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Board of County Commissioner’s Summary Report



Date: July 2, 2024
To: Arapahoe County Board of County Commissioners
Through: Chris Laramie, Energy Specialist
From: Sue Liu, PE., Engineering Services Division
Case name: UASI23-002 Secret Stash Well Connect Project - UASI WITH 1041 PERMIT

Purpose and Recommendation

The purpose of this report is to communicate the Engineering Services Staff findings, comments, and recommendations regarding the land use application(s) identified above.

Scope/Location:

Tenderfoot Pipeline Company (Tenderfoot) intent to construct the proposed Secret Stash Well Connect Project within unincorporated Arapahoe County on land currently zoned as Agricultural. The Project consists of the installation of approximately 5.10 miles of 8-inch diameter natural gas gathering pipeline and 6-inch diameter oil pipeline, originating at the proposed Secret Stash Well Pad in S35 T5S R65W, which will tie-in to the previously permitted Tenderfoot Pipeline Project (UASI21-002) in S33 T5S R64W in Arapahoe County. The purpose of the Project is to transport natural gas and oil, and in the future, water produced from the proposed Secret Stash Well Pad operated by the Applicant’s parent company, GMT Exploration Company LLC (GMT). The pipeline easement is intended to allow for installation of a produced water line, and above ground freshwater lines in the future, all within a 50-foot-wide permanent easement as well.

Engineering Services Staff has reviewed the land use application(s) and has the following findings and comments:

1. A Floodplain Development Permit (FDP) is required for all activities within the designated floodplain, regardless of impact. Even when it is apparent that there are no adverse impacts to the floodplain, a permit is required for administrative purposes to ensure that the County is aware of the activities within the floodplain and that they have been evaluated for compliance with the County’s requirements. A floodplain of no-impact letter is required and should be certified by a professional engineer.

2. For pipeline trench through the floodplain within the Arapahoe County - In order to properly replace drainage patterns, the applicant is required to provide as-built conditions of all existing major drainageways, as defined by the Arapahoe County Stormwater Management Manual, along the proposed utility alignment/disturbance prior to approval. The major drainageways shall be restored to meet the existing as-built. A restored as-built will also be required and that requirement will be placed on the floodplain development permit.
3. A License Agreement is required for pipelines within or crossing the County ROW (County Line Road in this case).
4. County Line Rd in the project area is maintained by both Arapahoe County and Elbert County. Access permit is required up to the section of the roadway used for the project.
5. The following permits are required for the project:
 - A Street Cut and Right-of-Way Use Permit (for access)
 - Grading, Erosion and sediment Control Permit
 - Floodplain Development Permit
 - Possible Oversize/Overweight Vehicle Permit
6. Construction activities that disturb one acre or more are required by the Environmental Protection Agency (EPA) to obtain a Construction Stormwater Permit.

Engineering Services Staff is recommending the land use application(s) favorably subject to the following conditions:

1. The applicant agrees to address the Division of Engineering Services' comments and concerns as identified within this report.
2. The applicant agrees to enter the License agreement.