



ERIE
COLORADO

Draco Oil and Gas Development Plan

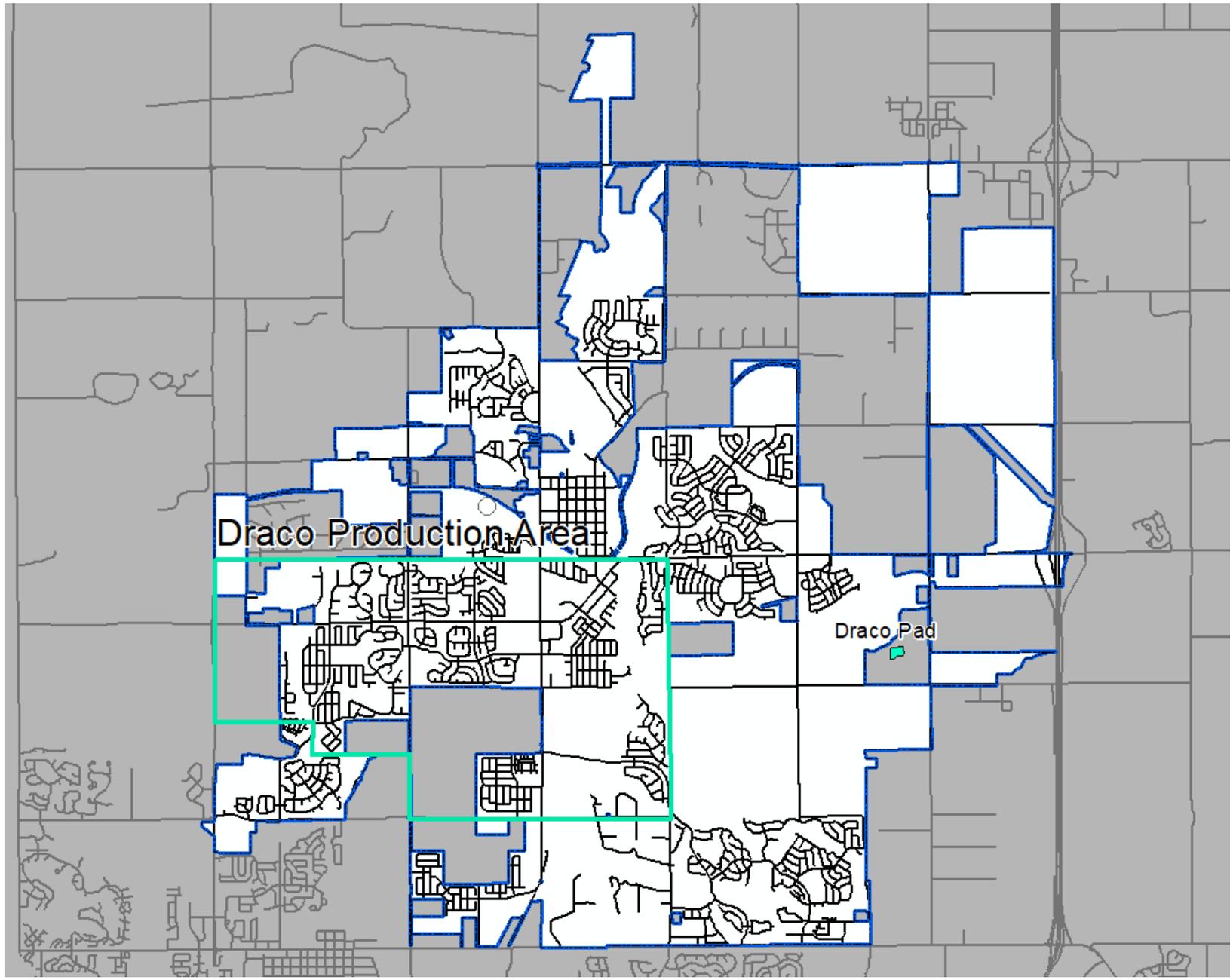
Town of Erie

David Frank, Director of Environmental Services

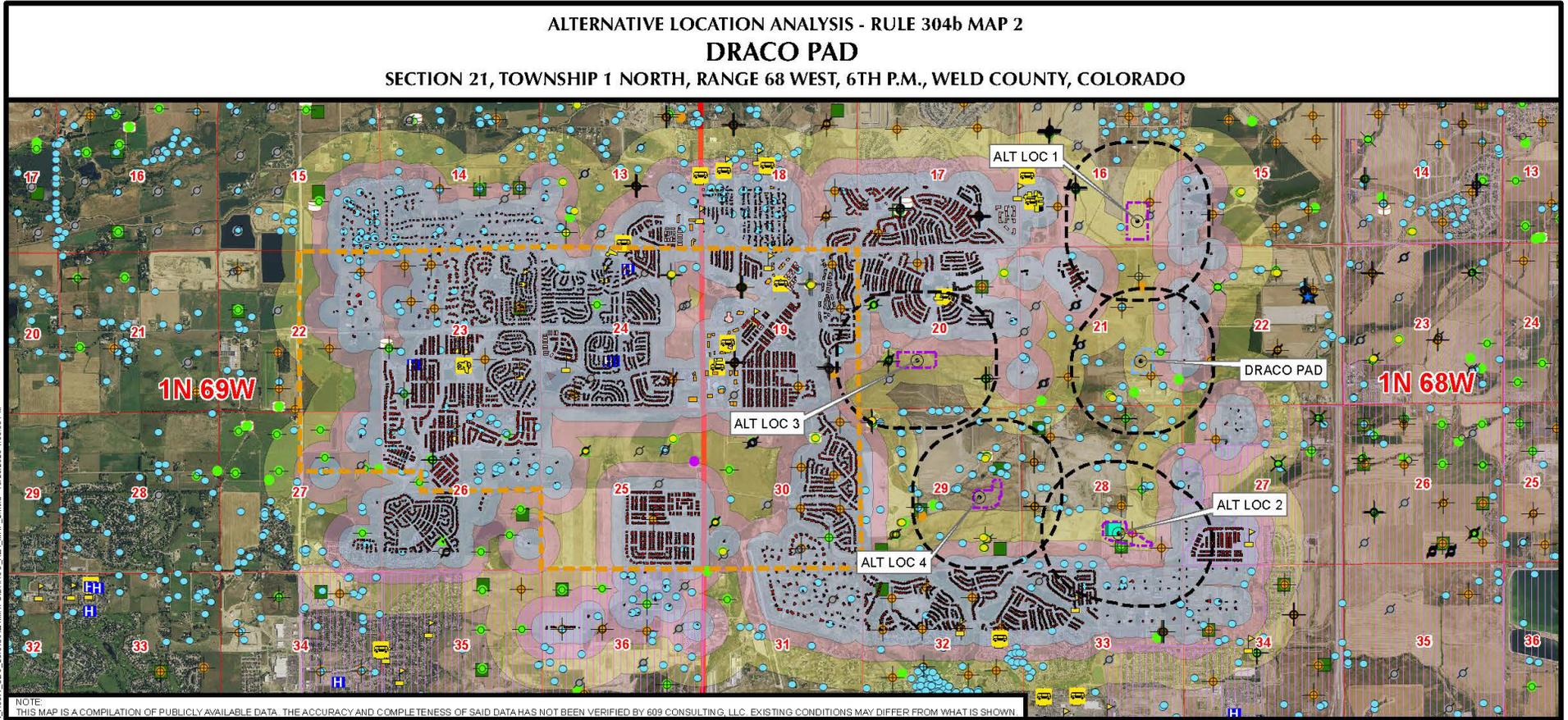
April 16, 2024



Draco Pad Location



Alternate Locations Considered (from WOGLA)



NOTE: THIS MAP IS A COMPILATION OF PUBLICLY AVAILABLE DATA. THE ACCURACY AND COMPLETENESS OF SAID DATA HAS NOT BEEN VERIFIED BY 609 CONSULTING, LLC. EXISTING CONDITIONS MAY DIFFER FROM WHAT IS SHOWN.

Legend			

Prepared For:

Extraction Oil & Gas, Inc.

Consulting, LLC

LOVELAND OFFICE
 6716 North Franklin Avenue
 Loveland, Colorado 80538
 Phone: 970-776-4331

SHERIDAN OFFICE
 1050 Sheridan Avenue
 Sheridan, Wyoming 82801
 Phone: 307-674-0609

NAD83 CO-NR
 Scale: 1" = 3,200ft

Drawn by: CPS Date: 24 Oct 2023
 Revised: KMG Date: 28 Nov 2023

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Nearby residents and other features (from OGDGDP)

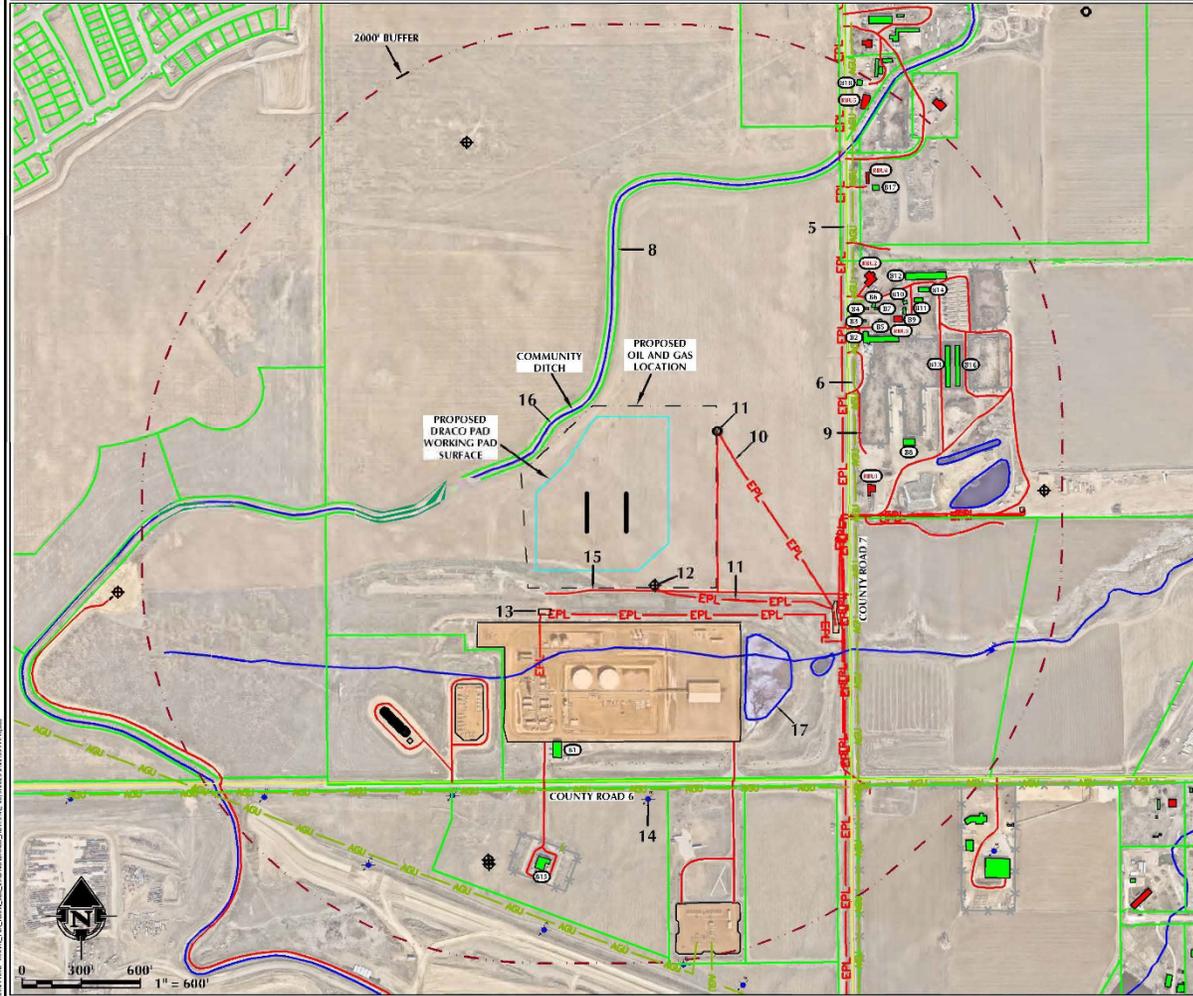


EXHIBIT R-1

LOCATION DRAWING

DRACO PAD

SECTION 21, TOWNSHIP 1 NORTH, RANGE 68 WEST, 6TH P.M., WELD COUNTY, COLORADO



ID	FEATURE	DISTANCE/BEARING (MEASURED FROM WORKING PAD SURFACE)
B	BUILDING	B1 ±871' S, B2 ±1058' E, B3 ±1099' NE, B4 ±1138' NE, B5 1171' NE, B6 ±1172' NE, B7 ±1179' NE, B8 ±1191' E, B9 ±1297' NE, B10 ±1321' NE, B11 ±1376' NE, B12 ±1392' NE, B13 ±1425' E, B14 ±1419' NE, B15 ±1455' S, B16 ±1465' E, B17 ±1549' NE, B18 ±1941' NE
RB1/NB1	RESIDENTIAL/NON-RESIDENTIAL BUILDING UNIT	RB1 ±1011' E, RB12 ±1204' NE, RB13 ±1241' NE, RB14 ±1554' NE, RB15 ±1849' NE
1	HIGH OCCUPANCY BUILDING UNIT	N/A
2	SCHOOL FACILITY	±8443' NW
3	DESIGNATED OUTDOOR ACTIVITY AREA	N/A
4	DISPROPORTIONATELY IMPACTED COMMUNITY	N/A
5	PUBLIC ROAD	±903' E (COUNTY ROAD 7), ±1050' S (COUNTY ROAD 6)
6	ABOVE GROUND UTILITY	±948' E, ±1107' NE, ±1119' S, ±1393' S, ±1053' S, ±1935' S
7	RAILROAD	N/A
8	PROPERTY LINE	±74' NW, ±124' NW, ±438' SW, ±912' E, ±917' E, ±1064' S, ±1063' W, ±1067' W, ±1109' S, ±1144' S, ±1194' S, ±1204' NE, ±1225' SE, ±1249' NW, ±1257' NE, ±1309' NE, ±1521' N, ±1558' SE, ±1593' NE, ±1622' NE, ±1669' NE, ±1806' W, ±1821' E, ±1994' SW
9	FENCE	±980' E, ±1342' S, ±1397' E, ±1533' S, ±1580' SE, ±1604' E, ±1748' NE, ±1932' SE
10	PIPELINE	±123' SE, ±221' S, ±249' E, ±868' E, ±877' E, ±883' E, ±909' E, ±940' SE, ±942' SE, ±1010' SE, ±1011' SE
11	EXISTING OIL AND GAS WELL	±246' E, ±1053' SW, ±1053' SW, ±1053' SW, ±1053' SW, ±1054' SW, ±1055' SW, ±1055' SW, ±1057' SW, ±1058' SW, ±1058' SW
12	PLUGGED OIL AND GAS WELL	±113' SE, ±1490' S, ±1518' S, ±1545' NW, ±1908' E
13	EXISTING FACILITY	±195' S, ±263' S, ±641' SW, ±892' E, ±1065' SW, ±1708' S, ±1785' E
14	WATER WELL	±1166' S, ±1223' S, ±1724' SW, ±1729' E, ±1799' SW, ±1832' S
15	PRIVATE ROAD	±99' S, ±243' E, ±622' SW, ±874' S, ±917' E, ±919' E, ±965' E, ±966' E, ±998' SE, ±1000' E, ±1004' SW, ±1012' NE, ±1059' E, ±1075' S, ±1135' NE, ±1172' SE, ±1264' NE, ±1393' S, ±1478' NE, ±1505' S, ±1518' E, ±1520' NE, ±1593' NE, ±1915' SW, ±1940' SW, ±1977' NE
16	DITCH/DRAINAGE/CANAL	±91' NW, ±393' S
17	POND	±624' SE, ±953' SE, ±1364' E, ±1431' E

LEGEND

● EXISTING WELL	--- WORKING PAD SURFACE BUFFER	--- PROPERTY LINE	Ⓜ SCHOOL
● P&A WELL	--- PROPOSED OIL AND GAS LOCATION	--- EXISTING FACILITY	Ⓜ CHILD CARE
● WATER WELL	--- PROPOSED WORKING PAD SURFACE	--- RESIDENTIAL BUILDING UNIT	Ⓜ POND
● PROPOSED WELL	--- EXISTING PIPELINE	--- NON-RESIDENTIAL BUILDING UNIT	
● PUBLIC ROAD	--- AGU --- ABOVE GROUND UTILITY	--- DISPROPORTIONATELY IMPACTED COMMUNITY	
● PRIVATE ROAD	--- EXISTING FENCE		

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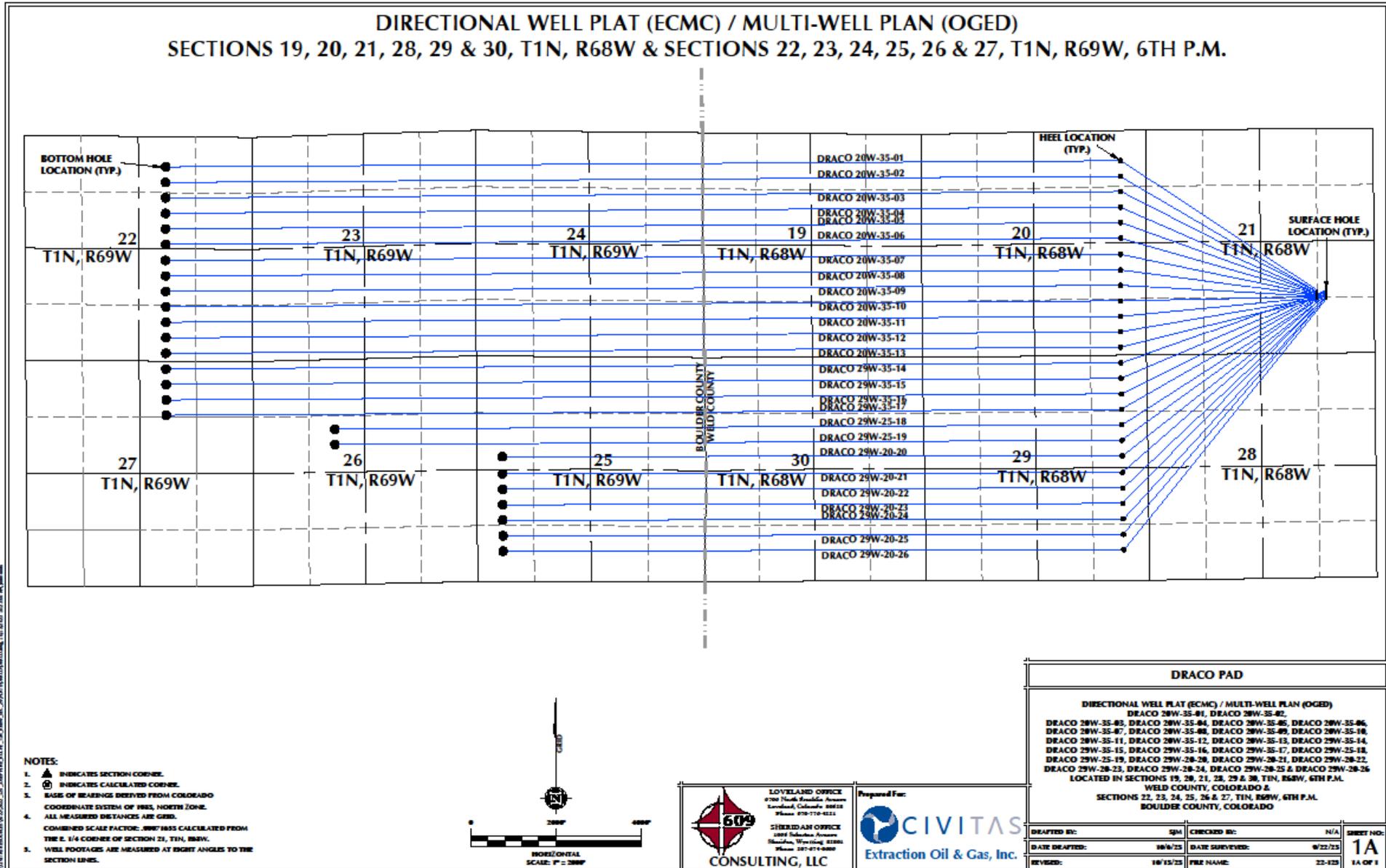
Prepared For:

CIVITAS
Extraction Oil & Gas, Inc.

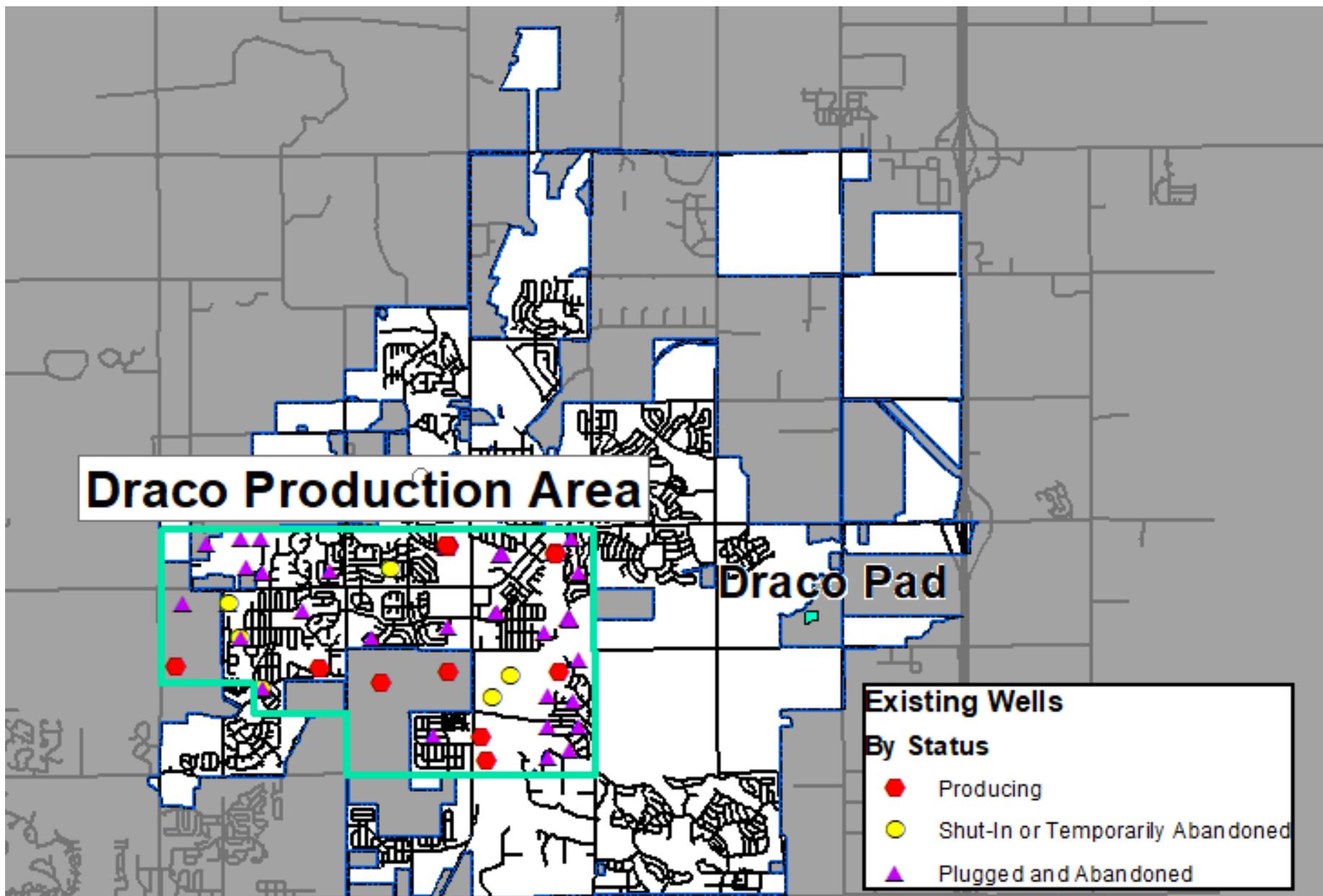
DATE SURVEYED: 9/22/23
DATE: 10/6/23
DRAFTER: GLK
REVISED:

NOTES:
- ALL MEASUREMENTS ARE MADE FROM THE WORKING PAD SURFACE.
- VISIBLE FEATURES SHOWN AND LISTED HEREON THAT ARE LYING OUTSIDE THE SURFACE PROPERTY MAY HAVE BEEN OBTAINED FROM THE AERIAL PHOTO AND OTHER PUBLICLY AVAILABLE DATA. EXISTING CONDITIONS MAY DIFFER FROM WHAT IS SHOWN.

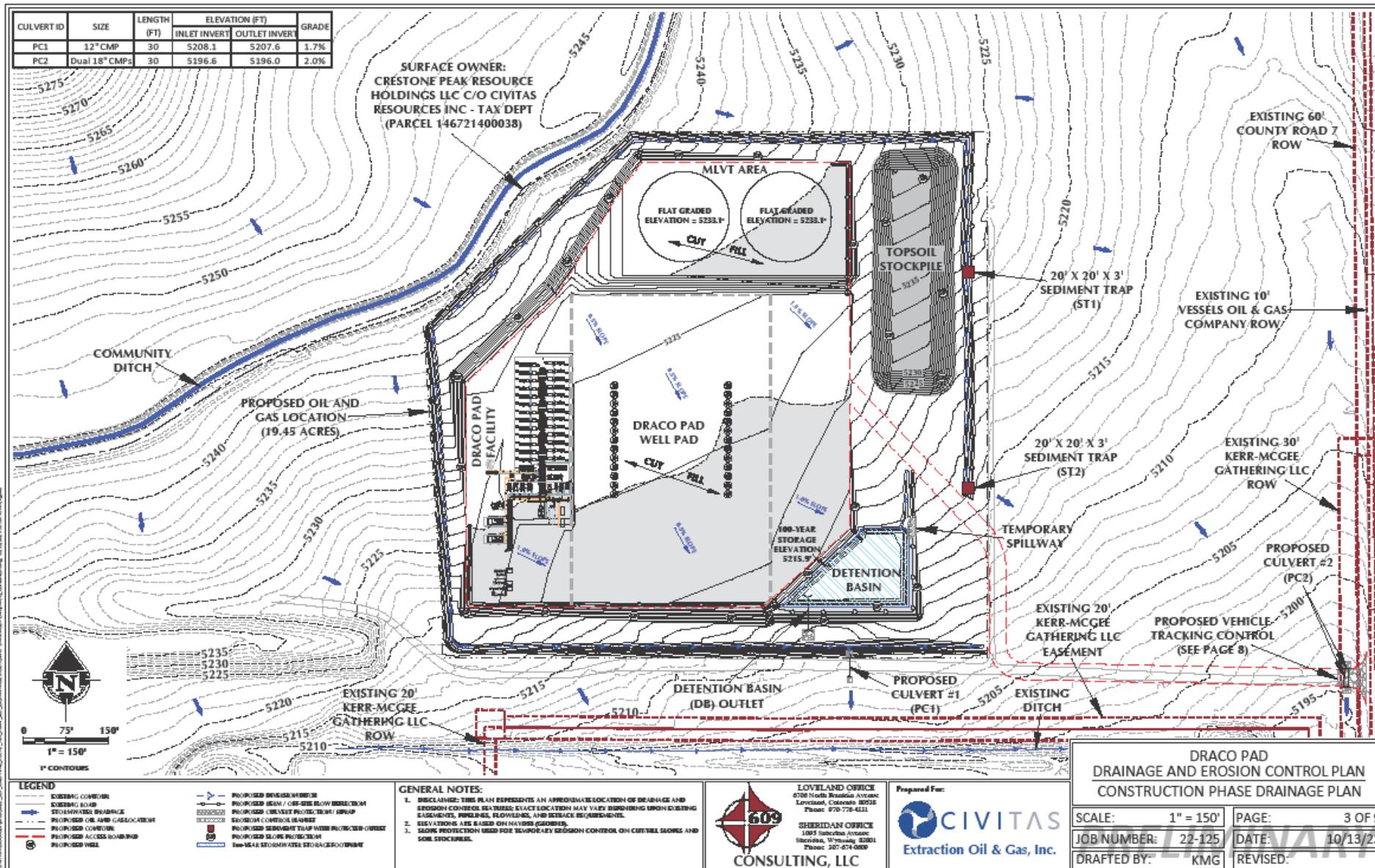
Directional Bores (from WOGLA)



Existing wells within the production area



Preproduction Site Drainage (from WOGLA)



The logo for the Town of Erie, featuring a stylized tree above the text "TOWN OF ERIE" and "1874".

Site Analysis (from OGD)

Rule 304.b.(2).B Analysis of Alternative Location Criteria

Rule 304.b.(2).B.i

The Working Pad Surface is within 2,000 feet of 1 or more Residential Building Units or High Occupancy Building Units:

Draco Pad – There are 5 residential building units within 2000' of the proposed working pad surface, the closest being 1,011 ft. to the working pad surface.

Rule 304.b.(2).B.ii

The Working Pad Surface is less than 2,000 feet from a School Facility or Child Care Center:

Draco Pad – The Working Pad Surface is greater than 5,280 feet from the nearest school facility or child care center.

Rule 304.b.(2).B.iii

The Working Pad Surface is within 1,500 feet of a Designated Outside Activity Area:

Draco Pad – The Working Pad Surface is greater than 5,280 feet from the nearest Designated Outside Activity Area.

The logo for the Town of Erie, featuring a stylized tree above the text "TOWN OF ERIE" and "1874".

Site Analysis (from OGD)

Rule 304.b.(2).B.v

The Working Pad Surface is within a Floodplain:

Draco Pad – The Working Pad Surface is not within a Floodplain.

Rule 304.b.(2).B.vi

Unless waived by the applicable Public Water System(s), the Oil and Gas Location is within: aa. A surface water supply area as defined in Rule 411.a.(1); or bb. Within 2,640 feet of a Public Water System supply well that is completed in a Type III Aquifer or is a groundwater under the direct influence of surface water well as defined in Rule 411.b.(1):

Draco Pad – The Oil and Gas Location is not within a Rule 411 surface water supply area as defined in Rule 411.a.(1). It is not within 2,640 feet of a Public Water System supply well that is completed in a Type III Aquifer. It is not a groundwater under the direct influence of surface water well as defined in Rule 411.b.(1).

Rule 304.b.(2).B.vii

The Oil and Gas Location is within the boundaries of, or is immediately upgradient from, a mapped, visible, or field-verified wetland or riparian corridor:

Draco Pad – The Oil and Gas Location is not within the boundaries of, or immediately upgradient from, a mapped, visible, or field-verified wetland or riparian corridor.



Site Analysis (from OGDG)

Rule 304.b.(2).B.viii

The Oil and Gas Location is within High Priority Habitat and the Operator did not obtain a waiver from CPW through a pre-application consultation:

Draco Pad – The Oil and Gas Location is not within a High Priority Habitat. There is no High Priority Habitat within 2,400 feet of the location.

Rule 304.b.(2).B.ix

The Operator is using or intends to use a Surface Owner protection bond pursuant to Rule 704 to access the Oil and Gas Location:

Draco Pad – The Operator is not using or intending to use a Surface Owner protection bond pursuant to Rule 704 to access the Oil and Gas Location.

Rule 304.b.(2).B.x

The Working Pad Surface is within 2,000 feet of a Residential Building Unit, High Occupancy Building Unit, or School Facility located within a Disproportionately Impacted Community.

Draco Pad – The Working Pad Surface is not within 2,000 feet of a Residential Building Unit, High Occupancy Building Unit, or School Facility located within a Disproportionately Impacted Community.



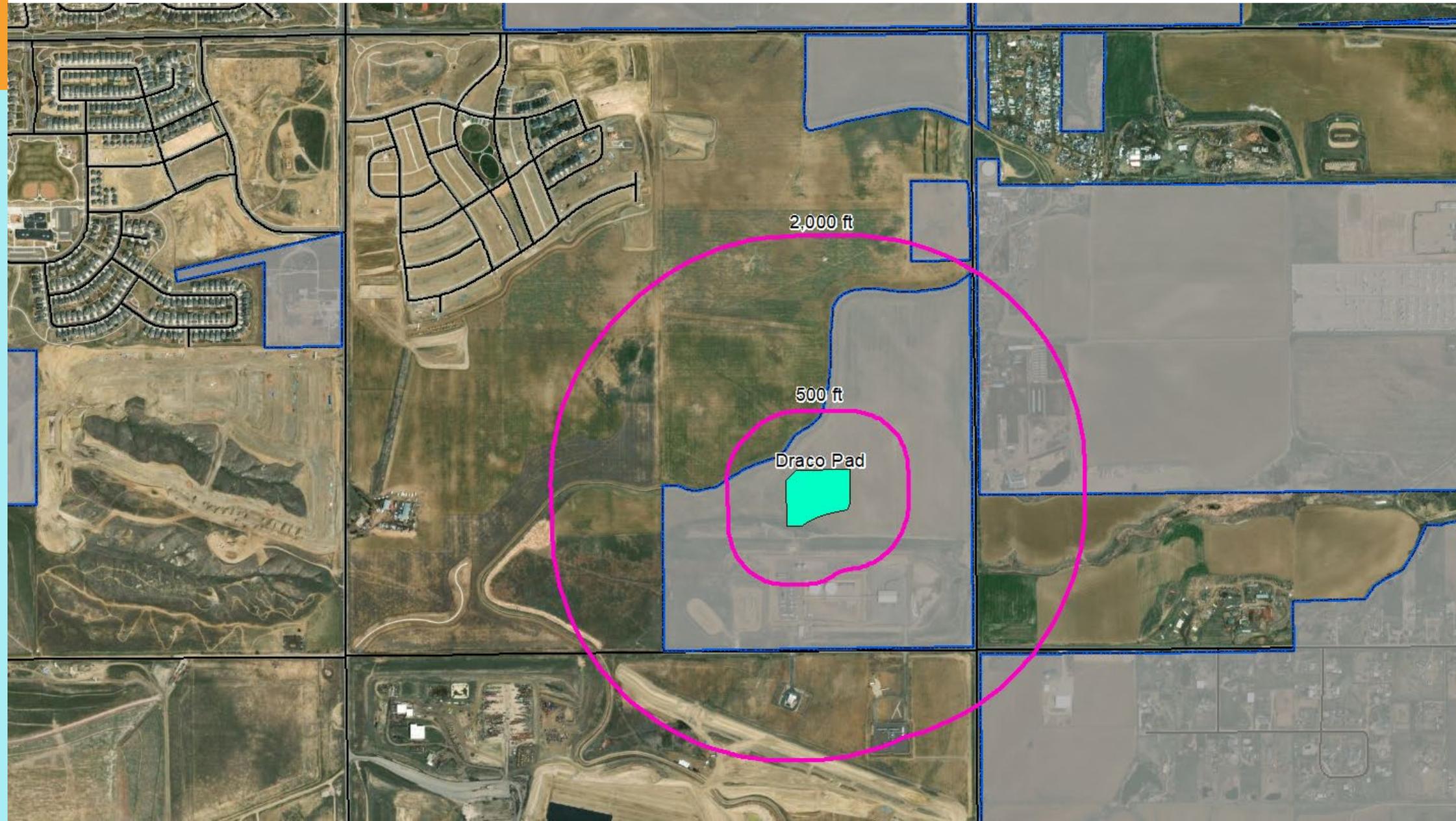
Site Analysis per Erie Municipal Code (10-12-4)

Location standards:

1. The Operation is located within a zone district that allows heavy industrial uses.
 - Not applicable in unincorporated Weld County, but is consistent with existing land use
2. The operation is located at the site from which the minerals can be accessed with the least adverse impact to public health, safety, welfare and the environment in compliance with all applicable standards in this [section 10-12-4](#).
 - Compliant
3. Any type of well pad and above-ground production facility shall be located at least 2,000 feet from the boundary line of platted residential lots or parks, sports fields and playgrounds, or other outside activity areas and any occupied structure. Measurement shall be taken from the edge of the disturbed area to the boundary line. The town may decide that a different setback is more appropriate based on the Alternative Site Analysis.
 - Compliant
4. The operation shall be at least 500 feet from any surface water body.
 - Noncompliant; however, FRICO Ditch commented on the application and did not object.
 - >5 miles from Town utilized surface water
5. The operation shall be at least 500 feet from any domestic or commercial water wells or irrigation wells.
 - Compliant
6. The operation is not located within a floodway district as defined in [section 10-2-7 C.4](#) of the UDC.
 - Compliant



Current adjacent land use



Future Westerly Development

