

# STONE CONCEPTS

Date: November 26<sup>th</sup>, 2023

Subject: Minor Development Permit Application – Project Narrative

Location: 85 Marmot Lane – Eagle, CO 81631

Subdivision: Eagle Valley Commercial Park

Lot: I-13

Block: 0702

The Minor Development Permit that we are applying for will consist of the new construction of an 10,340-sf building which will become the fabrication facility for our stone fabrication business. The facility will house multiple pieces of machinery that facilitate in the fabrication process of stone slabs. The facility will also utilize a gantry crane to move raw materials within the building. Due to the nature of our business and the weight of the stone scraps that are discarded, we will also utilize the crane system within the building to dispose of our trash products. Our intentions are to have a dumpster inside the building, which will be accessible by trash truck through our overhead doors. The new building will also utilize a water-recycling system that allows our facility to recycle water during our fabrication process. The vacant lot of 85 Marmot Lane is currently being used to store raw granite slabs. Our current fabrication facility which is located at 1210 Chambers Avenue – Eagle, CO 81631 will then become an indoor slab viewing facility for customers once the fabrication machinery and operation is moved into the new warehouse. There should be little to no impact to the surrounding areas or surrounding facilities. We have also addressed all applicable compliance items with the Town of Eagle as part of this application.

If there are any questions or concerns, I can be reached at the below information.

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