

**1041 WOGLA  
PRE-APP MEETING**



Meeting Date:	<b>September 4, 2024</b>
Staff Specialist:	<b>Stephanie Frederick</b>
Location Name:	<b>Mesquite 5-31HZ</b>
Parcel Number(s):	<b>130331200008</b>
Company/Applicant:	<b>Kerr McGee Oil &amp; Gas Onshore, LP</b>
Invitees:	<b>KMOG - Loryn Spady and Ryan Seastrom; ECMC - Ben Frissell and John Noto; CPW - Brandon Marette, Lexi Hamous-Miller; CDPHE - Tessa Sorensen; Roy Ogle (BLM); OGED Staff, and Weld Staff</b>
Legal Description:	<b>Section 31, Township 2 North, Range 63 West of the 6th P.M., Weld County, Colorado</b>

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**NOTES**

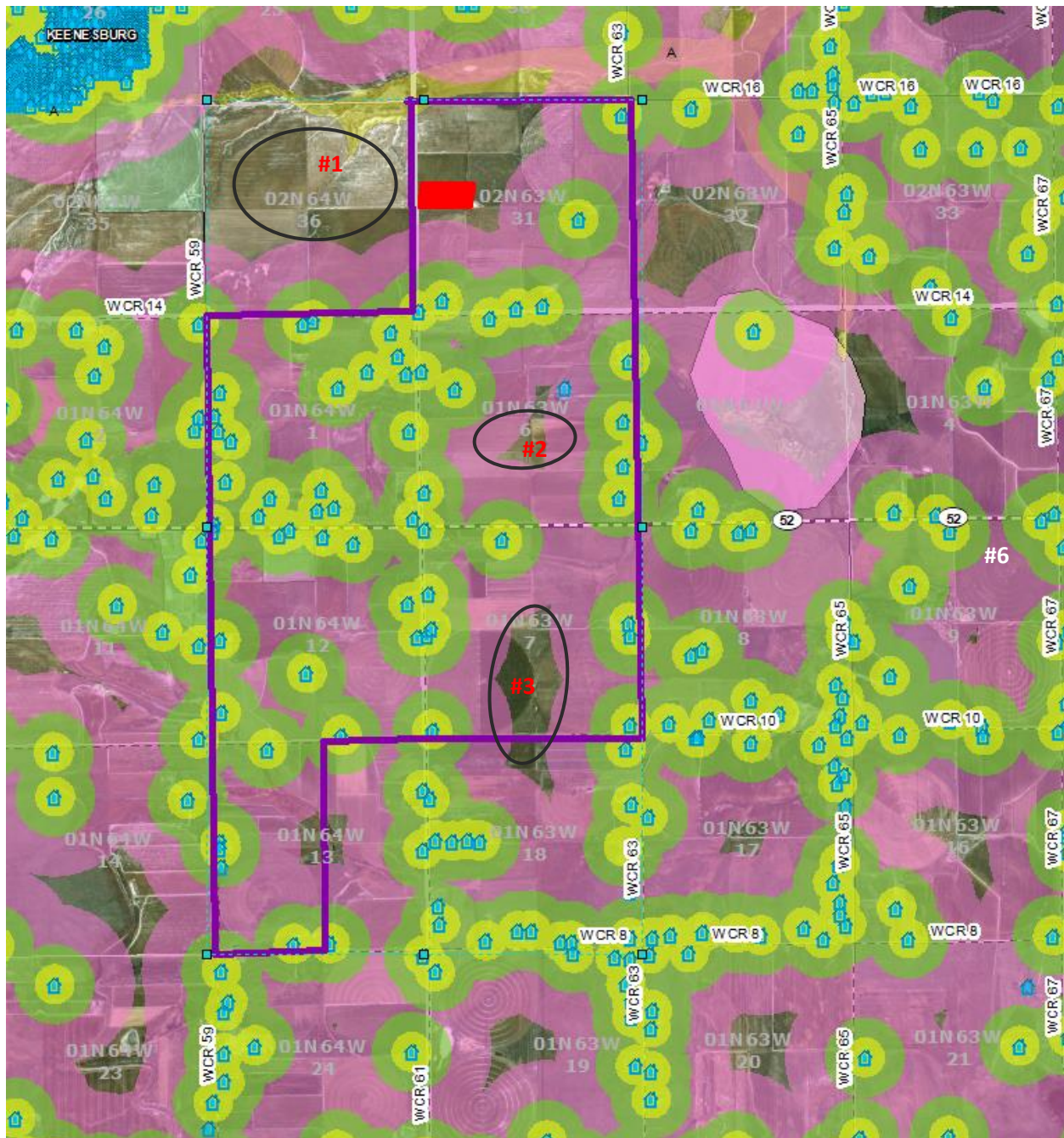
This meeting was held on, Wednesday, September 4, 2024 at 2:00PM. In attendance were Rachel Friedman (KMOG), Trevor Walker (KMOG), Loryn Spady (KMOG), Margaret Rowley (KMOG), Nicholas Loundagin (KMOG), Tony Lupica (KMOG), Tessa Sorensen (CDPHE), Doug Andrews (ECMC), Rebecca Trietz (ECMC), Derek Timmerman (ECMC), and Sierra Focht (ECMC), Stephanie Frederick (OGED Staff), Rebecca Sears (OGED Staff), Natalie DeLaCroix (Weld County Planning Services), Jazmyn Trujillo-Martinez (Weld County Planning Services), Laura Gomez Hernandez (Weld County Planning Services). Brandon Marette (CPW) and Lexi Hamous-Miller (CPW), and Matt Canterbury (Town of Keenesburg) declined the invitation.

Kerr McGee Oil & Gas Onshore, LP (KMOG) submitted a pre-application meeting request to the Weld County Oil & Gas Energy Department (OGED Staff) for the Oak OGDP, on May 3, 2023. Since Weld County is ever evolving it is imperative to review the surrounding area to determine if there are any major changes and pursuant to Weld County Code within 6 months of the pre-application meeting the 1041 WOGLA notice will be provided to OGED. Unfortunately, the six-month time period expired before a notice was received. Therefore, another pre-application meeting was held on December 6, 2023, to discuss the proposed Mesquite Location only. Again, the six-month time period has expired. KMOG submitted a pre-application meeting request on August 13, 2024, to review the proposed Mesquite location to be located in Section 31, Township 2 North, Range 63 West, the red polygon on the map below indicates the proposed well pad and facility, accessing minerals in all of Section 31, T2N-R63W; All of Sections 1 and 12, and the west half of Section 13, T1N-R64W; and All of Sections 6 and 7, T1N-63W as identified by the purple outline being the Development Area (DA).

The proposed location is zoned Agricultural and is sited in the Near-Urban Planning area. It is located outside of any Floodplain, Geologic Hazards, MS4, or Airport overlay districts. The

The DA map below was created and utilized for the pre-application meeting discussion and will be referenced throughout this summary.

## Pre-App Meeting DA Map



Based upon review of the area and identified by the gray circles numbered 1, 2, and 3 on the map indicate areas identified by OGED Staff, which could be feasible alternatives to the proposed

location. KMOG discussed their analysis of additional alternatives researched and added the following details:

- Circle #1 - The area in section 36, identified by circle #1 on the drawing above was a location that was considered. There are two (2) parcels, and one is owned by the same surface owner who signed the Surface Use Agreement, but the Surface owner prefers the proposed location, due to less impact on agriculture operations. There are some wetlands and riparian area in this parcel that KMOG prefers to avoid.
- Circle #2 - Section 6 was another Location that was considered. KMOG explained the area is impacted by four (4) parcels and this creates a challenge in obtaining a surface use agreement for all four (4) parcel owners. The wells would have to be drilled to the north and south, resulting in more wellbores and a larger disturbance area. It would also be closer to more residential building units. The pros to this area is it outside of the HPH and floodplain it would also allow them to reach all the minerals.
- Circle #3 - The area identified by #3 within section 7 was considered but it would be in the middle of two (2) pivots and would impact agriculture operations. KMOG states that they would not be able to develop minerals in the west half of Section 13.

## **LOCATION DETAILS**

- This proposed location will consist of 16 wells and a production facility.
- Minimal step-outs and be able to drill from east to west and keep equipment outside of 2,000' of any RBUs. The nearest RBU is 2,430 ft from the location.
- KMOG plans to have pipeline takeaway for oil and natural gas.
- KMOG will utilize their water on demand system for water.
- KMOG plans to do this location in two occupations.
- Haul Route: Jazmyn Trujillo-Martinez, with Weld County Department of Planning Services, advised that the Cash-in-Lieu (CIL) request for \$45,600 has been approved by Public Works.
- Access: Natalie DeLaCroix explained that a request for permanent signage would have to go to the Weld County Board of Commissioners. There would need to be further review for who would be responsible for the installation of a stop sign.
- KMOG anticipates operations to begin on the proposed location in Quarter 3 of 2026, upon approval of all local and state permits.
- Weld County Code:
  - The proposed location is zoned Agricultural and designated as LZ-1, rural and low-density residential. A Lighting Plan is required for the Construction Phase and for the Production Phase if permanent lighting is planned.
  - Being in the Near-Urban planning area, the following noise levels apply, Construction Phase NL-3 and Production Phase NL-1. A noise mitigation plan and an odor mitigation plan would be required for the proposed location.
  - ROW: Natalie confirmed with KMOG that there is no identified resolution right-of-way north of CR 14 therefore, KMOG will need to obtain an access easement agreement to cross the parcels.

- Drainage and Grading: Natalie DeLaCroix with Development Review required the standard requirements for drainage.
- 1041WOGLA Notice shall be provided to all property owners within 2,000' of the Oil & Gas Location. KMOG's next steps are to send 1041 WOGLA Notice.
- KMOG is aware of all setback requirements identified in Sec. 21-5-490 and has no concerns meeting setback requirements.

#### **ECMC Comments:**

Rebecca Treitz with ECMC stated KMOG will need to show the 2,000 ft buffer for the access road and how that will impact the RBUs. The RBU that is impacted by the access road is located at the intersection of CR 14 and CR 61. Ms. Treitz recommended KMOG submit any community outreach they have with the impacted RBUs along the haul route. Ms. Treitz confirmed that KMOG would not be applying for a lesser impact variance. KMOG confirmed they would have an environmental consultation done on the pond to the east of the proposed Mesquite to have it delineated as wetlands. KMOG informed the pond is used mostly for irrigation of the nearby croplands.

#### **CONCLUSION**

The parcel owner at the intersection of CR 14 and CR 61, is requesting a stop sign. KMOG inquired the requirements of having one installed for the parcel owner. Jazmyn Trujillo-Martinez explained that KMOG will need a right-of-way permit for permanent signage if they provide the stop sign. KMOG will follow-up with Weld Public Works department and the parcel owner.

KMOG does not currently have any questions regarding Weld County Code requirements.

No one participating in the pre-application meeting identified anything that would prevent KMOG from submitting the application for the proposed location, nor did they identify anything that would prohibit such development.