



May 12, 2025

Mr. Albert Lionelle
US Soil Conditioning Company
P.O. Box 926
Salida, CO 81201

RE: Maverick Placer, Permit No. M-1979-206; Technical Revision TR-1, Adequacy Review

Dear Mr. Lionelle,

On May 1, 2025, the Division of Reclamation, Mining, and Safety (Division/DRMS) received the Technical Revision application (TR-1) to provide an updated map of the permitted area and to make changes to the depth of topsoil and the seed mix in the reclamation plan. Upon review of the TR-1 application, the following deficiencies were found. Please address the items with a cover letter and any additional supplemental items to sufficiently address the deficiencies identified.

1. The breakdown of the permitted area provided in the TR-1 application gives a total permitted acreage of 24.37 acres. According to the permit file, the original permitted acreage was 42.90 acres, the approved AR-1 released 5.90 acres from the permit resulting in a total acreage of 37.00 acres. Provide a breakdown of the acreage for the complete 37.00 acres that are permitted along with a corresponding map showing the complete acreage.
2. The maps submitted showing the Primary Mine area and the Rock Storage A-frame area do not meet map requirements outlined in Rule 6.2.1(2). Resubmit the maps with the following items included:
 - a. The name of the applicant, per Rule 6.2.1(2)(a).
 - b. The name and signature of the qualified preparer of the maps, per Rule 6.2.1(2)(b).
 - c. The preparation date of the maps, per Rule 6.2.1(2)(c).
 - d. Identify and outline the area which corresponds with the 37.00 acres permitted, per Rule 6.2.1(2)(d) (see item #1 above).
 - e. A north arrow and scale no larger than 1 inch = 50 feet or smaller than 1 inch = 660 feet, per Rule 6.2.1(2)(e).



May 12, 2025
Mr. Albert Lionelle
US Soil Conditioning Company
Page 2 of 2

3. The suggested adjustments made to the topsoil depth and the seed mix are acceptable. The Division calculated the required financial warranty based on these changes and the amount is \$52,306.00. Review the attached calculations for reclamation cost estimate and provide comments to the Division.

This concludes the Division's adequacy review of the TR-1 application. ***The decision date for the application is May 31, 2025.*** If more time is required to address the items identified above, submit a written request to extend the decision date to the Division by the decision date.

If you have any question, please contact me by email at Jocelyn.carter@state.co.us or by phone at (720) 666-1065.

Sincerely,



Jocelyn Carter
Environmental Protection Specialist

Enclosed: Division's Calculated Reclamation Cost Estimate

Ec: Amy Eschberger, DRMS
Joseph Lionelle, US Soil Conditioning Company

COST SUMMARY WORK

Task description: Cost Summary

Site: Maverick Placer

Permit Action: 2025 TR1

Permit/Job#: M1979206

PROJECT IDENTIFICATION

Task #: 000

State: Colorado

Abbreviation: None

Date: 5/12/2025

County: Fremont

Filename: M206-000

User: JLC

Agency or organization name: DRMS

TASK LIST (DIRECT COSTS)

Task	Description	Form Used	Fleet Size	Task Hours	Cost
001	Shape & Blend Mine Area	DOZER	1	155.10	\$16,831
002	Spread Topsoil	DOZER	1	10.72	\$1,163
003	Reveg 6.97 Acres	REVEGE	1	7.00	\$14,006
004	Mob/Demob	MOBILIZE	1	3.48	\$3,306
<u>SUBTOTALS:</u>				176.3	\$35,306

INDIRECT COSTS

OVERHEAD AND PROFIT:

Liability insurance: 2.02
Performance bond: 1.05
Job superintendent: 88.15
Profit: 10.00

Total = \$713

Total = \$371

Total = \$6,988

Total = \$3,531

TOTAL O & P = \$11,602

CONTRACT AMOUNT (direct + O & P) = \$46,908

LEGAL - ENGINEERING - PROJECT MANAGEMENT:

Financial warranty processing (legal/related costs): \$0
Engineering work and/or contract/bid preparation: 4.25
Reclamation management and/or administration: 5.00

Total = \$0

Total = \$1,994

\$2,345

CONTINGENCY: 3.00

Total = \$1,059

TOTAL INDIRECT COST = \$17,000

TOTAL BOND AMOUNT (direct + indirect) = \$52,306

BULLDOZER WORKTask description: **Shape & Blend Mine Area**Site: **Maverick Placer**Permit Action: **2025 TR1**Permit/Job#: **M1979206****PROJECT IDENTIFICATION**Task #: **001**State: **Colorado**Abbreviation: **None**Date: **5/12/2025**County: **Fremont**Filename: **M206-001**User: **JLC**Agency or organization name: **DRMS****HOURLY EQUIPMENT COST**Basic Machine: **Cat D5N LGP - 5P**Horsepower: **96**Blade Type: **Power Angle Tilt**Attachment: **NA**Shift Basis: **1 per day**Data Source: **(CRG)****Cost Breakdown:**

		<u>Utilization %</u>
Ownership Cost/Hour:	\$39.33	NA
Operating Cost/Hour:	\$30.60	100
Ripper own. Cost/Hour:	\$0.00	NA
Ripper op. Cost/Hour:	\$0.00	0
Operator Cost/Hour:	\$38.59	NA

Total unit Cost/Hour: **\$108.52**Total Fleet Cost/Hour: **\$108.52****MATERIAL QUANTITIES**Initial Volume: **10,700**Swell factor: **1.125**Loose volume: **12,038 LCY**Source of estimated volume: **Exhibit L - 50 hrs w/ Dozer**Source of estimated swell factor: **Cat Handbook****HOURLY PRODUCTION**Average push distance: **150 feet**Unadjusted hourly production: **205.2 LCY/hr**Materials consistency description: **Consolidated stockpile 1.0**Average push gradient: **0 %**Average site altitude: **7,600 feet**Material weight: **2,650 lbs/LCY**Weight description: **Decomposed rock - 25% Rock, 75% Earth****Job Condition Correction Factor**

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

Job efficiency:	0.830	(1 SHIFT/DAY)
Spoil pile:	0.700	(FND-MF)
Push gradient:	1.000	(CAT HB)
Altitude:	1.000	(CAT HB)
Material Weight:	0.868	(CAT HB)
Blade type:	1.000	(PAT)

Net correction: 0.3782

Adjusted unit production: 77.61 LCY/hr

Adjusted fleet production: 77.61 LCY/hr

JOB TIME AND COST

Fleet size: 1 Dozer(s)

Unit cost: \$1.398/LCY

Total job time: 155.10 Hours

Total job cost: \$16,831

BULLDOZER WORKTask description: Spread TopsoilSite: Maverick PlacerPermit Action: 2025 TR1Permit/Job#: M1979206**PROJECT IDENTIFICATION**Task #: 002State: ColoradoAbbreviation: NoneDate: 5/12/2025County: FremontFilename: 002User: JLCAgency or organization name: DRMS**HOURLY EQUIPMENT COST**Basic Machine: Cat D5N LGP - 5PHorsepower: 96Blade Type: Power Angle TiltAttachment: NAShift Basis: 1 per dayData Source: (CRG)**Cost Breakdown:**

		<u>Utilization %</u>
Ownership Cost/Hour:	\$39.33	NA
Operating Cost/Hour:	\$30.60	100
Ripper own. Cost/Hour:	\$0.00	NA
Ripper op. Cost/Hour:	\$0.00	0
Operator Cost/Hour:	\$38.59	NA

Total unit Cost/Hour: \$108.52Total Fleet Cost/Hour: \$108.52**MATERIAL QUANTITIES**Initial Volume: 1,865Swell factor: 1.125Loose volume: 2,098 LCYSource of estimated volume: Exhibit E - 7 acres, 2" topsoil placedSource of estimated swell factor: Cat Handbook**HOURLY PRODUCTION**Average push distance: 50 feetUnadjusted hourly production: 464.3 LCY/hrMaterials consistency description: Consolidated stockpile 1.0Average push gradient: -5 %Average site altitude: 7,600 feetMaterial weight: 2,650 lbs/LCYWeight description: Decomposed rock - 25% Rock, 75% Earth**Job Condition Correction Factor**

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

Job efficiency:	0.830	(1 SHIFT/DAY)
Spoil pile:	0.700	(FND-MF)
Push gradient:	1.115	(CAT HB)
Altitude:	1.000	(CAT HB)
Material Weight:	0.868	(CAT HB)
Blade type:	1.000	(PAT)

Net correction: 0.4217

Adjusted unit production: 195.80 LCY/hr

Adjusted fleet production: **195.8** LCY/hr

JOB TIME AND COST

Fleet size: 1 Dozer(s)

Unit cost: \$0.554/LCY

Total job time: **10.72** Hours

Total job cost: **\$1,163**

REVEGETATION WORKTask description: Reveg 6.97 AcresSite: Maverick PlacerPermit Action: 2025 TR1Permit/Job#: M1979206PROJECT IDENTIFICATIONTask #: 003State: ColoradoAbbreviation: NoneDate: 5/12/2025County: FremontFilename: M206-003User: JLCAgency or organization name: Exhibit LFERTILIZING**Materials**

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

Application

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

TILLING

Description	Cost /Acre
Chisel plowing {DMG}	\$102.41
Total Tilling Cost/Acre	\$102.41

SEEDING

Seed Mix	Rate – PLS LBS / Acre	Seeds per SQ. FT	Cost /Acre
Blue Grama - Native	4.00	65.29	\$85.30
Indian Ricegrass - Native	4.00	12.95	\$69.17
Western Wheatgrass - Native	6.00	15.15	\$54.03
Totals Seed Mix	14.00	93.39	\$208.50

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
Hay, delivered {MEANS 31 25 14.16 1200}	2.00	TON	\$492.78	\$985.56
Herbicide - 2,4D @ 1.0 pt/ac	2.00	ACRE	\$4.13	\$8.25
Total Mulch Materials Cost/Acre				\$993.81

Application

Description	Cost / Acre
Crimping, with tractor {DMG survey data}	\$85.37
Power mulcher (MEANS 32 91 13.16 0350)	\$157.25
Weed spray, truck, non-aquatic area, nox. [DMG]	\$83.26
Total Mulch Application Cost/Acre	\$325.89

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:	7	Cost /Acre:	\$1,867.25
Estimated Failure Rate:	30%	Cost /Acre*:	\$445.14
*Selected Replanting Work Items:	SEEDING		
Initial Job Cost:	\$13,070.75		
Reseeding Job Cost:	\$934.79		
Total Job Cost:	\$14,006		
Job Hours:	7.00		

EQUIPMENT MOBILIZATION/DEMOBILIZATIONTask description: **Mob/Demob**Site: **Maverick Placer**Permit Action: **2025 TR1**Permit/Job#: **M1979206****PROJECT IDENTIFICATION**Task #: **004**State: **Colorado**Abbreviation: **None**Date: **5/12/2025**County: **Fremont**Filename: **M206-004**User: **JLC**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 D5N LGP - 5P	12.10	\$43.05	\$59.44	1	\$102.49	\$59.44	\$250.00
Drill/Broadcast Seeder with Tractor	25.00	\$41.02	\$59.44	2	\$200.92	\$118.88	\$500.00
Power Mulcher (Bowie LD-90)	6.00	\$27.21	\$59.44	1	\$86.65	\$59.44	\$250.00

Subtotals: **\$390.06** **\$237.76** **\$1,000.00****ROADABLE EQUIPMENT:**

Machine Description	Total Cost/hr/ unit	Fleet Size	Haul Trip Cost/hr/ fleet	Return Trip Cost/hr/ fleet
Light Duty Pickup, 4x4, 1 T. Crew	\$24.60	1	\$24.60	\$24.60

Subtotals: **\$24.60** **\$24.60**

EQUIPMENT HAUL DISTANCE and Time

Nearest Major City or Town within project area region:	<u>SALIDA</u>	
Total one-way travel distance:	<u>8.00</u>	miles
Average Travel Speed:	<u>40.00</u>	mph

Total Non-Roadable Mob/Demob Cost *	<u>\$3,296.49</u>
** two round trips with haul rig:	
Total Roadable Mob/Demob Cost **	<u>\$9.84</u>
** one round trip, no haul rig:	

Transportation Cycle Time:

	Non-Roadable Equipment	Roadable Equipment
Haul Time (Hours):	<u>0.20</u>	<u>0.20</u>
Return Time (Hours):	<u>0.20</u>	<u>0.20</u>
Loading Time (Hours):	<u>0.67</u>	<u>NA</u>
Unloading Time (Hours):	<u>0.67</u>	<u>NA</u>
Subtotals:	<u>1.74</u>	<u>0.40</u>

JOB TIME AND COST

Total job time: 3.48 Hours

Total job cost: \$3,306