

Development Permit DP 3639-F, Big Lake Development (Ski resort) - Request for Additional Information & Responses

Snowmaking Lines:

1. Approximately how many linear feet of snowmaking line will be replaced? (approx. 44,750' of air and water pipe)
2. Approx. linear feet of line to be buried? (approx. 20,300' buried)
3. Depth/width of trench for buried lines? (trench is approx. 20" wide & 4' deep)
4. Number of stream crossings for buried lines? (3 stream crossings - all buried lines will be bored beneath the streams to avoid impact to the streams)
5. Number of wetland crossings for buried lines? (none)
6. Total amount of stream & total amount of wetland alterations for the buried lines? (none)
7. For the stream/wetland crossings, what type of equipment will be used and what type of construction BMP's will be utilized? (stream crossings will be installed using directional drill equipment to eliminate impact to streams)
8. For stream crossings, will stream sediment be replaced to existing conditions? (N/A , drilling under stream bed)

Loop Road

1. The application states the Parking Loop Road will be 2480 Linear feet, how many linear feet will be new? The proposed loop road is 1665 LF and the proposed hotel loop drive is 240 LF. We subtracted where the new loop road will be within the same footprint of the existing paved and gravel roads.
2. Size of Bridge that will be spanning the stream in the new section of road scales off to be 30'x30', is this correct? Do you have any construction details? Will bridge abutments be used? Will the crossing be in conformance with Chapter 10, Section 10.27,D,2 of the Commission's rules? (see attached) The bridges have not been designed at this time and therefore we do not have any details available. Yes we will have bridge abutments. The plan is to have the bridge abutments be constructed outside the resource boundary, at least 1.2 times the width of the channel, leaving the natural stream bed intact.
3. Will the proposed ski bridge spans (40'x45' & 40'x40') near the Base Lodge be in conformance with Section 10.27D,2? Construction details? These bridges have not been designed at this time and therefore we do not have any details available. The bridge abutments will be constructed outside the resource boundary, at least 1.2 times the width of the channel, leaving the natural stream bed intact.

Structures

1. Zipline Practice. The table in the application has the Zipline Practice Lower(10'x10') setback 86 feet from a stream and 44 feet from a wetland, but it is shown on the plan as being greater than 100 feet from either, can you confirm the setbacks? Measuring from the plans, the zipline is 147' from the stream and 139' from the wetland.
2. Zipline Base Station Foundation (Lower). Table says 21 feet from stream and 10 feet from wetland, but it is shown on the plan as outside the 100 ft. stream buffer, can you confirm setbacks of this lower foundation and the zipline base station platform for the stream & wetland? Measuring from the plans, the zipline is 114' from the stream and 104' from the wetland.

3. T-Bar Operator Shack & Foundation (Lower). Table has the shack & foundation setback 23 & 35 feet, respectively, from stream. Can you confirm the actual lower shack & foundation setbacks from the stream? **The new T-bar structure is setback 111' setback from the stream and wetland.**
4. Outdoor Center (32'x60'). Table says 63 feet from stream and 57 feet from a wetland. The plan shows it greater than 100 feet from the stream, can you confirm setback? **The outdoor center is 225' from the wetland and 242' from the stream.**
5. Upper Lift bottom Terminal & bottom Operator Shack. Can you confirm these structures are greater than 100 feet from any stream? **The structure is outside the 100' stream setback.**
6. Upper Lift Top Operator Shack. Table has the Operator Shack setback 66 feet from the nearest stream, but the Top Terminal is listed as 2,641 feet from stream. Can you confirm setback of Top Operator Shack from the nearest stream? **The structure is greater than 100' of a stream. The delineation corridor going up the lift line is 285' wide. There are no streams delineated within the corridor near the top lift station.**
7. Snowmaking Intake. Existing is listed as 15'x36'x12'. The proposed snowmaking Intake is listed as 36'x15'x16', is this a reconstruction & expansion of the structure? Do you have plans showing the location of the structure and setbacks? The Table says it sits in a wetland, is this a scrub shrub wetland or zoned wetland on LUPC maps? **This is not an expansion of the structure footprint. It is a slight expansion in height. The structure is located within the P-GP. See the image below.**

