

LaPorte Pit Quarterly Briefing



Loveland Ready Mix Concrete Inc.

July 23rd 2019

Current Progress

- West Fort Collins Water District Water Line Project
 - The water district and contractors are in the final phases of upgrading the water line running East down CO RD 54G.
- Site Plan Submittals to Larimer County
 - Site plan was submitted to the county on April 15th and is still being reviewed.
- Demolition Project
 - Houses at 2716 and 2800 W CO RD 54G where successfully inspected, permitted and demolished by LRM.
 - Barns and outbuildings on both properties to follow shortly.

Access onto HWY 287

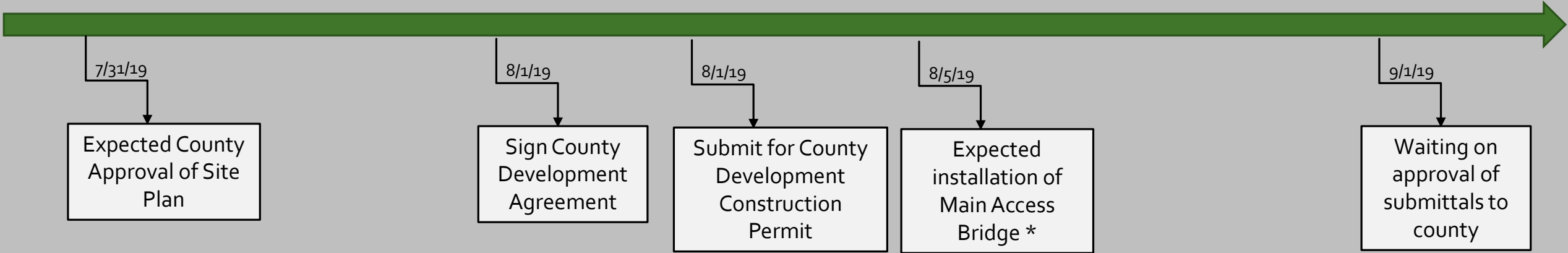
- Met with owner of the Timberline Pit multiple times –
 - Still no clear information on operator. Owner does not want any easements or temporary access.
 - We must purchase the property in order to gain access to 287. Owner wants \$7 million for property.
- Met with CDOT –
 - License to access 287 is only temporary, approx. 7-12 years. License application requires in depth engineering modeling and reporting. Costing approx. \$500,000.
 - LRM will bear all costs associated with road improvements for access. Approx. \$2 million.
 - Once license is up LRM will have to demolish and remove all road improvements.
- Simply not feasible with our resources.
 - \$9.5 million for only temporary access onto HWY 287.

July – September 2019 Timeline

July 2019

August 2019

September 2019



* Pending building permit



Breakdown of Submittals to County

1. Site Plan

- County reviews the project in its entirety with detailed drawings and modeling done by engineers.

2. Development Agreement

- Legal contract between Larimer County and Loveland Ready Mix detailing the obligations of either party relating to the property.

3. Development Construction Permit

- Required by engineering department to ensure the construction of the project is done according to the approved and submitted plans. Requires more detailed drawings to be submitted and approved.

4. Building Permits

- For batch plant building and cold storage buildings. Permit for Main Access bridge was applied for mid May.



Questions or Comments?

Next Briefing: October 2019