

## **The Legal:**

-80 acres comprising the east one half portion of SE 14-40-13.

## **The Location:**

-Commuting distance to Saskatoon. Closer to North Battleford.

-Located in the RM of Glenside No. 377 approx 16.6 km south of Maymont, SK. (see APPENDIX A)

-Distance from Saskatoon City Limits to gravel: 97.6 km and approximately 1 hour.

1) 81 km (Saskatoon to Maymont)

-Hwy 16 W (TransCanada)

-51 minutes

2) 11.2 km (Maymont to secondary turnoff)

-paved primary 376 S (goes over Maymont bridge)

-11 minutes

3) 5.4 km (secondary turnoff to gravel land)

-decent road heading west, summer road heading south.

-approximately 8 minutes

-Located 3km directly north of one of the larger pits in the area.

-There are 5 other pits within 5 km, as well as others further out.

## **The Aggregate:**

-Test Results state that there is approximately 750,000CY of useable material to the Saskatoon market; approximately 15-20% of the Gravel is suitable rock for crushing (3/4" to 8").

-Other companies are paying royalties of \$3.50 / CY for pit run in the area that they have to dig up and process themselves, putting a fair value of the material on this property at \$2,625,000.00.

-There is limited overburden to deal with (Scalping method used by other nearby pits).

-Tested on September 12, 2009 (see APPENDIX B for actual test results.)

-Backhoe found aggregate that ran deeper than the backhoe could reach in spots.

- You may ask for written permission to access the land to perform your own testing if so desired. Land has crop on it in growing season.

## **The Transportation:**

- Easy access to land.
- No problem getting a permit (Road Maintenance Agreement) from the RM for compensation of roads for hauling primary weights on secondary roads.
- Secondary Road Hauling Costs for this gravel:

### Summer:

As of August, 2013, there has been a summer hauling ban.  
Summer 2015 – Trucks are hauling – call rm to confirm.

### Winter:

As of August, 2013, prices are:

-2.48 cents / CY / Mile

AND

-2.12 cents / CY / Mile (Capital Rd Loss)

Total: 4.6 cents / CY / Mile

-For inquires to confirm, the RM phone number is (306) 948-3681.

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Saskatoon is short on gravel, prices are ridiculous and material is being hauled from further distances than this property. Infrastructure projects like the commuter bridge, north bridge, perimeter road, the circle drive south project and bridge, decaying roads and infrastructure, and extremely fast city expansion all require aggregate, as well as thousands of new housing starts. As of June, 2014, the funding is in place for 2 new bridges in Saskatoon. Saskatchewan has roughly 3 times as many roadways as Alberta. Saskatoon and area provide 2/3 of the worlds recoverable potash, and potash mines are expanding and new ones are being built. The region continues to lead the world as one of the fastest and diverse economies in North America and we are almost out of gravel. Gravel is being hauled from further and further distances on a yearly basis, and currently companies are paying \$3.50/CY royalties in the vicinity of this property. It costs roughly \$1,000,000 to pave a kilometer of highway. Many newly established pits in the area.