

State of Colorado Oil and Gas Conservation Commission

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Document Number:

400324741

Date Received:

11/02/2012

Oil and Gas Location Assessment

☒ New Location ☐ Amend Existing Location Location#: _____

Submit original plus one copy. This form is to be submitted to the COGCC prior to any ground disturbance activity associated with oil and gas development operations. This Assessment may be approved as a standalone application or submitted as an informational report accompanying an Application for Permit-To-Drill, Form 2. Approval of this Assessment will allow for the construction of the below specified location; however, it does not supersede any land use rules applied by the local land use authority. This form may serve as notice to land owners and other interested parties, please see the COGCC web site at <http://colorado.gov/cogcc/> for all accompanying information pertinent to this Oil and Gas Location Assessment.

Location ID:

431077

Expiration Date:

12/11/2015
☐ This location assessment is included as part of a permit application.

1. CONSULTATION

- ☐ This location is included in a Comprehensive Drilling Plan. CDP # _____
- ☐ This location is in a sensitive wildlife habitat area.
- ☐ This location is in a wildlife restricted surface occupancy area.
- ☐ This location includes a Rule 306.d.(1)A.ii. variance request.

2. Operator

Operator Number: 10261

Name: BAYSWATER EXPLORATION AND PRODUCTION LLC

Address: 730 17TH ST STE 610

City: DENVER State: CO Zip: 80202

3. Contact Information

Name: Julie L. Padilla

Phone: (303) 928-7128

Fax: (303) 962-6237

email: jpadilla@petro-fs.com

4. Location Identification:

Name: River Bluffs Multi Well Pad Number: 18-13

County: LARIMER

QuarterQuarter: SWNE Section: 13 Township: 6N Range: 68W Meridian: 6 Ground Elevation: 4802

Define a single point as a location reference for the facility location. This point should be used as the point of measurement in the drawings to be submitted with this application. When the location is to be used as a well site then the point shall be a well location.

Footage at surface: 1758 feet FNL, from North or South section line, and 1452 feet FEL, from East or West section line.

Latitude: 40.489097 Longitude: -104.949351 PDOP Reading: 1.5 Date of Measurement: 03/08/2012

Instrument Operator's Name: Shaun Lee

5. Facilities (Indicate the number of each type of oil and gas facility planned on location):

Special Purpose Pits: <input type="text"/>	Drilling Pits: <input type="text"/>	Wells: <input type="text" value="2"/>	Production Pits: <input type="text"/>	Dehydrator Units: <input type="text"/>
Condensate Tanks: <input type="text"/>	Water Tanks: <input type="text" value="1"/>	Separators: <input type="text" value="1"/>	Electric Motors: <input type="text"/>	Multi-Well Pits: <input type="text"/>
Gas or Diesel Motors: <input type="text"/>	Cavity Pumps: <input type="text"/>	LACT Unit: <input type="text"/>	Pump Jacks: <input type="text"/>	Pigging Station: <input type="text"/>
Electric Generators: <input type="text"/>	Gas Pipeline: <input type="text"/>	Oil Pipeline: <input type="text"/>	Water Pipeline: <input type="text"/>	Flare: <input type="text"/>
Gas Compressors: <input type="text"/>	VOC Combustor: <input type="text" value="1"/>	Oil Tanks: <input type="text" value="2"/>	Fuel Tanks: <input type="text"/>	

Other: .45

6. Construction:

Date planned to commence construction: 12/24/2012 Size of disturbed area during construction in acres: 2.42
Estimated date that interim reclamation will begin: 01/01/2014 Size of location after interim reclamation in acres: 2.00
Estimated post-construction ground elevation: 4807 Will a closed loop system be used for drilling fluids: Yes ☒
Will salt sections be encountered during drilling: Yes ☐ No ☒ Is H2S anticipated? Yes ☐ No ☒
Will salt (>15,000 ppm TDS Cl) or oil based muds be used: Yes ☐ No ☒
Mud disposal: Offsite ☒ Onsite ☐ Method: Land Farming ☒ Land Spreading ☐ Disposal Facility ☐
Other: _____

7. Surface Owner:

Name: _____ Phone: _____
Address: _____ Fax: _____
Address: _____ Email: _____
City: _____ State: _____ Zip: _____ Date of Rule 306 surface owner consultation: _____
Surface Owner: ☒ Fee ☐ State ☐ Federal ☐ Indian
Mineral Owner: ☒ Fee ☐ State ☐ Federal ☐ Indian
The surface owner is: ☒ the mineral owner ☒ committed to an oil and gas lease
☒ is the executer of the oil and gas lease ☐ the applicant
The right to construct the location is granted by: ☒ oil and gas lease ☐ Surface Use Agreement ☐ Right of Way
☐ applicant is owner
Surface damage assurance if no agreement is in place: ☐ \$2000 ☐ \$5000 ☐ Blanket Surety ID _____

8. Reclamation Financial Assurance:

☐ Well Surety ID: 20080034 ☐ Gas Facility Surety ID: _____ ☐ Waste Mgmt. Surety ID: _____

9. Cultural:

Is the location in a high density area (Rule 603.b.): Yes ☐ No ☒
Distance, in feet, to nearest building: 1203, public road: 957, above ground utilit: 1783
, railroad: 5280, property line: 155

10. Current Land Use (Check all that apply):

Crop Land: ☐ Irrigated ☐ Dry land ☐ Improved Pasture ☐ Hay Meadow ☐ CRP
Non-Crop Land: ☒ Rangeland ☐ Timber ☐ Recreational ☐ Other (describe): _____
Subdivided: ☐ Industrial ☐ Commercial ☐ Residential

11. Future Land Use (Check all that apply):

Crop Land: ☐ Irrigated ☐ Dry land ☐ Improved Pasture ☐ Hay Meadow ☐ CRP
Non-Crop Land: ☒ Rangeland ☐ Timber ☐ Recreational ☐ Other (describe): _____
Subdivided: ☐ Industrial ☐ Commercial ☐ Residential

12. Soils:

List all soil map units that occur within the proposed location. Attach the National Resource Conservation Service (NRCS) report showing the "Map Unit Description" report listing the soil typical vertical profile. This data is to be used when segregating topsoil.

The required information can be obtained from the NRCS web site at <http://soildatamart.nrcs.usda.gov/> or from the COGCC web site GIS Online map page found at <http://colorado.gov/cogcc>. Instructions are provided within the COGCC web site help section.

NRCS Map Unit Name: 64-Loveland Clay Loam 0 to 1 % slopes

NRCS Map Unit Name: _____
NRCS Map Unit Name: _____

13. Plant Community:

Complete this section only if any portion of the disturbed area of the location's current land use is on non-crop land.

Are noxious weeds present: Yes ☐ No ☒
Plant species from: ☐ NRCS or, ☒ field observation Date of observation: 05/21/2012
List individual species: kochia (Kochia Scoparia),

Check all plant communities that exist in the disturbed area.

- ☐ Disturbed Grassland (Cactus, Yucca, Cheatgrass, Rye)
☒ Native Grassland (Bluestem, Grama, Wheatgrass, Buffalograss, Fescue, Oatgrass, Brome)
☐ Shrub Land (Mahogany, Oak, Sage, Serviceberry, Chokecherry)
☐ Plains Riparian (Cottonwood, Willow, Aspen, Maple, Poplar, Russian Olive, Tamarisk)
☐ Mountain Riparian (Cottonwood, Willow, Blue Spruce)
☐ Forest Land (Spruce, Fir, Ponderosa Pine, Lodgepole Pine, Juniper, Pinyon, Aspen)
☐ Wetlands Aquatic (Bullrush, Sedge, Cattail, Arrowhead)
☐ Alpine (above timberline)
☐ Other (describe): _____

14. Water Resources:

Rule 901.e. may require a sensitive area determination be performed. If this determination is performed the data is to be submitted with the Form 2A.

Is this a sensitive area: ☐ No ☒ Yes Was a Rule 901.e. Sensitive Areas Determination performed: ☒ No ☐ Yes
Distance (in feet) to nearest surface water: 968, water well: 1386, depth to ground water: 5
Is the location in a riparian area: ☒ No ☐ Yes Was an Army Corps of Engineers Section 404 permit filed ☒ No ☐ Yes
Is the location within a Rule 317B Surface Water Supply Area buffer zone:
☒ No ☐ 0-300 ft. zone ☐ 301-500 ft. zone ☐ 501-2640 ft. zone

If the location is within a Rule 317B Surface Water Supply Area buffer have all public water supply systems within 15 miles been notified: ☐ No ☐ Yes

15. Comments:

I hereby certify that the statements made in this form are, to the best of my knowledge, true, correct and complete.

Signed: _____ Date: 11/02/2012 Email: jpadilla@petro-fs.com
Print Name: Julie L. Padilla Title: Regulatory Mgr.

Based on the information provided herein, this Application for Permit-to-Drill complies with COGCC Rules and applicable orders and is hereby approved.

COGCC Approved: Matthew Lee Director of COGCC Date: 12/12/2012

**CONDITIONS OF
APPROVAL, IF ANY:**

All representations, stipulations and conditions of approval stated in this Form 2A for this location shall constitute representations, stipulations and conditions of approval for any and all subsequent operations on the location unless this Form 2A is modified by Sundry Notice, Form 4 or an Amended Form 2A.

Attachment Check List

Att Doc Num	Name
400324741	FORM 2A SUBMITTED
400332543	HYDROLOGY MAP
400332545	LOCATION DRAWING
400332547	LOCATION PICTURES
400332548	REFERENCE AREA MAP
400332549	REFERENCE AREA PICTURES
400332550	ACCESS ROAD MAP
400332551	LOCATION PICTURES
400332563	WASTE MANAGEMENT PLAN
400343942	MULTI-WELL PLAN
400343948	NRCS MAP UNIT DESC

Total Attach: 11 Files

General Comments

<u>User Group</u>	<u>Comment</u>	<u>Comment Date</u>
Permit	Lease information provided for the 18-13 well. Final review complete.	12/10/2012 2:17:43 PM
Permit	Final Review complete. Two well pad, one well needs lease information.	11/30/2012 9:12:45 AM
OGLA	An onsite consultation was held on 11/28/2012 with COGCC, Larimer County, and the Operator. The following topics were discussed: 1. Visual impact to the River Bluffs Open Space appears to be mitigated by the well distance from County Road 32E and the topography of the former gravel mine that provides an existing buffer. Rule 804 provides for visual mitigation during production. 2. The location will have lighting during 24/7 drilling, completion and flowback operations. Rule 803 provides for mitigating light impacts to roads and buildings. 3. The greatest noise will be generated during drilling and completion. Completion activities are not scheduled to be conducted during evening hours. Rule 802 specifies the noise restrictions for the proposed operations. 4. The operator will be required to obtain necessary access improvement permits, and oversize vehicle permits from Larimer County. 5. Well construction requirements were discussed including surface casing requirements and cement coverage requirements for aquifer protection. Requirements for cement bond logs and bradenhead monitoring were discussed. Rule 318A.e.(4) baseline ground water sampling requirements were discussed. Secondary containment requirements were discussed. No continuous ground water monitoring will be conducted unless required during site investigation under Rule 909 and 910. The OGLA review is complete.	11/29/2012 12:50:05 PM
OGLA	OGLA staff has contacted the LGD and the operator agent to arrange for an onsite consultation	11/13/2012 2:50:36 PM

LGD	<p>This may duplicate previously submitted comments on teh public side I belive this si coming as LGD comments</p> <p>1. Visual impacts. What kind of visual buffer are they planning? CR 32E is a primary access into River Bluffs Open Space, so we want to better understand what the drilling site will look like</p> <p>2. Lighting plan. Will the site be light at night and for how long? We have nocturnal animals that inhabit River Bluffs, will the artificial light be visible from River Bluffs.</p> <p>3. Noise and timing of operation. Will the drill run 24/7 and how loud will it be, can we hear it from our property?</p> <p>4. Transportation plan. Will the trucks travel east from the access gate to CR 1 and into Weld County or west to CR 5? How much traffic is anticipated?</p> <p>5. Water. River Bluffs receives pump water from the gravel pits at the proposed site and is irrigated through the proposed site. I want to make sure our water will not be contaminated and water samples will be collected until final reclamation is complete.</p>	11/13/2012 9:22:44 AM
Public	<p>The following are comments in outline form from our Open Lands Dept.</p> <p>they are concerned and have asked me to request an on-site consultation as well</p> <p>1. Visual impacts. What kind of visual buffer are they planning? CR 32E is a primary access into River Bluffs Open Space, so we want to better understand what the drilling site will look like</p> <p>2. Lighting plan. Will the site be light at night and for how long? We have nocturnal animals that inhabit River Bluffs, will the artificial light be visible from River Bluffs.</p> <p>3. Noise and timing of operation. Will the drill run 24/7 and how loud will it be, can we hear it from our property?</p> <p>4. Transportation plan. Will the trucks travel east from the access gate to CR 1 and into Weld County or west to CR 5? How much traffic is anticipated?</p> <p>5. Water. River Bluffs receives pump water from the gravel pits at the proposed site and is irrigated through the proposed site. I want to make sure our water will not be contaminated and water samples will be collected until final reclamation is complete.</p>	11/9/2012 2:42:55 PM
Permit	Ready to pass pending public comment 11/27/12.	11/7/2012 8:09:16 AM
Permit	operator corrected multi-well plan name to correspond with submitted Form 2A. This form passed completeness.	11/6/2012 5:14:03 PM
Permit	Return to draft: 1. attached multi-well plan name (River Bluffs 2 Pad) does not match submitted Form 2A pad location name. All documents must correspond with pad location name.	11/5/2012 1:44:55 PM
Permit	Return to draft: 1. attached multi-well plan name (River Bluffs 2 Pad) does not match submitted Form 2A pad location name. All documents must correspond with pad location name. operator completed plant community section and added correct NRCS map unit soil #64.	11/5/2012 7:17:09 AM

Permit	Return to draft: 1. plant community section is incomplete for information concerning "Plant Species From...," 2. attached multi-well plan name (River Bluffs 2 Pad) does not match submitted Form 2A pad location name, 3. NRCS map unit for soil #64 Loveland Clay Loam, 0-3% slope is not indicated on submitted Form 2A (Cultural & Soil section), but is attached. Operator to clarify soil information.	11/4/2012 2:11:18 PM
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Total: 11 comment(s)

BMP

<u>Type</u>	<u>Comment</u>
Planning	When feasible develop multiple well sites by using directional drilling to reduce cumulative impacts and adverse impacts on wildlife resources.
Drilling/Completion Operations	When available and reasonable use a closed-loop drilling mud system to preclude the use of an earthen reserve pits when available.
Site Specific	Fence the well site after drilling to restrict public and wildlife access. Keep well site location, the road, and the pipeline easement free of noxious weeds, litter and debris. Spray for noxious weeds, and implement dust control, as needed. Operator will not permit the release or discharge of any toxic or hazardous chemicals or wastes on Owner's Land. Construct and maintain gates where any roads used by operator, its employees, or contractors cross through fences on the leased premises.
Storm Water/Erosion Control	Use water bars, and other measures to prevent erosion and non-source pollution. Implement and maintain BMPs to control stormwater runoff in a manner that minimizes erosion, transport of sediment offsite, and site degradation. Co-locate gas and water gathering lines whenever feasible, and mitigate any erosion problems that arise due to the construction of any pipeline(s).
Construction	Remove only the minimum amount of vegetation necessary for the construction of roads and facilities. Conserve topsoil during excavation and reuse as cover on disturbed areas to facilitate regrowth of vegetation. No construction or routine maintenance activities will be performed during periods when the soil is too wet to adequately support construction equipment.
Interim Reclamation	Utilize only such area around each producing well as is reasonably necessary. Restore the remainder of the well site location to its original condition within a reasonable time after the completion of operations. All reseeding shall be done with grasses consistent with the Rocky Mountain native mix or other grasses reasonably requested by surface owner and during planting period suggested by Owner.
Final Reclamation	All surface restoration shall be accomplished to the satisfaction of Owner. All reseeding shall be done with grasses consistent with the Rocky Mountain native mix or other grasses reasonably requested by surface owner and during planting period suggested by Owner. Final reclamation shall be completed to the reasonable satisfaction of the Owner as soon as practical after installation (weather permitting) and in accordance with regulatory agency standards (BLM/COGCC).

Total: 7 comment(s)