

Memorandum

November 17, 2020

To: City of DuPont, Department of Community Development

From: John Small, Anchor QEA

cc: Pete Stoltz, CalPortland

Re: Pioneer Aggregates South Parcel Mine Expansion Parking Narrative

The purpose of this memorandum is to provide a narrative describing the existing and proposed parking and employee count related to the CalPortland South Parcel Mine Expansion Project. Current and proposed parking meets the requirements of Dupont Municipal Code (DMC) 25.95. The South Parcel Mine Expansion will not result in any change to the operation or employment at the facility. The project does not include erection or modification of any buildings. Parking for employees will remain the same at approximately 60 spaces for personal vehicles, plus additional space for company owned vehicles including trucks, trailers and heavy equipment. The total employment associated with CalPortland's existing mining operation in DuPont, an estimated 60-100 jobs depending on market conditions.

A paved parking lot with disabled parking and access is available at the mine office. Space in this lot is also available for high occupancy vehicles. Bicycles are not allowed inside the gates of the mine for safety reasons. Spaces in this lot meet the city standards for stalls and aisles set forth in DMC 25.95.050. Two additional gravel lots are located between the processing plant and Pioneer Ave and between the concrete batch plant and Solo Point Road. The gravel lots provide flexibility to accommodate more employee vehicles as needed in response to fluctuations in demand. Vehicle and pedestrian traffic are controlled throughout the site to protect worker safety and the site is closed to the public. There are established vehicle and pedestrian travel routes used to access parking areas, buildings and other locations on the site as well as for ingress and egress from the site.

In summary:

- The number of spaces provided is and will remain consistent with DMC 25.95.030 (1)
- The locations for parking are and will remain consistent with DMC 25.95.40
- Preferential Parking requirements are and will continue to be met consistent with DMC 25.95.070
- Parking areas have been developed in consistency with the provisions of DMC 25.9.5050 where applicable (gravel lots are not striped) and will remain so.

- Preferential parking provided meets and will continue to meet the requirements of DMC 25.95.060
- All loading and unloading facilities are and will remain in off street locations that do not impede or interfere with traffic on public roads.