

SITE-SPECIFIC QUALITY ASSURANCE & QUALITY CONTROL AUDIT



Permit Closure Type – Final

PERMIT CLOSURE REPORT – DESIGNATION LAND USE CHANGE

Location ID: 450929

Location Name: Pratt/29H-P168-TCA

Report Date

28 Mar 2024

Soil Sage has conducted a thorough data audit as part of our Quality Assurance and Quality Control (QA/QC) protocols. The audit revealed this site has gone through a land use change.

Quality Assurance & Quality Control Audit

Auditor	Soil Sage
Audit Date	26 Mar 2024

Audit Methodology

The following source materials were consulted during the QA and QC audit process:

- ✓ Site Permit Closures provided by CIVITAS Resources
- ✓ Colorado Oil & Gas Information System – COGIS Database
- ✓ On-site Evaluation and Proprietary Soil Sage Drone Imagery data collection
- ✓ Review of legacy imagery for site location and facility parameters
- ✓ Natural Resources Conservation Service (NRCS) Map Unit Description
- ✓ Hydrology Map

All pertinent data, imagery, and materials are included at the end of this report.

Site Description

Name	Pratt/29H-P168-TCA		
Location ID	450929		
Operator / #	CRESTONE PEAK RESOURCES OPERATING LLC / 10633		
Field	WATTENBERG / 90750		
County, State	WELD, CO		
Lat/Long	40.020450 / -105.028317		
	<input checked="" type="checkbox"/>	Planned Location	As Drilled
Facility Status	06/02/2017	Location	NESW 29 1N68W
Facility Status Date	AC	Access Road	Oil & Gas Access
Facility Entities	<input type="checkbox"/>	Tank Battery	Pits
	<input type="checkbox"/>	Wells	Off-Location Flowlines (Form 44)
	<input type="checkbox"/>	Domestic Taps	On-Location Flowlines (Form 42)
Equipment Remaining on Site	<input type="checkbox"/>	None	<input checked="" type="checkbox"/> Debris or Non-Oil & Gas
	List of Equipment: Construction equipment related to nearby residential development, Redtail Ranch		
Environment Incidents & Remediation	<input checked="" type="checkbox"/>	None	Spill or Release (Form 19)
	<input type="checkbox"/>	Remediation (Form 27/27A)	
Inspection Corrective Actions (CA)s	<p>Corrective Actions (CA)s were detected during the QA & QC Audit.</p> <p>CA Overall Status: These corrective actions are a result of ongoing Land Use Change and a change in responsibility of storm water management. This Closure Request should address the concerns of the corrective actions.</p> <p>Originating Field Inspection Report (FIR) Doc #: 403730462 & 03/25/2024</p> <ul style="list-style-type: none"> ○ Corrective Action: Failure to control and manage weeds to prevent weed waste and prevent the spread of seeds onto adjacent lands. Comply with Rule 606.c CA Date: 05/07/2024 ○ Corrective Action: Appears to be dumped material and liquid from a vac truck on the northwest corner of the pad. Material and liquid migrated off site down the embankment into the vegetated area. Comply with rule 912. Spills. CA Date: 03/07/2024 ○ Corrective Action: Stormwater erosion on the cut slope side of pad, Major sloughing of pad surface from stormwater leading off location 		

	<p>into vegetated area. Comply with rule 1002. Stormwater management.</p> <p>CA Date: 04/02/2024</p>
	<p>Complete ECMC Inspection Search Results: Link</p>
Sundry Notice (Form 4)	No Form 4s were detected during the QA & QC Audit.
On Location Flowlines (Form 42)	No Form 42s were detected during the QA & QC Audit.
Off-Location Flowlines (Form 44)	No Form 44s were detected during the QA & QC Audit.
Oil & Gas Location Assessment (Form 2A Approved)	<p>Form 2A Doc # & Date: 401244002 & 06/02/2017</p> <ul style="list-style-type: none"> ○ Reclamation Financial Assurance: Waste Management Surety ID 20160109 ○ Description of Pipelines: This location will be used for temporary freshwater storage in 500 bbl enclosed containers, produced water storage in 500 bbl enclosed containers and may utilize up to 2 MLVTs for freshwater storage. Freshwater will be sourced by a third party and piped into location using surface pipelines. Produced water will be hauled to a licensed commercial disposal facility. Otherwise, no permanent pipelines will be installed at this location. ○ Operator Comments: <ol style="list-style-type: none"> 1) This pad was constructed by the previous operator between 11/2014-12/2014. 2) This pad will be used for freshwater storage. Surface pipes will supply water from third party supplier. 3) This pad will be used to stage completions equipment. 4) This pad may use a combination of 500 bbl tanks and 2 MLVT's for freshwater storage. Up to 60 (qty) 500 bbl tanks may be on location for freshwater storage, produced water and flowback. Produced water tanks will utilize vapor control. No produced water will be stored in the MLVT. 5) MLVT drawings are attached. 6) Once completions operations are done, this area will be completely reclaimed. 7) Proposed reclamation drawing was agreed upon by CDPHE, COGCC & landowner and is attached. 8) Cultural Distances are measured from the edge of the temporary completions pad and are listed on the attached location drawing: Building - 2,213' NW; Building Unit-2,213' NW; Property Line-339' W, Public Road-2,338' SW; Above Ground Utility-3,132' NE; High Occupancy Building Unit-5,280'; Railroad-5,280'; DOAA-5,280'.

Field Inspection Form (Form INSP)	Form INSP Doc # & Date: 403730462 & 03/25/2024 <ul style="list-style-type: none"> ○ Status Summary: Follow Up Inspection Required, Corrective Action Response Requested ○ Inspected Facilities: Pratt 29H-P168-TCA Location 450929 ○ Inspection Status: RI ○ Inspection Date & Inspector: 03/22/2024 by Reed Wold ○ Comments: This is a final reclamation and stormwater inspection for location. Corrective actions observed during inspection include weeds, major stormwater erosion, dumping of material/liquid on site. ○ Attachments: Inspection Photos Doc #706400993
COGIS Tank Facilities Information (Scout Card)	No Tank Battery documents were detected during this QA/QC Audit.
COGIS Well Information (Scout Card)	No Well documents were detected during this QA/QC Audit.

ECMC Abbreviations: [Location & Facility Status Codes](#), [Inspection Types & Statuses](#) and [ECMC Help](#).

Audit Key Findings – Designation Land Use Observations

PREVIOUS LAND USE	CURRENT LAND USE
Reference Imagery for Infrastructure: Landsat-Copernicus 2017	Remotely Sensed Imagery: 26 Mar 2024
Designation: Oil & Gas Facility	Designation: Redtail Ranch Residential Development

The following imagery sources were reviewed during this audit:

EarthExplorer, DRCOG 2002 - 2014, NAIP Imagery 2011, 2013, 2015, 2017, 2019, 2021, ESRI Maxar and Remotely Sensed Imagery Sep 2022

Closure Information

Location ID [450929](#) Pratt 29H-P168-TCA was an MLVT Pad located in Weld County, Colorado near the intersection of County Road 5 and County Road 6. This MLVT Pad was accessed using a short oil and gas access road off a longer pre-existing access road from County Road 5.

This former Oil and Gas MLVT Pad is being used as a staging area for a new housing development, Redtail Ranch. The MLVT Pad has undergone grading and staging of heavy equipment for use in that project. As part of the housing development project, all areas of the former MLVT Pad extent have been or will be disturbed. Responsibility for re-grading, stormwater, re-seeding, and development are now with the developer and construction contractor. The Town of Erie Plat map shows buildings being constructed to the south of the access road, but there will be regrading of the entire parcel overlapping the previous location. Information about the development can be found in the Town of Erie Colorado Laserfiche under Land Use Project: PP-001230-2021 Redtail Ranch.

A “Waiver and Release” document was made effective November 15th, 2019, in which the landowner (Stratus Redtail Ranch LLC), waived and released Crestone and Crestone Parties from reclamation requirements and obligations. Stratus Redtail Ranch LLC took sole obligation and liability for all applicable reclamation rules and accepts return of the area “AS IS.” See attached “Waiver and Release” document.

In March 2024, a Field Inspection was conducted that led to the discovery of three Corrective Actions due to weeds, major stormwater erosion and dumping of material/liquid on site. These corrective actions are a result of ongoing Land Use Change and a change in responsibility of storm water management. This closure request should address the concerns of the corrective actions.

Soil Sage drone imagery confirms that no Oil & Gas related equipment was left on site at this location.

Summary Acreage Table

Description	Acres
Historic Disturbance Extent	5.88
Access Road	0.44
Flowline	Not Included
Tank Battery	N/A
Well Pad	N/A
MLVT Pad	5.44

Drone Information

Make	DJI
Model	M300/Mavic 3 Multispectral
Image Processing Software	Pix4dfields – RGB/Multispectral Imagery & Pix4dmatic – RGB Imagery
Pilot Name	Sam Streeter
Pilot FAA Certificate Number	4100157
Date of FAA Certificate Issuance	23 Dec 2023

Cardinal Photos

Site Investigation and Photos Date

26 Mar 2024

Cardinal directional photos of the site.



In View – MLVT Pad, Access Road

NORTH – 40.018673 / -105.027956



In View – MLVT Pad, Access Road

EAST – 40.020192 / -105.030562



In View – MLVT Pad, Access Road

SOUTH – 40.021898 / -105.028246



In View – MLVT Pad, Access Road

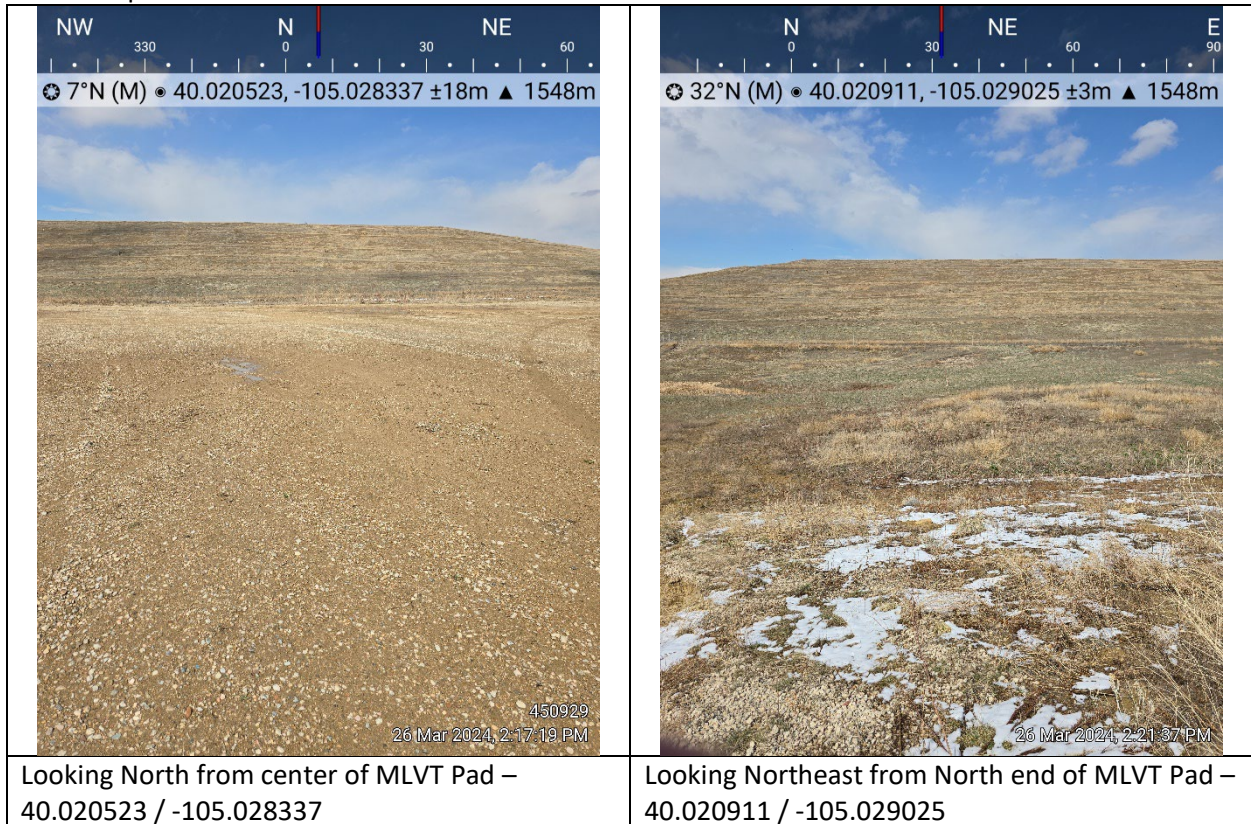
WEST – 40.020306 / -105.026034

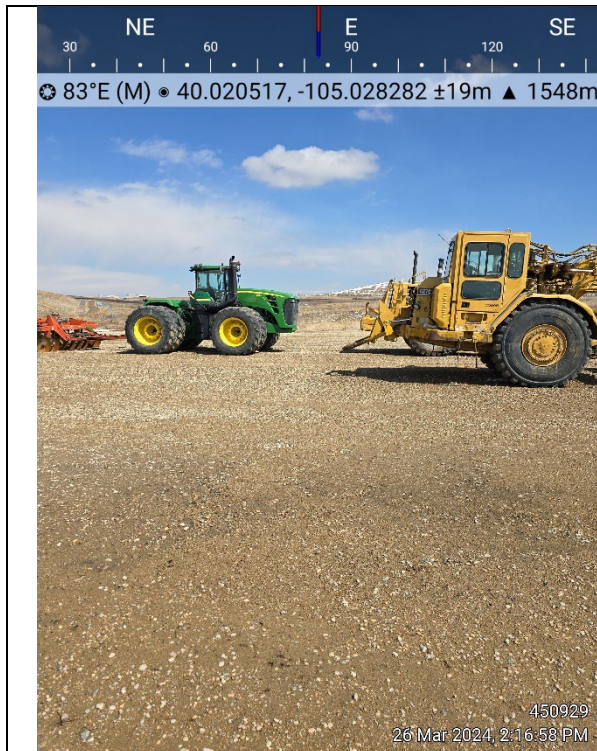
MLVT Pad – Ground Photos

Site Investigation and Photos Date

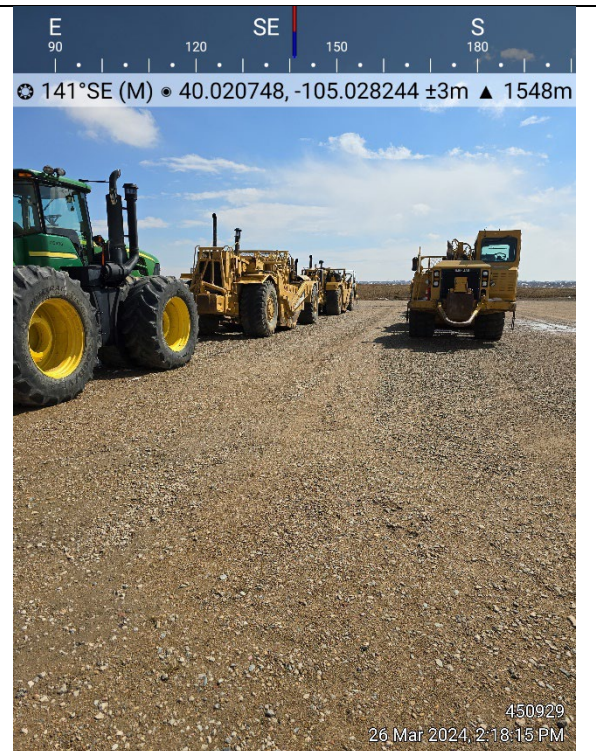
26 Mar 2024

Handheld photos taken from the MLVT Pad.





Looking East at equipment on MLVT Pad –
40.020517 / -105.028282



Looking Southeast at equipment on MLVT Pad –
40.020748 / -105.028244



Looking Southeast at equipment on MLVT Pad –
40.020709 / -105.028075



Looking South from center of MLVT Pad –
40.020510 / -105.028284





Construction Survey Markers – Ground Photos

Site Investigation and Photos Date

26 Mar 2024

Handheld photos taken of non-Oil & Gas survey markers on the MLVT Pad.

 <p>262°W (M) • 40.020576, -105.028535 ±12m ▲ 1550m</p> <p>Survey marker</p> <p>450929 26-Mar 2024, 2:17:40 PM</p>	 <p>133°SE (M) • 40.020659, -105.028031 ±4m ▲ 1548m</p> <p>Survey Marker</p> <p>450929 26 Mar 2024, 2:18:32 PM</p>
<p>Survey marker at center of MLVT Pad – 40.020576 / -105.028535</p>	<p>Survey marker near entrance of access road on MLVT Pad – 40.020659 / -105.028031</p>



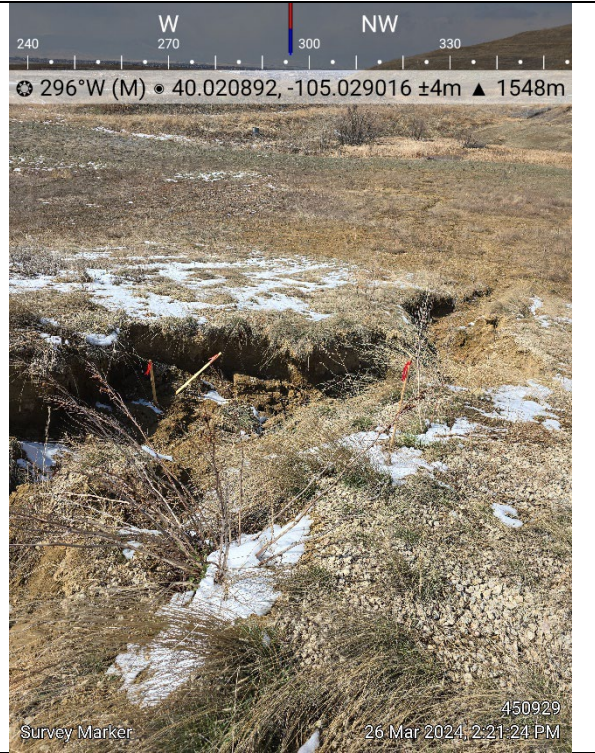
Survey marker at west end of MLVT Pad –
40.020271 / -105.029103



Survey marker at west end of MLVT Pad –
40.020538 / -105.029070



Survey marker at northwest corner of MLVT Pad
– 40.020814 / -105.029002



Survey marker at northwest corner of MLVT Pad
– 40.020892 / -105.029016



Survey marker at north end of MLVT Pad –
40.020998 / -105.028563



Survey marker on MLVT Pad access road –
40.020150 / -105.027011

ATTACHMENTS

Maps and Figures

Area Maps

Post-Plugging Overview

Pre-Plugging Overview

Hydrology – (2 CCR 404-1 – 303.b.3.G pg.34)

Background Information

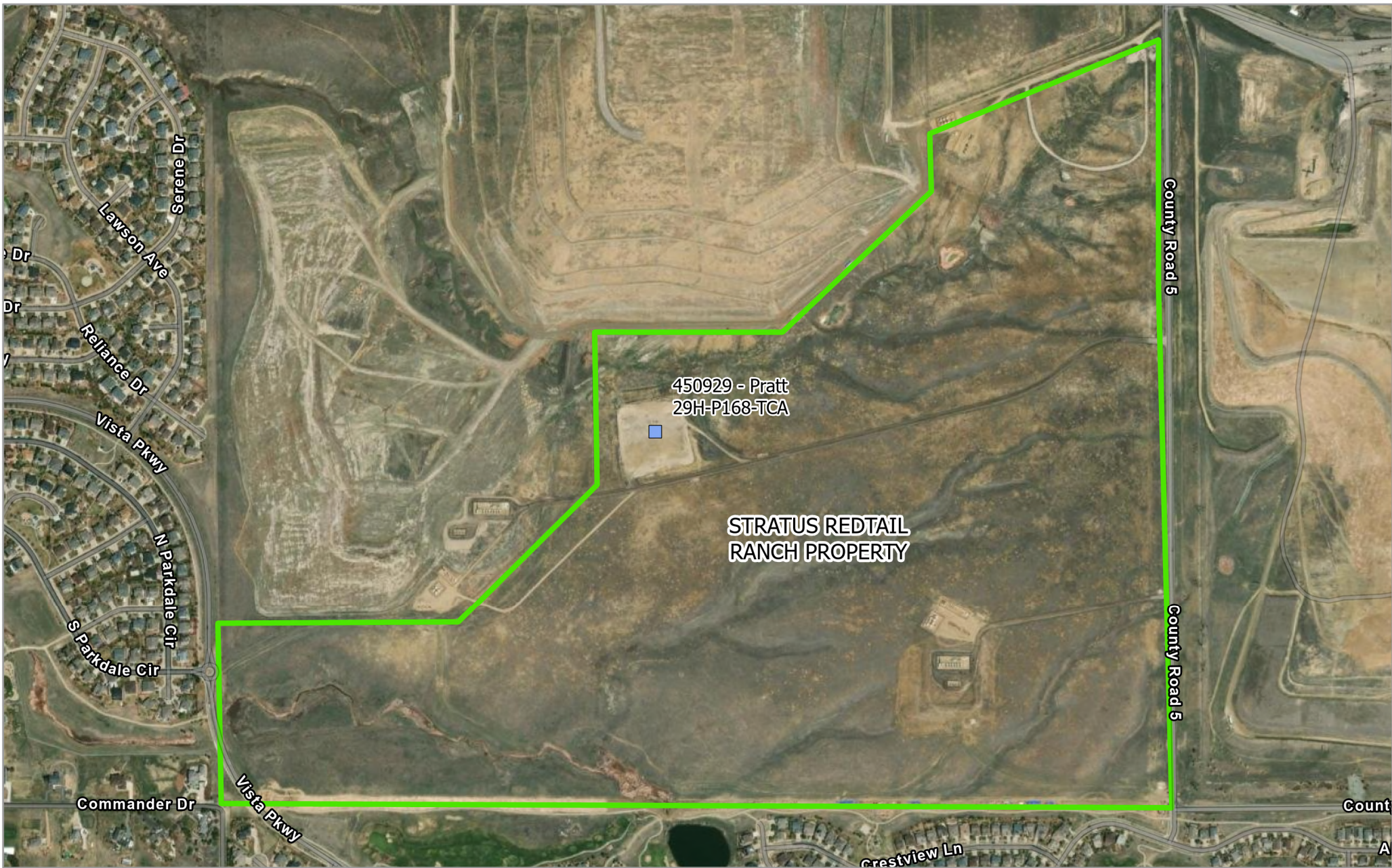
Natural Resources Conservation Service (NRCS) Map Unit Description

Reference Soil Document

Documentation

Town of Erie Colorado Laserfiche under Land Use Project: PP-001230-2021 Redtail Ranch

Waiver and Release



CIV - 450929- Pratt 29H-P168-TCA
Map Extent - Redtail Ranch Property
Extent

Imagery: Maxar
 Imagery Date: 23 Apr 2023
 Map Date: 28 Mar 2024
 Datum: WGS 1984 UTM Zone 13N
 POC: Soil Sage

Legend

- Oil and Gas Locations
- Redtail Ranch Property Boundary

0 250 500 Meters

Scale: 1:8,600

Service Credits - Maxar, Esri Community Maps Contributors, City and County of Bloomfield, © OpenStreetMap, Microsoft, Esri, TomTom, Garmin, Satefy, GeoTechnologies, Inc., METU/NASA, USGS, EPA, TRIP, US Census Bureau, USDA, USFWS





450929 - Pratt
29H-P168-TCA

County Road 5

CIV - 450929- Pratt 29H-P168-TCA Map Extent - Road Overview

Imagery: RS Orthomosaic and DSM
Imagery Date: 26 Mar 2024
Map Date: 28 Mar 2024
Datum: WGS 1984 UTM Zone 13N
POC: Soil Sage

Legend

■ Oil and Gas Locations

0 100 200 Meters

Scale: 1:3,700

Pad Location:
40.020450
-105.028317



Service Credits - Maxar, Microsoft, Esri
Community Maps Contributors, City and
County of Broomfield, © OpenStreetMap,
Microsoft, Esri, TomTom, Garmin,
SafeGraph, GeoTechnologies, Inc., METI/
NASA, USGS, EPA, NPS, US Census Bureau,
USDA, USFWS





CIV - 450929 - Pratt 29H-P168-TCA
Map Extent - Pre-Plugging Overview

Imagery: Landsat Copernicus
 Imagery Date: 21 Oct 2017
 Map Date: 28 Mar 2024
 Datum: WGS 1984 UTM Zone 13N
 POC: Soil Sage

- ◆ Wells
- Oil and Gas Locations
- ▭ Historic Disturbance Extent
- ▭ Access Road

0 25 50 100 Meters

Total Disturbance: 5.88 Acres Pad Location: 40.020450
 Scale: 1:2,000 -105.028317



Infrastructure
 Facility – AC – 06/02/2017
 Well – N/A
 Tank Battery – N/A
 Pit – N/A
 Road – Oil and Gas Access
 On-Location FLO – N/A
 Off-Location FLO – N/A
 Environmental – N/A

CIV - 450929 - Pratt 29H-P168-TCA
Map Extent - Post-Plugging Overview

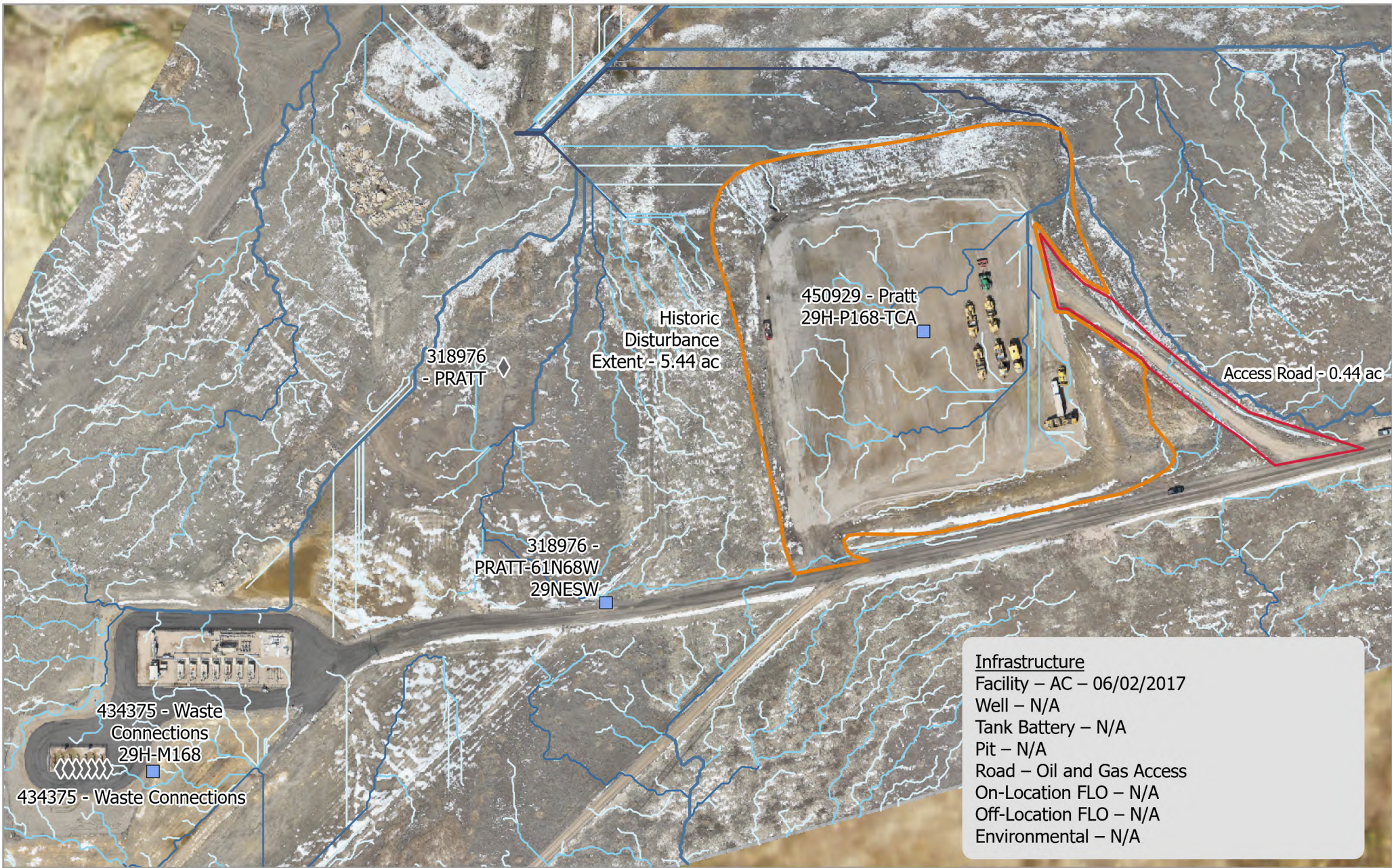
Imagery: RS Orthomosaic and DSM
 Imagery Date: 26 Mar 2024
 Map Date: 28 Mar 2024
 Datum: WGS 1984 UTM Zone 13N
 POC: Soil Sage

- ◆ Wells
- Oil and Gas Locations
- ▭ Historic Disturbance Extent
- ▭ Access Road

0 25 50 100 Meters

Total Disturbance: 5.88 Acres
 Scale: 1:2,000

Pad Location: 40.020450
 -105.028317



Infrastructure
 Facility – AC – 06/02/2017
 Well – N/A
 Tank Battery – N/A
 Pit – N/A
 Road – Oil and Gas Access
 On-Location FLO – N/A
 Off-Location FLO – N/A
 Environmental – N/A

CIV - 450929 - Pratt 29H-P168-TCA
Map Extent - Hydrology

Imagery: RS Orthomosaic and DSM
 Imagery Date: 26 Mar 2024
 Map Date: 28 Mar 2024
 Datum: WGS 1984 UTM Zone 13N
 POC: Soil Sage

◆ Wells	Stream Order
■ Oil and Gas Locations	1
▭ Historic Disturbance Extent	2
▭ Access Road	3
	4
	5

0 25 50 100 Meters

Total Disturbance: 5.88 Acres
 Scale: 1:2,000

Pad Location: 40.020450
 -105.028317

Soil Properties

USDA Soil Description

Location ID / Name	450929 - Pratt 29H-P168-TCA
---------------------------	-----------------------------

Reference Soil Information

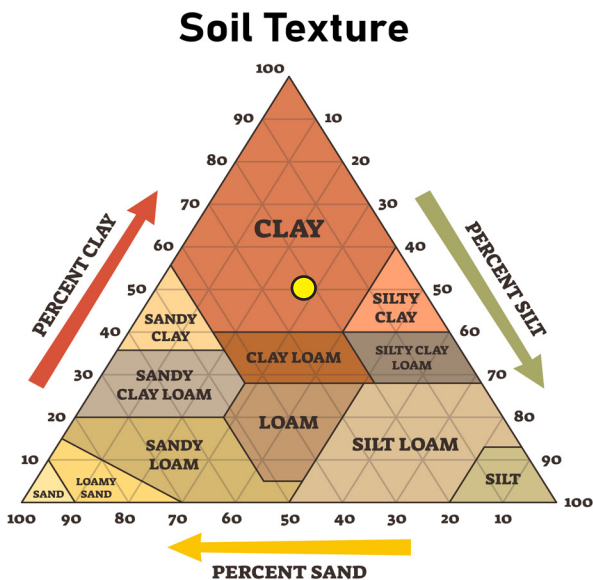
The location of the site is contained within two soil types, Midway-Shingle Complex and Ulm Clay Loam.

Map Unit 36 Reference Soil information - Midway-Shingle Complex

This soil is formed from calcareous residuum weathered from shale. Landform is ridges and hills. Ecological Site Description is Shaly Plains. Soils are well-drained with a very low water holding capacity, and slope 5 to 20 percent.

Depth (in)	Physical			Chemical			
	Texture	Bulk Density	Particle Size Percent sand, silt, clay	pH	EC	SAR	OM%
0-7	Clay	1.23	22-28-50	7.5	3.0	3.0	1.25
7-13	Clay	1.28	30-30-40	8.5	5.0	8.0	0.25
13-17	Weathered Bedrock	N/A	N/A	N/A	N/A	N/A	N/A

Soil Texture Triangle reflect the 0-10 in depth



Erosion Potential (10 inches)

- K Factor, Whole soil - .28. Values of K range from 0.02 to 0.69. Other factors being equal, the higher the value, the more susceptible the soil is to sheet and rill erosion by water.

- Wind Erodibility Group – 4. The soils assigned to group 1 are the most susceptible to wind erosion, and those assigned to group 8 are the least susceptible.

Soil Properties

USDA Soil Description

Location ID / Name	450929 - Pratt 29H-P168-TCA
---------------------------	-----------------------------

Reference Soil Information

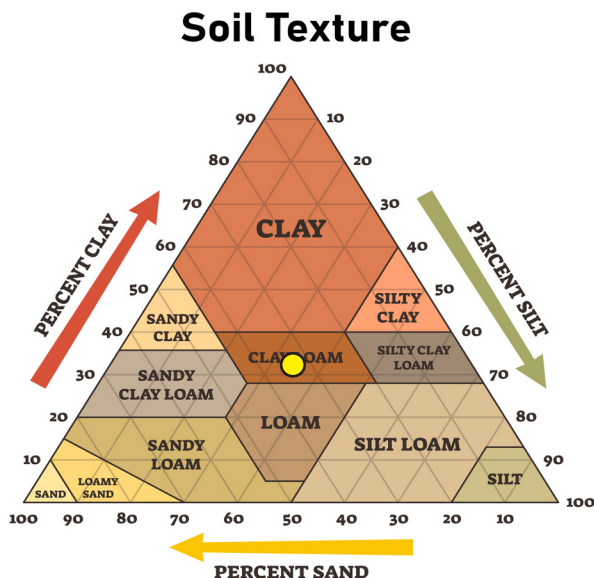
The location of the site is contained within two soil types, Midway-Shingle Complex and Ulm Clay Loam.

Map Unit 67 Reference Soil information - Ulm Clay Loam

This soil is formed from alluvium and/or eolian deposits derived from shale. Landform is plains. Ecological Site Description is Clayey Plains. Soils are well-drained with a high water holding capacity, and slope 3 to 5 percent.

Depth (in)	Physical			Chemical			
	Texture	Bulk Density	Particle Size Percent sand, silt, clay	pH	EC	SAR	OM%
0-5	Clay Loam	1.33	33-36-31	7.6	0.0	0.0	2.00
5-17	Clay	1.23	26-29-45	7.9	1.0	0.0	0.50
17-60	Clay Loam	1.28	28-34-39	8.2	1.0	0.0	0.25

Soil Texture Triangle reflect the 0-10 in depth



Erosion Potential (10 inches)

- K Factor, Whole soil - .24. Values of K range from 0.02 to 0.69. Other factors being equal, the higher the value, the more susceptible the soil is to sheet and rill erosion by water.
- Wind Erodibility Group – 6. The soils assigned to group 1 are the most susceptible to wind erosion, and those assigned to group 8 are the least susceptible.

TEMPORARY COMPLETIONS AREA (Pratt and Waste Connection Wells)

WAIVER AND RELEASE

This Waiver and Release ("Waiver") is made effective as of 15th day of Nov, 2018 between Crestone Peak Resources Holdings, LLC ("Crestone") and Stratus Redtail Ranch LLC ("Stratus") to and for the benefit of Crestone.

WHEREAS, Stratus owns property located in the south one-half of Section 29, Township 1 North, Range 68 West that has been used for a temporary completions area ("Temporary Completions Area") by Crestone for completion operations upon the Pratt and Waste Connection Wells located upon nearby drilling pads.

WHEREAS, Stratus has been advised by Crestone that it no longer needs to use the surface of the Stratus property for oil and gas completion operations for the Pratt and Waste Connection wells.

WHEREAS, the Temporary Completions Area is subject to that certain Compatible Surface Development Agreement ("SUA") to provide for the co-development of the surface and minerals including but not limited to the Pratt well site and production facilities and the Waste Connections well site located near the Property.

WHEREAS, the SUA contemplates that Crestone as the operator of the Pratt wells and the Waste Connection wells is obligated to reclaim the Temporary Completions Area (as depicted on Exhibit A) in accordance with applicable rules of the Colorado Oil and Gas Conservation Commission ("COGCC") and Environmental Laws of the state of Colorado. "Environmental Laws" are any federal, state or local laws, regulations or ordinances that are enacted for the protection of human health or the environment.

WHEREAS, Crestone and Stratus desire to enter into this agreement to provide for relative obligations and waivers by and between the parties for reclamation of the Temporary Completions Area.

NOW, THEREFORE, in consideration of the foregoing and for other good and valuable consideration, the receipt and sufficiency of which consideration are hereby acknowledged, the undersigned parties hereby covenant and agree as follows:

1. Stratus waives and releases Crestone and its present officers, directors, employees, managers, agents affiliates, stockholders, controlling persons, subsidiaries, affiliates, successors and assigns ("Crestone Parties") from any obligations related to applicable reclamation requirements or other applicable Environmental Laws for the Temporary Completions Area.

2. Stratus will have the sole obligation and liability to comply with all applicable reclamation rules of the COGCC and Environmental Laws, including but not limited to, undertaking all erosion control, weed management and vegetation requirements upon the Temporary Completions Area.
3. Stratus agrees to accept return of the Temporary Completions Area in its "AS IS" condition with all faults.
4. Stratus covenants and agrees not to assert any claim, demand or action of any kind against the Crestone Parties based on any matter purported to be waived and released herein and further, Stratus will indemnify, defend and hold harmless the Crestone Parties from any and all loss, liability, claim, damages or expense (including attorney's fees) arising from or in connection with a claim or other matter purported to be waived and released herein.
5. Stratus and Crestone acknowledge that COGCC Rule 502.b. permits an operator to seek a variance from COGCC rules which may require a waiver, and this agreement shall be considered a written waiver and agreement regarding reclamation by the undersigned for the Temporary Completions Area as required by said rule or any other applicable variance provisions promulgated by COGCC or other agencies. Stratus agrees to not oppose or otherwise object to any variance request submitted pursuant to Rule 502.b or any similar request by Crestone regarding the Temporary Completions Area.
6. Stratus and Crestone acknowledge that COGCC Rule 1001.c. allows the COGCC to waive compliance with certain applicable 1000-Series Rules when an operator and surface owner have entered into an agreement regarding reclamation of land, and this agreement shall be considered an agreement regarding reclamation of the Temporary Completions Area required by said rule or any other potentially applicable waiver provisions promulgated by COGCC or other agencies. Stratus agrees to not oppose or otherwise object to any waiver request submitted pursuant to Rule 1001.c or any similar request by Crestone regarding the Temporary Completions Area.
7. Crestone agrees that they will not oppose applications or other permissions for development to the applicable local governments relating to Stratus' property.
8. Stratus and Crestone shall be entitled to disclose this Waiver to third parties, including but not limited to, applicable local governments for lawful purposes.
9. If there is any conflict with regard to provisions of the SUA and this Waiver, the terms of this Waiver control.
10. This Waiver will be construed in accordance with the laws of Colorado.
11. This Waiver shall inure to the benefit of and be binding upon Stratus' and Crestone's successors and assigns.

12. This Waiver may only be modified in writing signed by both parties hereto.

13. The parties acknowledge that they have had the opportunity to read and review this Waiver and have either reviewed this release with legal counsel or have voluntarily waived the opportunity to do so and that the parties are signing this Waiver freely and voluntarily without coercion or undue influence.

IN WITNESS WHEREOF, the undersigned have executed this Waiver effective the date appearing above.

By

CRESTONE PEAK RESOURCES HOLDINGS,
LLC

By: 

Print name David Stewart

Title: VP EHS+R and External Affairs

Address: 1801 California St. Suite 2500 Denver, CO 80202

And

STRATUS REDTAIL RANCH LLC

By: 

Print name Richard Dean

Title: manager

Address: 1842 Montone Dr. East
Golden, CO 80401

REDTAIL RANCH - PRELIMINARY PLAT
 LOCATED IN A PORTION OF THE SECTION 29, T1N, RANGE 68 WEST OF THE 6TH P.M.,
 TOWN OF ERIE, COUNTY OF WELD, STATE OF COLORADO
 +/-289.9 ACRES/ 587 SF LOTS / 32 TRACTS
 PP-001230-2021

LANDSCAPE REQUIREMENTS			
Road	Trees Required	Trees Provided	Requirement
VISTA PARKWAY	27	32	1 Tree/40 LF x 1,067 LF
COUNTY RD. 5	105	109	1 Tree/40 LF x 4,236 LF
TOTAL STREET FRONTAGE =5,303'			



PROJECT NAME

REDTAIL RANCH
 TOWN OF ERIE, COLORADO
 PRELIMINARY LANDSCAPE PLANS

SUBMITTAL DATE:
5-13-2021
 REVISION DATE:
3-31-2023
 8-24-2023

SHEET TITLE

COVER

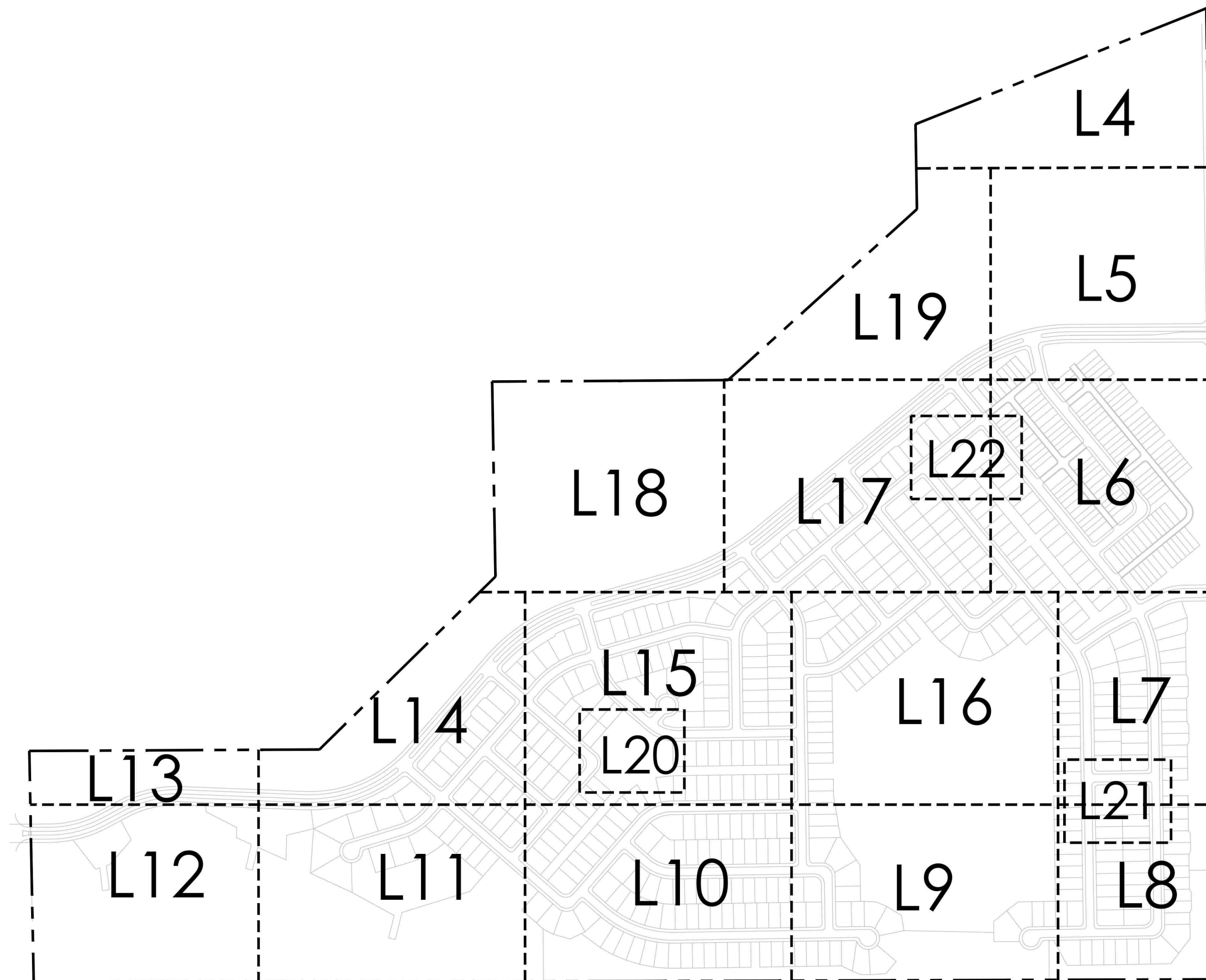
SHEET NUMBER

L.1

SHEET 1 OF 51
 AUGUST 24, 2023

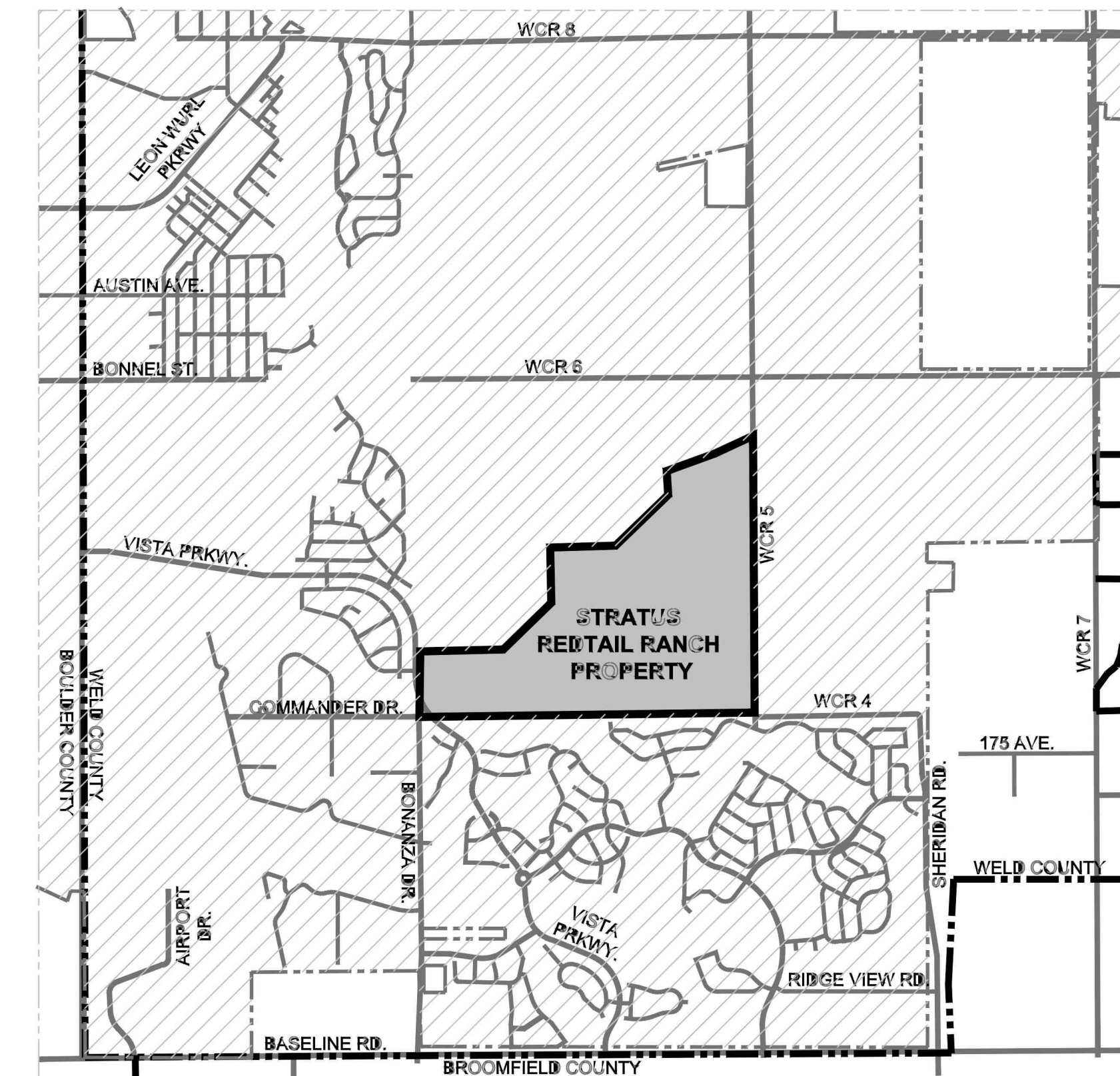
KEYMAP

Scale: 1"= 400'-0"



VICINITY MAP

SCALE = 1" - 2000'



SHEET INDEX

COVER SHEET	L.1
OVERALL LANDSCAPE PLAN	L.2
LANDSCAPE NOTES	L.3
LANDSCAPE PLANS	L.4-L.22
LANDSCAPE DETAILS	L.23-L.27
TRAILS & OPEN SPACE EXHIBIT	L.28
OVERALL IRRIGATION PLAN	I.1
IRRIGATION NOTES	I.2
IRRIGATION PLAN	I.3-I.18
IRRIGATION DETAILS	I.19-I.21
IRRIGATION NOTES	I.22-I.23



Know what's below.
 Call before you dig.

LANDSCAPE ARCHITECT

TERRACINA DESIGN
 10200 E GIRARD AVE.
 BLDG. A, SUITE 314
 DENVER, CO 80231
 (303) 632-8867
 CONTACT: LAYLA ROSALES

OWNER/APPLICANT

STRATUS LLC
 8480 E ORCHARD ROAD
 GREENWOOD VILLAGE, CO 80111
 (720) 214-5000
 CONTACT: RICHARD DEAN

ENGINEER/SURVEYOR

CWC CONSULTING GROUP
 9360 TEDDY LANE
 LONE TREE, CO 80124
 (303) 395-2700
 CONTACT: BRETT WOOLARD

p:\stratus\redtail ranch\cad\submittals\preliminary\plat\submittal 5\redtail- preliminary landscape.dwg

REDTAIL RANCH - PRELIMINARY PLAT

LOCATED IN A PORTION OF THE SECTION 29, T1N, RANGE 68 WEST OF THE 6TH P.M.,
TOWN OF ERIE, COUNTY OF WELD, STATE OF COLORADO
+/-289.9 ACRES/ 587 SF LOTS / 32 TRACTS
PP-001230-2021



PROJECT NAME

REDTAIL RANCH TOWN OF ERIE, COLORADO PRELIMINARY LANDSCAPE PLANS

SUBMITTAL DATE:
5-13-2021
REVISION DATE:
3-31-2023
8-24-2023

SHEET TITLE

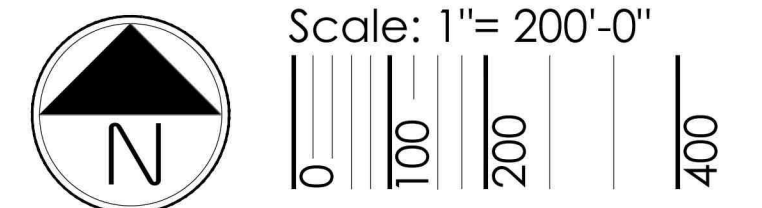
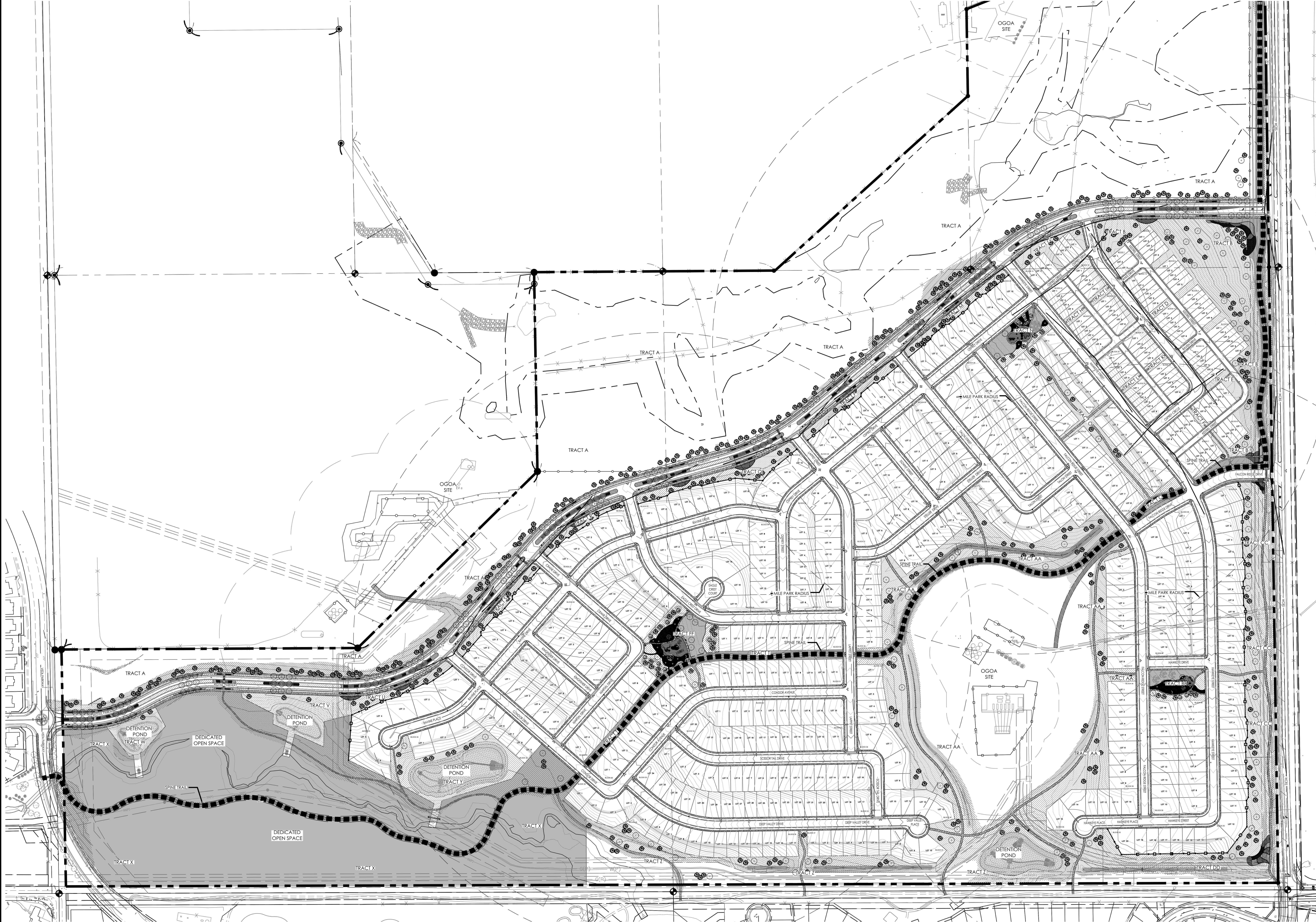
OVERALL LANDSCAPE PLAN

SHEET NUMBER

L.2

SHEET 3 OF 51

AUGUST 24, 2023



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REDTAIL RANCH - PRELIMINARY PLAT

LOCATED IN A PORTION OF THE SECTION 29, T1N, RANGE 68 WEST OF THE 6TH P.M.,
TOWN OF ERIE, COUNTY OF WELD, STATE OF COLORADO
+/-289.1 ACRES/ 587 SF LOTS / 30 TRACTS
PP-001230-2021



PROJECT NAME

REDTAIL RANCH
TOWN OF ERIE, COLORADO
PRELIMINARY LANDSCAPE PLANS

SUBMITTAL DATE:
5-13-2021
REVISION DATE:
1-3-2022
9-7-2022

SHEET TITLE

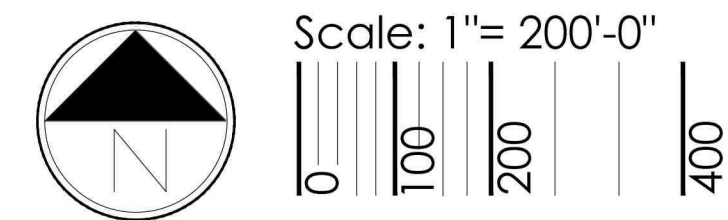
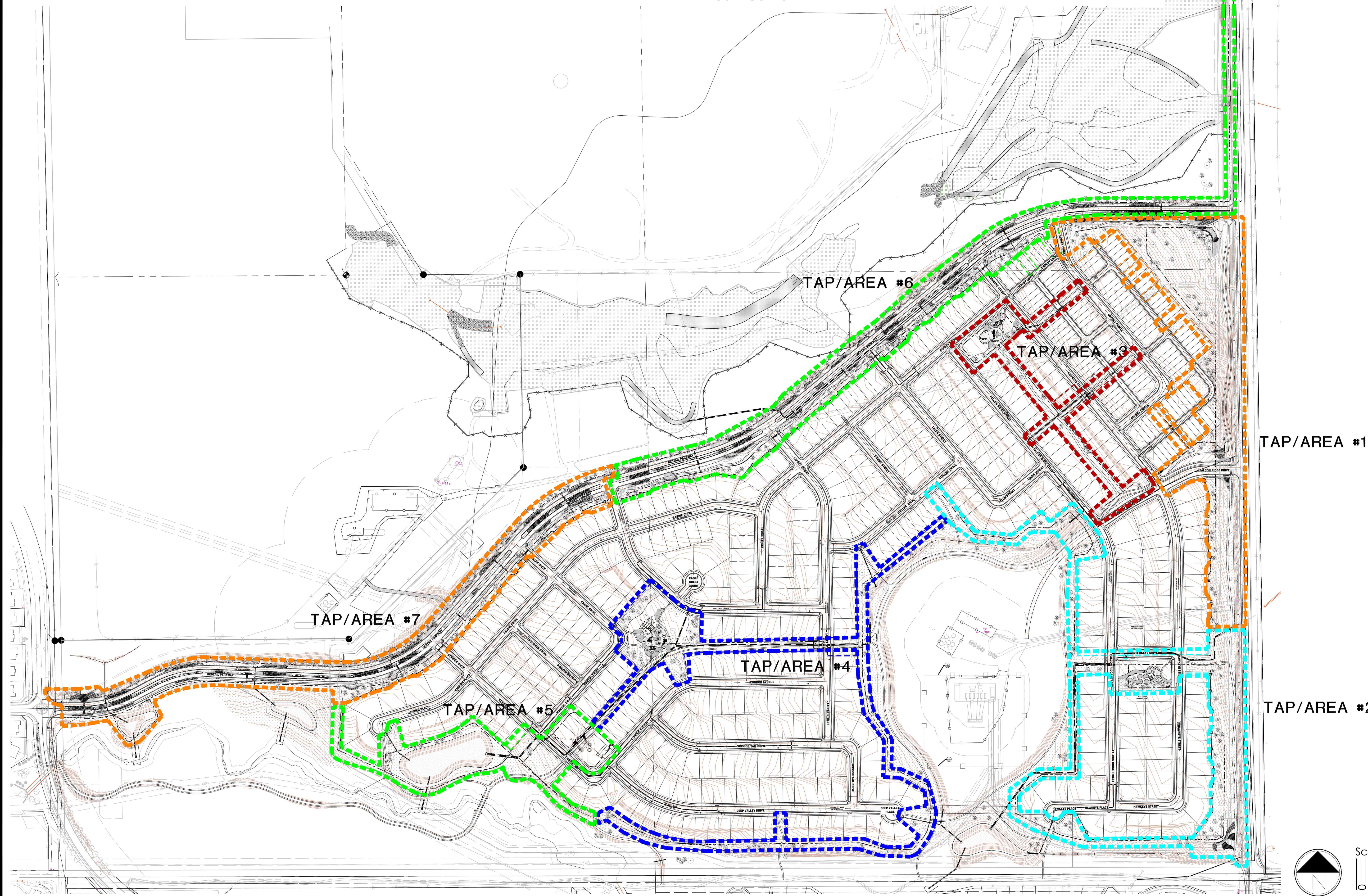
OVERALL
IRRIGATION
PLAN

SHEET NUMBER

1.1

SHEET 29 OF 51

JANUARY 3, 2022



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