date on the surety increase notice to post the additional financial warranty.

CORRECTIVE ACTION DUE DATE: 5/07/25

OBSERVATIONS

The Varra-Coulson Resource Project was inspected by Nikie Gagnon with the Division of Reclamation, Mining and Safety (Division/DRMS) as part of the Division's monitoring inspection program. Garrett Varra, representing Varra Companies, Inc. accompanied the Division during the inspection. The site is located approximately 1 mile east of Greeley, at the intersection of 16th Street and Fern Avenue.

General Mine Plan Compliance

The site is permitted for 100.63 total acres divided into 3 mining fields: north, middle and south fields. The site is mined as a dewatered open pit. According to the approved mining plan, 64.92 acres within the south (Photo 1) and middle (Photo 4) fields will be mined concurrently. The cells are mined at a 2.5H:1V slope (Photo 2) around the perimeter and average 35-40 feet in depth to the pit floor. Overburden is stored in vegetated berms above the highwall around both mining cells (Photo 3). A gravel access road is constructed around the southern cell (Photo 3). According to the operator, the north field is not expected to be disturbed during the life of the mine. Once mining is complete, the middle and south mining areas will be clay lined and backfilled to 3H:1V slope for future use as developed water resources.

During this inspection, the site was inactive, and no heavy equipment was observed at the site. The Operator stated that mining is nearing completion. Stockpiles of mined material were observed in the south (Photo 5) and middle areas and final reclamation work (final grading, topsoiling, seeding) has not been initiated.

Erosion

The mine site lies within the floodplain of the Cache La Poudre River, which flows between the middle and north fields in the northeast corner of the permit area. The Greeley Irrigation Canal #3 runs between the middle and south fields (Photo 9). The Division observed recycled concrete placed on slopes in the northeast corner of the south cell (Photo 6). The operator stated this material was added to prevent slumping and erosion of the slope due to groundwater pressure. The operator will need to update the reclamation plan to show permanent slope stabilization or erosion control material placed around the reservoir. During the inspection, the operator pointed out a swale in the landscape (Photo 10) adjacent to the northeast corner of the south cell. Floodwater from the river would likely flow into the swale before it reaches the highwall of the south cell.

Hydrologic Balance

According to the application, groundwater level averages 4615 ft., approximately 5 to 10 feet below the natural ground level. Dewatering channels are constructed around the perimeter of the mining pits which divert groundwater to a sump area in the floor where it is eventually pumped out of the pit via pipelines (Photos 7-8). During the inspection, the Division observed water discharging from the dewatering pipes into the irrigation canal that flows through the site. The operator has a current NPDES discharge permit from CDPHE (COG500404) and a Substitute Water Supply Plan for replacing groundwater for depletions from DWR (WDID 0302535). Additionally, in accordance with the DRMS requirements to demonstrate the operator can replace long term stream depletions due to exposure of groundwater, the current (2024) Substitute Water Supply Plan notes the acceptance of an affidavit which dedicates ditch shares and decreed water rights for permanent replacement water for the site. The operator committed to notifying the Division within 3 days of any complaint or letter of concern from an adjacent well owner regarding drawdown due to pumping at the site.

The Division observed groundwater monitoring wells on the south and east sides of the permit area. (Photos 14-15). The approved groundwater monitoring plan for the site requires the operator to sample 14 groundwater monitoring wells monthly and submit the groundwater level data to the Division with the annual report. The Division reviewed the groundwater data submitted with the 2024 annual report. In the report, the operator noted that six of the approved monitoring wells have been removed, damaged or are not accessible. Therefore, the operator has failed to comply with the condition of the approved permit pursuant to C.R.S. 34-32.5-124 by failing to comply with the approved groundwater monitoring plan. As noted in Problem #1 above, the operator must submit a Technical Revision to update the approved groundwater monitoring plan and well location map. In accordance with Rule 3.1.6(1), this revision should include a justification for the removal of six monitoring wells and include evidence that there are sufficient sampling locations to continue to assess the impacts to the prevailing hydrologic balance at the site. Additionally, in the revised plan, the Operator should address the SEO requirements for well abandonment and commit to submitting the abandonment reports to the Division. Enclosed is the Division's 2024 Groundwater Monitoring Sampling and Analysis Plan Guidance document for reference in updating the monitoring plan.

Topsoil

The Division observed a large stockpile on the west side of the permit area between the Durham and Varra-Coulson sites (Photo 11). Overall, the stockpile is vegetated and stable. An erosion rill was observed on the south side of the pile (Photo 12). The Division discussed repair and containment options with the operator to ensure topsoil is not washed into the pit area.

Signs and Markers

At the time of this inspection, the mine sign was not observed at the entrance (Photo 16). Following the inspection, the operator submitted evidence of a new sign installed on the entrance gate to the site (Photo 17). The permit boundary is marked by wire fencing around the perimeter on three sides and posts in the corners (Photo 13).

Financial Warranty:

The Division currently holds a financial warranty in the amount of \$343,000.00. Following the inspection, the Division estimated the reclamation liability at the site to be \$443,788.00 which is \$100,788.00 more than the currently held financial warranty. As noted in Problem #2 above, the Division's reclamation cost estimate is enclosed with this report for the Operator's review. The Division requests that any questions or concerns regarding the estimated liability level be forwarded to the Division by May 7, 2025. The Division may issue a surety increase revision after May 7, 2025. In accordance with Rule 4.2.1(2), Varra Companies, Inc. will have sixty (60) days from the date of the notice of surety increase to provide the additional financial warranty.

This concludes the Division's Inspection Report; a subset of photographs taken during the time of the inspection are included below. If you need additional information or have any questions, please contact me at Division of Reclamation, Mining and Safety, 1313 Sherman Street, Room 215, Denver, CO 80203, by telephone at 720-527-1640, or by email at nikie.gagnon@state.co.us.

PHOTOGRAPHS



Photo 1: Looking across the south cell from the southeastern corner.



Photo 2: Looking at the slopes in the south cell along the eastern side.



Photo 3: Looking at the access road and overburden berms along the south end of the permit area.



Photo 4: Looking across the middle cell from the southwestern corner.



Photo 5: Stockpiles of mined material stored in the south cell (red arrow).



Photo 6: Looking at recycled concrete placed on the slope to prevent erosion of the northeast corner of the south pit.



Photo 7: Dewatering trench on the south side of the middle cell (red arrow).



Photo 8: Dewatering pipe discharging into the irrigation ditch on the south end of the middle cell.



Photo 9: Looking northeast at the Greeley Irrigation Canal #3 that runs between the middle and south fields.



Photo 10: Looking at swale in the northeast corner of the permit area, adjacent to the river.



Photo 11: Vegetated topsoil stockpile on the west side of the permit area.



Photo 12: Rill observed on the south side of the topsoil stockpile.



Photo 13: Looking south down the eastern permit boundary, near the entrance to the mine. Overburden stockpiled above the pit on the right, wire fencing marking the permit area on the left.



Photo 14: Groundwater monitoring well P-12 adjacent to the entrance on the east side of the permit area.



Photo 15: Groundwater monitoring well P-10 on the south side of the permit area.



Photo 16: Looking at the front entrance to the mine site. No mine sign observed during the inspection.



Photo 17: Mine sign installed on the gate at the front entrance. Photo submitted by the operator on March 14, 2025.

GENERAL INSPECTION TOPICS

The following list identifies the environmental and permit parameters inspected and gives a categorical evaluation of each

(AR) RECORDS----- <u>Y</u>	(FN) FINANCIAL WARRANTY----- <u>PB</u>	(RD) ROADS----- <u>N</u>
(HB) HYDROLOGIC BALANCE----- <u>PB</u>	(BG) BACKFILL & GRADING----- <u>Y</u>	(EX) EXPLOSIVES----- <u>N</u>
(PW) PROCESSING WASTE/TAILING---- <u>N</u>	(SF) PROCESSING FACILITIES----- <u>N</u>	(TS) TOPSOIL----- <u>Y</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>Y</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

Inspection Contact Address

Garrett Varra
Varra Companies, Inc.
12618 County Road 13
Longmont, CO 80504

Enclosure: Reclamation Cost Estimate
DRMS Groundwater Monitoring Sampling and Analysis Plan Guidance

CC: Jared Ebert, Senior EPS, DRMS

COST SUMMARY WORK

Task description: _____

Site: Varra-Coulson Resource Project Permit Action: 2025 Inspection Permit/Job#: M2013064

PROJECT IDENTIFICATION

Task #: 000 State: Colorado Abbreviation: None
Date: 3/6/2025 County: Weld Filename: M064-000
User: NCG

Agency or organization name: DRMS

TASK LIST (DIRECT COSTS)

Task	Description	Form Used	Fleet Size	Task Hours	Cost
001	Grade Pit Walls - South / Middle Fields	DOZER	1	842.60	\$291,156
002	Dewater Middle/South Fields	SITEMAINT ENANCE	1	0.00	\$6,213
003	Replace Topsoil - 12.21 Acres X 6" Depth	SCRAPER1	1	7.33	\$12,390
004	Revegetate 12.21 Acres - no mulch, cover crop	REVEGE	1	40.00	\$12,302
005	Mob / Demob	MOBILIZE	1	3.33	\$5,885
006	Water Augmentation Requirement	SITEMAINT ENANCE	1	0.00	\$0
<u>SUBTOTALS:</u>				893.26	\$327,946

INDIRECT COSTS

OVERHEAD AND PROFIT:

Liability insurance:	2.02	Total =	\$6,625
Performance bond:	1.05	Total =	\$3,443
Job superintendent:	446.63	Total =	\$35,404
Profit:	10.00	Total =	\$32,795
		TOTAL O & P =	\$78,267
		CONTRACT AMOUNT (direct + O & P) =	\$406,213

LEGAL - ENGINEERING - PROJECT MANAGEMENT:

Financial warranty processing (legal/related costs):	\$0	Total =	\$0
Engineering work and/or contract/bid preparation:	4.25	Total =	\$17,264
Reclamation management and/or administration:	5.00		\$20,311

CONTINGENCY: 0.00 Total = \$0

TOTAL INDIRECT COST = \$115,842

TOTAL BOND AMOUNT (direct + indirect) = \$443,788

BULLDOZER WORKTask description: **Grade Pit Walls - South / Middle Fields**Site: **Varra-Coulson Resource Project**Permit Action: **2025 Inspection**Permit/Job#: **M2013064****PROJECT IDENTIFICATION**Task #: **001**
Date: **3/6/2025**
User: **NCG**State: **Colorado**
County: **Weld**Abbreviation: **None**
Filename: **M064-001**Agency or organization name: **DRMS****HOURLY EQUIPMENT COST**Basic Machine: **Cat D8T - 8SU**
Horsepower: **310**
Blade Type: **Semi-Universal**
Attachment: **3-shank ripper**
Shift Basis: **1 per day**
Data Source: **(CRG)****Cost Breakdown:**

		<u>Utilization %</u>
Ownership Cost/Hour:	\$173.32	NA
Operating Cost/Hour:	\$109.71	100
Ripper own. Cost/Hour:	\$14.53	NA
Ripper op. Cost/Hour:	\$7.95	100
Operator Cost/Hour:	\$40.04	NA
Total unit Cost/Hour:	\$345.55	
Total Fleet Cost/Hour:	\$345.55	

MATERIAL QUANTITIESInitial Volume: **144,859**
Swell factor: **1.000**
Loose volume: **144,859 LCY**Source of estimated volume: **Division of Reclamation, Mining & Safety**
Source of estimated swell factor: **Cat Handbook****HOURLY PRODUCTION**Average push distance: **125 feet**
Unadjusted hourly production: **726.3 LCY/hr**Materials consistency description: **Compacted fill or embankment 0.9**Average push gradient: **15 %**
Average site altitude: **4,630 feet**Material weight: **2,900 lbs/LCY**Weight description: **Sand and gravel - Dry****Job Condition Correction Factor**

		<u>Source</u>
Operator Skill:	0.750	(AVG.)
Material consistency:	0.900	(CAT HB))
Dozing method:	1.000	(GEN.)

Visibility:	1.000	(AVG.)
Job efficiency:	0.830	(1 SHIFT/DAY)
Spoil pile:	0.800	(FND-RF)
Push gradient:	0.666	(CAT HB)
Altitude:	1.000	(CAT HB)
Material Weight:	0.793	(CAT HB)
Blade type:	1.000	(PAT)

Net correction: 0.2367

Adjusted unit production: 171.92 LCY/hr

Adjusted fleet production: **171.92 LCY/hr**

JOB TIME AND COST

Fleet size: 1 Dozer(s)

Unit cost: \$2.010/LCY

Total job time: **842.60 Hours**

Total job cost: **\$291,156**

SITE MAINTENANCE

Task description: Dewater Middle/South Fields

Site: Varra-Coulson Resource Project

Permit Action: 2025 Inspection

Permit/Job#: M2013064

PROJECT IDENTIFICATION

Task #: 002

State: Colorado

Abbreviation: None

Date: 3/6/2025

County: Weld

Filename: M064-002

User: NCG

Agency or organization name: DRMS

UNIT COSTS

Maintenance Item	Hours per Year	Menu Selection	Quantity	Unit	Unit Cost	Total Cost
Dewater Middle/South Fields - 59.3 Acres	638.64	USER PROVIDED ITEM	1.00	1	\$6,213.03	\$6,213.03

Job Hours: 0.00

Total Cost: \$6,213.03

SCRAPER TEAM WORKTask description: **Replace Topsoil - 12.21 Acres X 6" Depth**Site: **Varra-Coulson Resource Project**Permit Action: 2025 InspectionPermit/Job#: M2013064**PROJECT IDENTIFICATION**Task #: 003
Date: 3/6/2025
User: NCGState: Colorado
County: WeldAbbreviation: None
Filename: M064-003Agency or organization name: DRMS**HOURLY EQUIPMENT**COSTShift basis: 1 per day

	Equipment Description
-Scraper:	Cat 637G
-Dozer:	NA
Support Equipment -Load Area:	NA
-Dump Area:	NA
Road Maintenance -Motor Grader:	CAT 120M
-Water Truck:	Water Tanker, 2,500 Gal.

Cost Breakdown:

	Scraper Work Team		Support Equipment		Maintenance Equipment	
	Scraper	Dozer	Load Area	Dump Area	Motor Grader	Water Truck
%Utilization-machine:	100	NA	NA	NA	100	75
Ownership cost/hour:	\$329.66	NA	NA	NA	\$52.82	\$11.65
Operating cost/hour:	\$347.48	NA	NA	NA	\$43.76	\$16.84
%Utilization-ripper:	NA	NA	NA	NA	NA	NA
Ripper own. cost/hour:	NA	NA	NA	NA	\$0.00	\$0.00
Ripper op. cost/hour:	NA	NA	NA	NA	\$0.00	\$0.00
Operator cost/hour:	\$57.52	NA	NA	NA	\$56.70	\$38.91
Unit Subtotals:	\$734.66	NA	NA	NA	\$153.28	\$67.40
Number of Units:	2	0	0	0	1	1
Group Subtotals:	Work:	\$1,469.32	Support:	\$0.00	Maint:	\$220.68

Total work team cost/hour: **\$1,690.00****MATERIAL QUANTITIES**Initial volume: 9,849 CCY Swell factor: 1.000
Loose volume: 9,849 LCYSource of estimated volume: Division of Reclamation, Mining & Safety
Source of estimated swell factor: Cat Handbook**HOURLY PRODUCTION****Scraper Bowl (volume) Basis:**

Material weight:	<u>1,600 lbs/LCY</u>	Struck Volume:	<u>24.00</u>	LCY
Material description:	<u>Top Soil</u>	Heaped Volume:	<u>34.00</u>	LCY
Rated Payload:	<u>81,600 pounds</u>	Average Volume:	<u>29.00</u>	LCY
Payload Capacity:	<u>51.00 LCY</u>	Adjusted Capacity:	<u>29.00</u>	LCY

Cycle Time:Scraper Loading Time: 0.80 MinutesManeuver and Spread Time: 0.60 MinutesJob Condition Correction:

Site Altitude: 4630 feet

	Scraper	Push Dozer	Source
Altitude Adj:	1.000	NA	(CAT HB)
Job Efficiency:	0.830	NA	(CAT HB)
Net Correction:	0.830	NA	

Travel Time:Road Condition: Firm, smooth, rolling, dirt/lt. surfaced, watered, maintained 3.0Haul Route:

Seg #	Haul Distance (Ft)	Grade (%)	Roll. Res (%)	Total Res (%)	Velocity (fpm)	Travel Time (min)
1	600.00	-2.00	3.00	1.00	2952	0.37

Haul Time: 0.37 minutesReturn Route:

Seg #	Haul Distance (Ft)	Grade (%)	Roll. Res (%)	Total Res (%)	Velocity (fpm)	Travel Time (min)
1	600.00	2.00	3.00	5.00	2795	0.38

Return Time: 0.38 minutesTotal Scraper team cycle time: 2.15 minutesAdjusted for job conditions: 671.72 LCY/HourSelected Number of Scrapers: 2 Scraper(s)Adjusted single scraper team (unit) hourly production: 1,343.44 LCY/HourAdjusted multiple scraper team (fleet) hourly production: 1,343.44 LCY/HourUnadjusted unit production/hour: 809.30 LCY/Hour

Optimal Number of Scrapers per push dozer: _____

JOB TIME AND COSTFleet size: 1 Team(s)Total job time: 7.33 HoursUnit cost: \$1.258 /LCYTotal job cost: \$12,390

REVEGETATION WORKTask description: Revegetate 12.21 Acres - no mulch, cover cropSite: Varra-Coulson Resource ProjectPermit Action: 2025 InspectionPermit/Job#: M2013064**PROJECT IDENTIFICATION**Task #: 004
Date: 3/6/2025
User: NCGState: Colorado
County: WeldAbbreviation: None
Filename: M064-004Agency or organization name: DRMS**FERTILIZING****Materials**

Description	Units / Acre	Unit	Cost / Unit	Cost /Acre
0-20-20, 4-8-12, 10-10-10	12.00	pound	\$0.64	\$7.66
			Total Fertilizer Materials Cost/Acre	\$7.66

Application

Description	Cost /Acre
Tractor towed spreader (MEANS 32 01 90.13 0120)	\$43.12
Total Fertilizer Application Cost/Acre	\$43.12

TILLING

Description	Cost /Acre
Disc harrowing, 6" deep (MEANS 32 91 13.23 6100)	\$117.61
Weed control spraying (MEANS 31 31 16.13 3100)	\$338.80
Total Tilling Cost/Acre	\$456.41

SEEDING

Seed Mix	Rate – PLS LBS / Acre	Seeds per SQ. FT	Cost /Acre
Alfalfa - Common	5.00	24.10	\$19.96
Alkali Sacaton	0.01	0.39	\$0.29
Switchgrass - Blackwell	0.90	8.04	\$11.90
Blue Grama - Lovington	0.20	3.26	\$5.55
Indian Ricegrass - Native	1.90	6.15	\$32.85
Sand Dropseed	0.01	1.19	\$0.13
Kentucky Bluegrass - Ginger	0.05	2.47	\$0.21
Little Bluestem - Pastura	0.70	4.18	\$11.11
Sideoats Grama - Vaughn	1.80	5.91	\$44.26

Strawberry Clover (coated)	0.10	0.68	\$0.98
Smooth Brome - Manchar	0.10	0.33	\$0.52
Sheep Fescue - Covar	0.40	6.24	\$2.47
Tall Wheatgrass - Jose	1.10	1.99	\$6.32
Totals Seed Mix	12.27	64.94	\$136.55

Application

Description	Cost /Acre
Drill Seeding (DRMS Survey Cost)	\$236.64
Total Seed Application Cost/Acre	\$236.64

MULCHING and MISCELLANEOUS**Materials**

Description	Units / Acre	Unit	Cost / Unit	Cost /Acre
			\$	\$
Total Mulch Materials Cost/Acre				\$0.00

Application

Description	Cost /Acre
	\$
Total Mulch Application Cost/Acre	\$0.00

NURSERY STOCK PLANTING

Common Name	No / Acre	Type and Size	Planting Cost	Fertilizer Pellet Cost	Cost /Acre
					\$
Totals Nursery Stock Cost / Acre					\$0.00

JOB TIME AND COST

No. of Acres: 12.21 Cost /Acre: \$880.38
 Estimated Failure Rate: 30% Cost /Acre*: \$423.97
 *Selected Replanting Work Items: FERTILIZING,SEEDING

Initial Job Cost: **\$10,749.44**
 Reseeding Job Cost: **\$1,553.00**
 Total Job Cost: **\$12,302**
 Job Hours: **40.00**

EQUIPMENT MOBILIZATION/DEMOBILIZATIONTask description: **Mob / Demob**Site: **Varra-Coulson Resource**
ProjectPermit Action: 2025 InspectionPermit/Job#: M2013064**PROJECT IDENTIFICATION**

Task #: 005 State: Colorado Abbreviation: None
 Date: 3/6/2025 County: Weld Filename: M064-005
 User: NCG

Agency or organization name: DRMS**EQUIPMENT TRANSPORT RIG COST**

Shift basis: 1 per day
 Cost Data Source: CRG Data

Truck Tractor Description: GENERIC ON-HIGHWAY TRUCK TRACTOR, 6X4, DIESEL POWERED,
400 HP (2ND HALF, 2006)Truck Trailer Description: GENERIC FOLDING GOOSENECK, DROP DECK EQUIPMENT
TRAILER (25T, 50T, AND 100T)**Cost Breakdown:**

Available Rig Capacities	0-25 Tons	26-50 Tons	51+ Tons
Ownership Cost/Hour:	\$10.44	\$22.18	\$23.94
Operating Cost/Hour:	\$26.48	\$54.55	\$55.65
Operator Cost/Hour:	\$22.52	\$22.52	\$22.52
Helper Cost/Hour:	\$0.00	\$23.53	\$23.53
Total Unit Cost/Hour:	\$59.44	\$122.78	\$125.64

NON ROADABLE EQUIPMENT:

Machine Description	Weight/ Unit (TONS)	Owner ship Cost/hr/ unit	Haul Rig Cost/hr/unit	Fleet Size	Haul Trip Cost/hr/ fleet	Return Trip Cost/hr/ fleet	DOT Permit Cost/ fleet
Cat D8T - 8SU	53.08	\$187.85	\$125.64	1	\$313.49	\$125.64	\$250.00
CAT 120M	15.53	\$55.88	\$59.44	1	\$115.32	\$59.44	\$250.00
Cat 637G	57.28	\$329.66	\$125.64	2	\$910.60	\$251.28	\$500.00

Subtotals: **\$1,339.41** **\$436.36** **\$1,000.00****ROADABLE EQUIPMENT:**

Machine Description	Total Cost/hr/ unit	Fleet Size	Haul Trip Cost/hr/ fleet	Return Trip Cost/hr/ fleet
Water Tanker, 2,500 Gal.	\$34.10	1	\$34.10	\$34.10

Subtotals: **\$34.10** **\$34.10**

EQUIPMENT HAUL DISTANCE and Time

Nearest Major City or Town within project area region:	<u>GREELEY</u>	
Total one-way travel distance:	<u>10.00</u>	miles
Average Travel Speed:	<u>30.00</u>	mph

Total Non-Roadable Mob/Demob Cost *	<u>\$5,862.67</u>
** two round trips with haul rig:	
Total Roadable Mob/Demob Cost **	<u>\$22.73</u>
** one round trip, no haul rig:	

Transportation Cycle Time:

	Non-Roadable Equipment	Roadable Equipment
Haul Time (Hours):	<u>0.33</u>	<u>0.33</u>
Return Time (Hours):	<u>0.33</u>	<u>0.33</u>
Loading Time (Hours):	<u>0.50</u>	<u>NA</u>
Unloading Time (Hours):	<u>0.50</u>	<u>NA</u>
Subtotals:	<u>1.67</u>	<u>0.67</u>

JOB TIME AND COST

Total job time: 3.33 Hours

Total job cost: \$5,885

SITE MAINTENANCE

Task description: Water Augmentation Requirement

Site: Varra-Coulson Resource Project Permit Action: 2025 Inspection Permit/Job#: M2013064

PROJECT IDENTIFICATION

Task #: 006 State: Colorado Abbreviation: None
Date: 3/6/2025 County: Weld Filename: M064-006
User: NCG

Agency or organization name: DRMS

UNIT COSTS

Maintenance Item	Hours per Year	Menu Selection	Quantity	Unit	Unit Cost	Total Cost
Operator committed water rights for augmentation requirement	1.00	USER PROVIDED ITEM	1.00	1	\$0.01	\$0.01

Job Hours: 0.00

Total Cost: \$0.01