

**Statement of Operations for
Salvage Yard,
Inoperable Vehicle Storage, and
Scrap Metal Collection Facility**

FOR:

USA Enterprises
5255 E. 48th Ave.
Commerce City, CO 80022

BY:

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Applicant

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A. Overview:

USA Enterprises' operation is based on the need of recycling and reusing automotive parts. The salvage yard, inoperable vehicle storage, and scrap metal collection facility will take damaged vehicles, remove the reusable parts and resell them. Other products such as scrap metal will be sent to the appropriate recycling facility. Only staff shall be allowed into the yard for retrieving automobile parts.

While sales are currently 100% wholesale, approval of this CUP and its corresponding uses will convert the business to retail effectively increasing revenue and taxes. As of today, revenue in wholesale is around \$800,000 annually. Moving to retail will generate approximately \$1,300,000.

In order to convert the business from a wholesale to retail operation, advertisements will be utilized via online and newspaper outlets to bring in customers where they will pay retail prices for automobile parts. There will also be incentives and discounts for customers who will buy products/parts on a monthly basis.

B. Process

Damaged vehicles are delivered to the site or purchased from local auto auctions. Once the automobile is on site, it is taken to an automotive lift where the following standard procedures are carried out:

- All fluids are drained and put into proper containers, to be disposed of by the following means:
Disposal of Hazardous Materials and Waste: VEOLIA Environmental services: 91131 East 96th Ave Henderson, CO 80640.
Disposal of Car Batteries: WALTER'S Auto Specialties, Inc: 1998 W. Hamilton Place Sheridan, CO 80110.
Disposal of Metal: EVRAZ: 5601 York St. Denver, CO 80216 and Denver Metal Recycling: 4770 Ivy St.- Unit C Denver, CO 80216.
Disposal of Oil: TERMO FLUIDS the Responsible Solution: 4845 Forest St Denver, CO 80022.
Disposal of Tires: Colorado Tires Recycling, LLC: 5101 Columbine St. Denver, CO 80216.
- All useable engines and transmissions (along with other useable parts) are inventoried and put onto shelves within the existing building's storage area.
- Cars do need to be kept on the yard for the purpose of selling structural parts, but will be drained of all fluids (except for cars waiting in line to be processed).
- No car crushing will be done on site by any means.

All necessary equipment is on site in order to process incoming automobiles, i.e., forklifts, large & small containers, storage tanks, shelves, etc...

C. Hours and Days of Operations

Monday – Friday: 8am – 6pm

Saturday: 9am – 3pm

Sunday: Closed

Holidays – Closed most major holidays

D. Number of Employees

11 initially with potential growth of up to 24.

E. Number of Parking Stalls

At the front of the building there are 8 parking stalls. Overall employees will park on site inside the lot where there is availability for 20 more parking stalls.

F. Average Daily Trips

On average there are four (4) deliveries a day. Per the 5th edition of the Traffic Engineering Handbook this type of business is expected to generate 50 trips per day.

G. Description of Hazardous Materials

The hazardous materials on site are the used oil and antifreeze drained from the salvaged vehicles. This material is stored on site inside the building in two 500 gallon special recycling containers. Roughly every three (3) months Safety-Kleen comes and removes these materials for recycling.

H. Summary

USA Enterprises operations will have no adverse impacts on the surrounding businesses or neighborhood and provides good jobs to the community while offering quality recovery of used auto parts. This CUP will not add any water fixtures or change sewer loading.