

February 27, 2014 Gas Drilling Review Committee Meeting Notes



GAS DRILLING REVIEW COMMITTEE MINUTES

February 27, 2014

3:00 p.m.

Council Chambers- City Hall

1000 Throckmorton Street

1. Introduction to City Staff

Rick Trice, Planning and Development, Chair	Present
Eric Fladager, Planning and Development	Present
Jerry Simons, TPW	Present
John Lopez, Water	Present
Madelyn Gibbs, Planning and Development	Absent
Christa Reynolds, Legal	Present
Cornell Gordon, PACS	Present
Thomas Reddick, Park Board Member	Present
on behalf of Sheila Hill	

2. Overview of GDRC Agenda. Full Transcription of recorded meeting is below:

My name is Rick Trice and I want to welcome everyone to the February meeting of the Gas Drilling Review Committee. On the committee here is several staff representatives representing different departments with the exception at the end we have a representative from the Park Board since we have one case that is affecting a city park.

How this works is operators will be invited to the main lecture to give their overview of their request and then we will allot 15 minutes total for citizen presentations or questions. This is informal as their will be a dialogue between staff and citizens to discuss each request fully. In terms of our responsibility for transportation routes which we have two on the agenda today, this body makes a recommendation and that is where that ends. We are considering and looking at non-commercial truck routes as defined by the city ordinance and whether or not the route the operator is proposing has the least impact. For gas lines which we have two also on today's agenda, we will include a report if a licensing agreement for the pipeline goes before City Council and that will be along city properties or city rights-of-way. Then we will prepare a staff report that will be located on the city's webpage within two weeks of this meeting for your review.

February 27, 2014 Gas Drilling Review Committee Meeting Notes

So we will start with the agenda and I think I will start with the transportation routes as the only citizen signed up to speak on that regarding XTO's transportation routes, so Bob you want to come up and give an overview? We will consider both transportation routes Clearfork East and West since they are in the same area.

1. XTO Energy – Edwards Clearfork West and Edward Clearfork East (Transportation Routes)

My name is Bob Manthei, I am here with XTO Energy at 810 Houston Street. What you have before you today is a transportation route for Edwards Clearfork East and West pad site. The west pad site was established back in 2008 and the east pad site was established in early 2009. If you look at your map, the existing blue line that goes here from our west pad to our east pad, that has been our existing transportation route prior to the development that made the road paved. Part of this request is to formally now convert our lease road that has now been turned into a city street to formally dedicate that as a transportation route since Edwards Clearfork Development went in; it's called Edwards Ranch Road has not been completed and dedicated to the city and is in use. The other alternate we are looking at is when you look at this round-about here over to the Clearfork east pad, that portion has been named Clearfork Main Street. We have had both sides and this side has maintained its address and this side has been re-addressed. Actually what we are asking for today here is the inclusion of this piece of Clearfork Main Street to allow us access into the east pad. Our drilling rig is going to be coming off of our Wesco pad site which is currently drilling just off of Rosedale Street. We anticipate that TXDOT is going to route us in that way to the pad site and this is only a one way move because once the rig drills the three wells on the east side, we'll move to the west side and drill those wells and from there exist out onto Bryant Irvin. So the main consideration is to add this piece from the east pad over to Hulen Street to give us access in from that site. TXDOT usually gives us a route which we don't have much input on the route, they look at all the construction activity going on they determine the route we have to use and that permit is only granted for a few days time and only for one specific move. Those permits are requested until we are ready to move the rig; the rig will still be at it's location for another two to three weeks so this is an anticipation of expecting what we are going to get from TXDOT.

Rick Trice – So where is TXDOT's jurisdiction?

Bob – We really don't know what it's going to be Rick, but we are drilling off of Rosedale and so when TXDOT gives us the route, they will route us in and we suspect it going to be up Hulen Street and we will need to use a portion of Clearfork Main Street. We can make a request to TXDOT, but we get what they give us; they don't usually take into consideration what we request as they give us what they want. Our hands are pretty much tied as to what TXDOT approves.

Rick – Are there any physical constraints if TXDOT were to say that Bryant Irvin is acceptable to them by going down Vickery to Bryant Irvin somehow? I know Vickery is torn up.

Bob – The rig can approach the site from the west coming off Bryant Irvin as that is how we have been getting in there to drill the initial wells so I don't believe the overpass construction will prohibit that. I don't think TXDOT will allow that, but they might.

Rick – So if TXDOT were to allow you to go to the east then you could keep your existing transportation route the same?

Bob – That is correct.

Rick – Hulen and Bryant Irvin, just for the audience's education, those are already commercial truck routes so what we are considering here today is really within the Edwards Ranch Development.

February 27, 2014 Gas Drilling Review Committee Meeting Notes

Bob – Yes and the only thing that is in question really is this little piece right here. This other part has been our approved route, like I said that was our lease road the Edwards Ranch Development paved it and now has been fully dedicated to the City and we are just making that formally now with the City since it has been dedicated to the City.

Rick – Okay, do we have any questions for Bob? Deborah Freed can you come up?

Citizen Comments

Deborah Freed – Thanks very much. I am here representing the Tanglewood Neighborhood Association. I have a letter in which I brought some copies to give to you, but should I just read it?

Rick – Sure and if we can get a copy afterwards?

Ms. Freed – **Please refer to exhibit 2 which is the letter from Tanglewood Neighborhood Association which was read by Ms. Freed to the Gas Drilling Review Committee.**

Rick – Bob, can I ask you just a couple of questions? Is the transportation route off of Hulen is that going to be restricted just to the rig?

Bob – That is the only request we have for that is to allow the rig to move in. It is not to change any existing transportation that is currently going to and from the site.

Rick – So all the water trucks and service would still use the Bryant Irvin route?

Bob – That is correct, they would still use the Bryant Irvin route. Our rig move will be escorted, we use off duty police officers from the City of Fort Worth, escort the trucks when they move and we are looking at a time period of about two days for about 40 trucks.

Rick – Would that be typically throughout the day?

Bob – That would be throughout the day as they tear the rig down and get ready to move. I believe TXDOT only allows you to move during daylight hours on certain loads. Other loads we may be able to move after certain hours. They regulate certain daylight hours for certain loads; the majority of the big trucks are going to be regulated during the day.

Rick – And there still may be an opportunity to use Bryant Irvin depending on what TXDOT rules?

Bob – It depends on what TXDOT give us; we have no way to find out. The class of permits we have now, we have a week to use them and they will expire before the rig is ready to move; the rig is still about two to three weeks out.

Rick – I guess for Ms. Freed, just a comment again, Hulen and Bryant Irvin are both commercial routes today, so our deliberation is not going to be to say yes or no either way on Hulen verses Bryant Irvin. Our preference would be for Bryant Irvin to continue being use as that what was approved in the past and that is what people are use to and occurring. But the fact that TXDOT is going to be playing on some of that decision and it's the rig only, our deliberation is really only within the Edwards Ranch only. Unless anyone has questions/comments to add, I don't know how we can do anything but approve the route as they have submitted it. Does everyone concur with that?

Ms. Freed – So as I understand it then, this application and its approval will be limited to the movement of the rig itself?

Rick – Just the rig, all the other service would be using the existing approved route which is Bryant Irvin.

Ms. Freed – Okay, so it wouldn't be on going, but a two day event with how many trucks did you say?

February 27, 2014 Gas Drilling Review Committee Meeting Notes

Bob – Typically a rig move takes about two days, two to three days. Takes about two days to tear it down, two days to set it up, so you will have about two days where you are moving from one location to the next. Generally for a full complete rig move takes about 40 trucks; if you break that down over a two day period, it's about 20 trucks a day.

Ms. Freed – Wouldn't it be possible for us to be notified prior to that happening because we communicate within our neighborhood and perhaps if they are given a day or two warning, which I can accommodate because I am the Communications Director, so it would be easier to handle? For people might be a little more ready for it and less anxious.

Rick – Yes, we can make that a stipulation.

Ms. Freed – I would appreciate that.

Rick – If XTO would just work through you for communication at least two days prior.

Ms. Freed – That would be fine.

Bob – We have a 48 hour notice for rig move/spud notice, so you are notified.

Rick – Yes, we are notified, but just make sure you communicate directly with them.

Tom Edwards – A 48 hour notice for spud is not the same for a move, it needs to be 2 days before you move.

Bob – That is not a problem.

Ms. Freed – Thank you

2. Barnett Gathering – Pipeline Project Seminary Dr. to Campus Dr.

Cameron Cook with Barnett Gathering, LLC, I am the Right-of-Way Coordinator. I am here to present our Seminary – Campus route. Basically it is an extension of our line; Chesapeake has a pad at the north end at Watson and we have a line currently there that terminates from our Fort Worth Energy properties. I believe there are three individual land owners which would be the Bowthyme Partners which is on the north end where the blue box is, Union Pacific Railroad, and then down here the City of Fort Worth Highland Hills Park and it terminates just south of Highland Hills Park into an existing line we have.

Rick – What size of line is that?

Cameron – That's a 12 inch line.

Rick – And as far as above ground purposes?

Cameron – The only above ground purposes will be located at the site up there where the blue square is to the north, and then down here south of the park where we already have an above ground site; actually we have above ground sites at both of those locations. We will have pipeline markers and things like that which are required by TXDOT and the Railroad Commission.

Rick – I will go ahead and open it up for any questions.

Cornell – You know to do a pipeline through park land requires a park land conversion process that XTO and we will have to sit down and work out the terminology for approval so we will be looking at this conceptually as it meets some of the requirements, but we will still have to work all the parameters, going through necessary Park Board and City Council for our approval process. We are working on that.

February 27, 2014 Gas Drilling Review Committee Meeting Notes

Rick – So you don't have any street crossings other than going under Seminary? Is it crossing Seminary?

Cameron – Yes, we are crossing Seminary and we are looking into that to see if Union Pacific owns that or the City owns that to find out if we need to go there in getting a license agreement.

Rick – That conversion process is a 60-90 day minimum thing so that is your critical path on that.

Cameron – Right.

Rick – Does anyone have any questions for Barnett?

Jerry Simons – He has already been in touch with Mark; it needs to be bored of course.

Cameron – Our plans is that the entire Union Pacific right-of-way will be bored and the only part that will be open cut is down there at the south end of Highland Hills, we are going to open cut around the edge of Highland Hills Park.

Rick – Alright, I think you can move forward; just work with the City departments.

Cameron – Thank you very much.

Citizen Comments

No citizens appeared to speak on this item.

3. Energy Transfer – Pipeline Project I-35 to Garden Acres

Dan Dean, Right-of-Way Manager for Energy Transfer of North Texas. This one is very simple, the south end connects to our southern channel 36 inch pipeline runs north up 35 across Hugely Hospital, and across three other tracts to Ridge Love Travel Stop on the north side. This is a 4 inch pipeline and this will be supplying a natural gas refueling station at the Loves Truck Stop. It is not crossing any city properties, all private land.

Rick – You are connecting to an existing line from the south there and the north?

Dan – Yes, the north will be the fueling station, Loves Travel Stop and the south end if you notice there is about 200 feet off the freeway, we had to go that far back up the other line in order to tap it because that line is being installed in a horizontal direction.

Jerry Simons – So this line as actually just a service line?

Dan – It is a 4" distribution line that will supply the truck stop.

Jerry – You don't have to go through another process?

Dan – No.

Tom Edwards – It's not a distribution line to a residence; it falls in that category of residential since it is a fuel line because it is not pre-deodorized.

Dan – Oh yes it is; all that gas is pipeline quality, but it is a commercial application.

Rick – Do you have to have pretreatment other than moisture? I know that it is dry.

Dan – It is the same gas that you would buy from Atmos, they get their gas from us.

Jerry – So it's not raw gas?

Dan – All pipeline quality ready for service. We don't have any raw natural gas, it is all treated either at the location where it goes into our system, or it goes to a treatment plant before it enters our main system.

February 27, 2014 Gas Drilling Review Committee Meeting Notes

Rick – Any questions? Alright, thank you.

Dan – Thank you.

Citizen Comments

No citizens appeared to speak on this item.

February 27, 2014 Gas Drilling Review Committee Meeting Notes

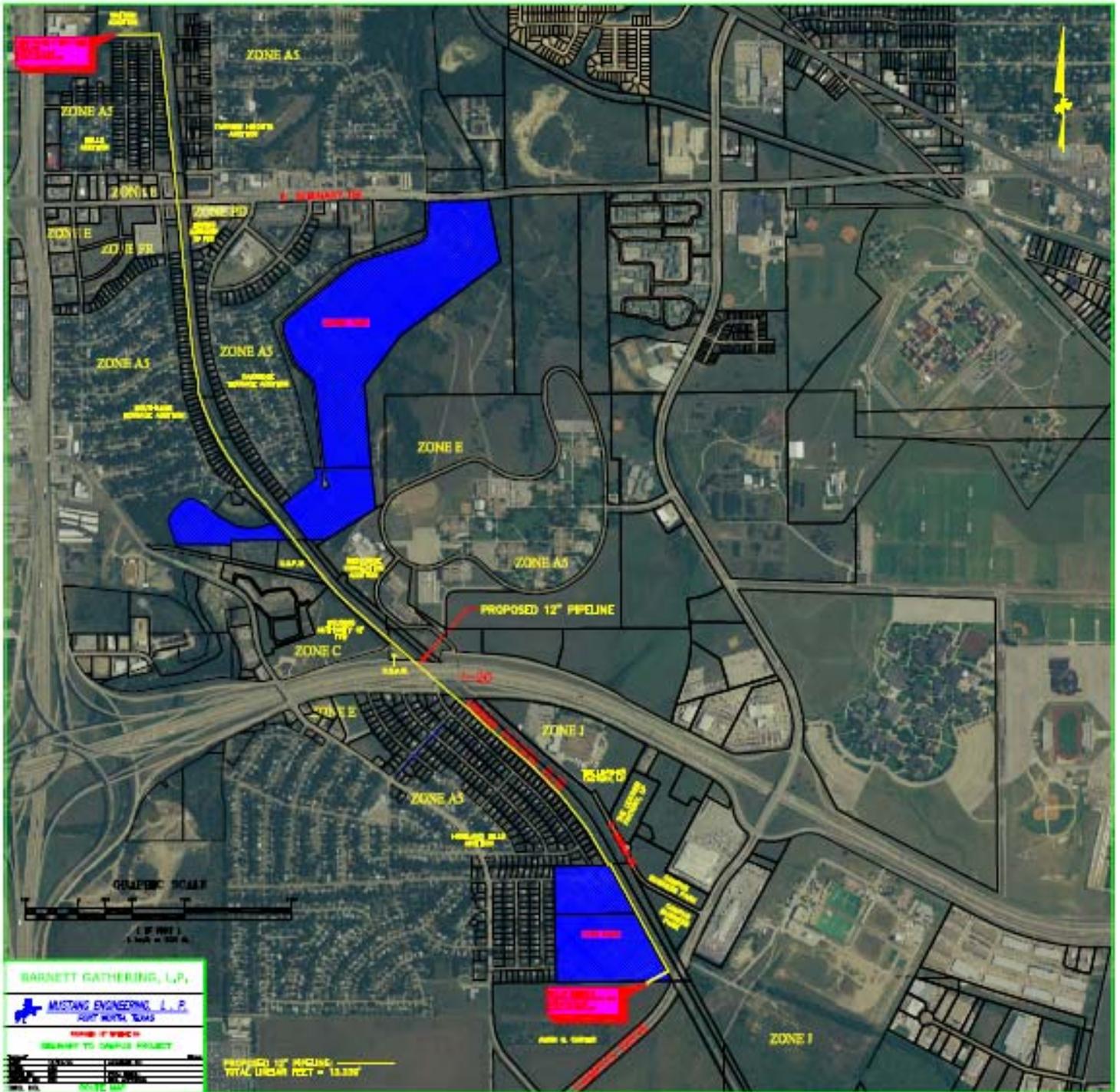


Exhibit 1

February 27, 2014 Gas Drilling Review Committee Meeting Notes

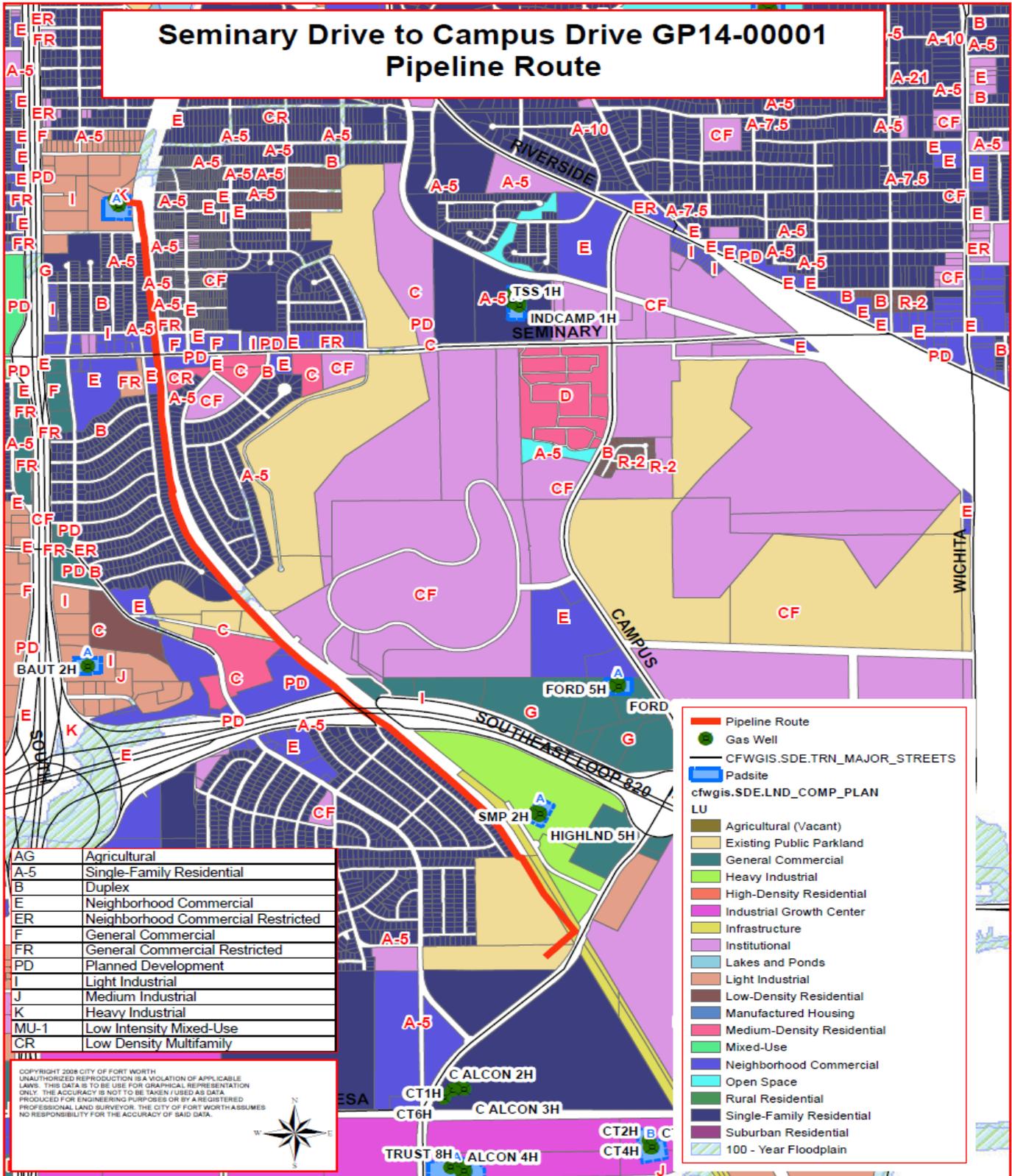


Exhibit 2

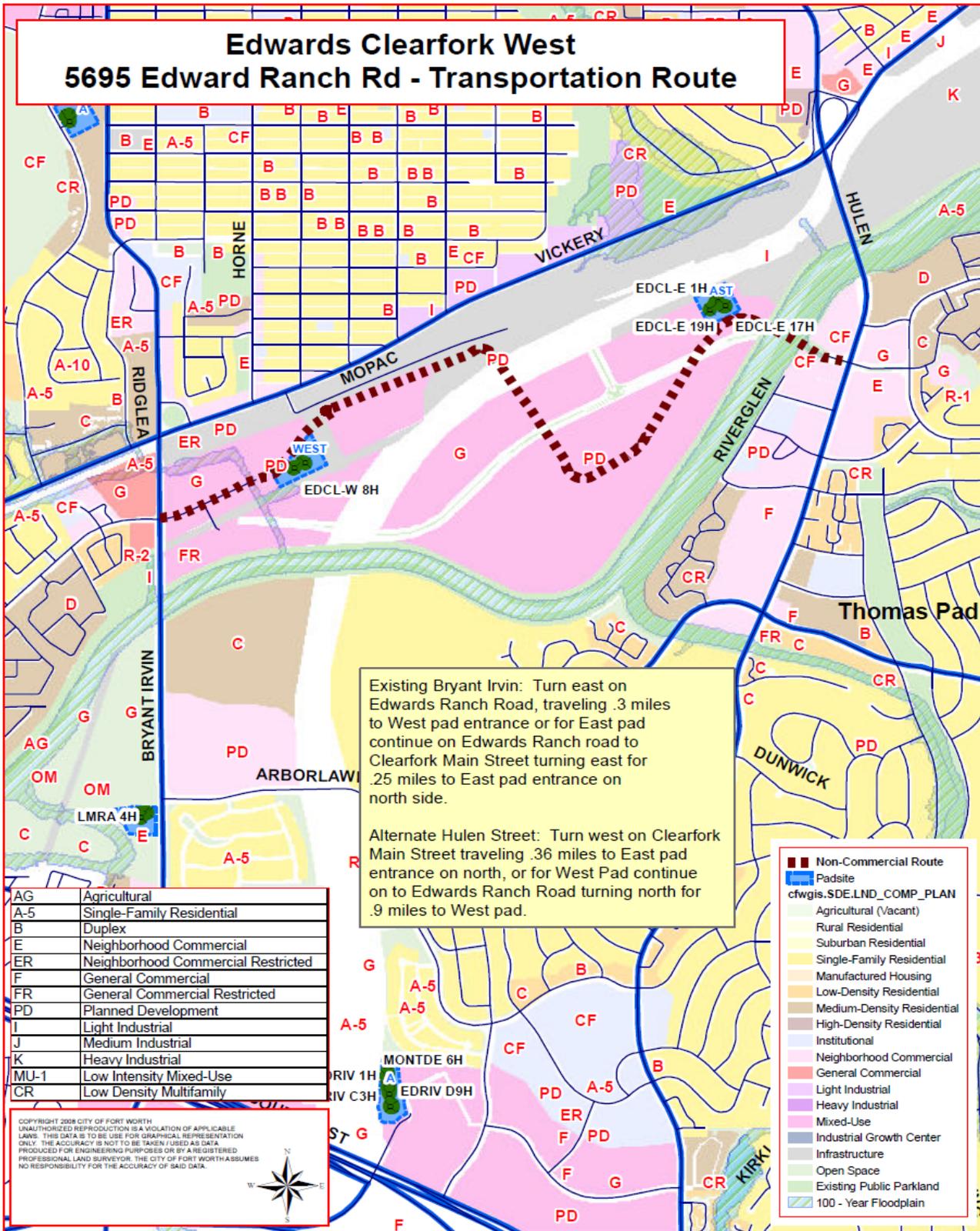


Exhibit 4

February 27, 2014 Gas Drilling Review Committee Meeting Notes



RE: Gas Drilling Review Committee Meeting

This communication is on behalf of the Tanglewood Neighborhood Association. We are located very close to the Clearfork development and Hulen Street is the primary entrance into our neighborhood.

The Tanglewood Neighborhood Association opposes XTO Energy's request for a revised transportation route along Hulen Street for the following reasons:

• XTO's current route is along Bryant Irvin Blvd., which has significantly less traffic than Hulen. Comparing the sections of Hulen Street and Bryant Irvin (between I-20 and Clearfork Drive), there is a much higher density of residential, commercial, and public properties such as schools, churches, synagogues and a library along Hulen.

• Hulen Street already experiences heavy traffic congestion at several major intersections between I-20 and Clearfork Drive and XTO's large hauling trucks will negatively impact traffic adding congestion and delays at key intersections including:

- Westdale (Overton Park Plaza)
- Overton Plaza (retail, townhomes, homes)
- Arborawn (Fort Worth Academy of Fine Arts, McKinney Bible Church, Southwest Regional Library, townhomes, homes)
- Hulen at Bellaire (Tom Thumb shopping center, retail, condominiums, homes)
- Hartwood (townhomes, homes, retail)
- Oak Park (Walgreen's, retail, U.S. Post Office, homes)
- Clearfork (Trader Joe's, Calloway's, retail)

• The entrance to the Clearfork development from Hulen Street is located at a very busy section of Hulen and the turn lane is not long enough to accommodate large trucks waiting at the light without impacting the northbound Hulen traffic.

• There are several schools (including at least 3 churches that offer pre-kindergarten programs) within 2 miles east and west of Hulen along the proposed XTO route. A much higher percentage of families use Hulen, and not Bryant Irvin, in the mornings and afternoons and their safety is a concern if large gas trucks travel on Hulen.

• Hulen has recently been resurfaced with asphalt. These gas trucks could cause damage to the road surface because asphalt is not as durable as concrete.

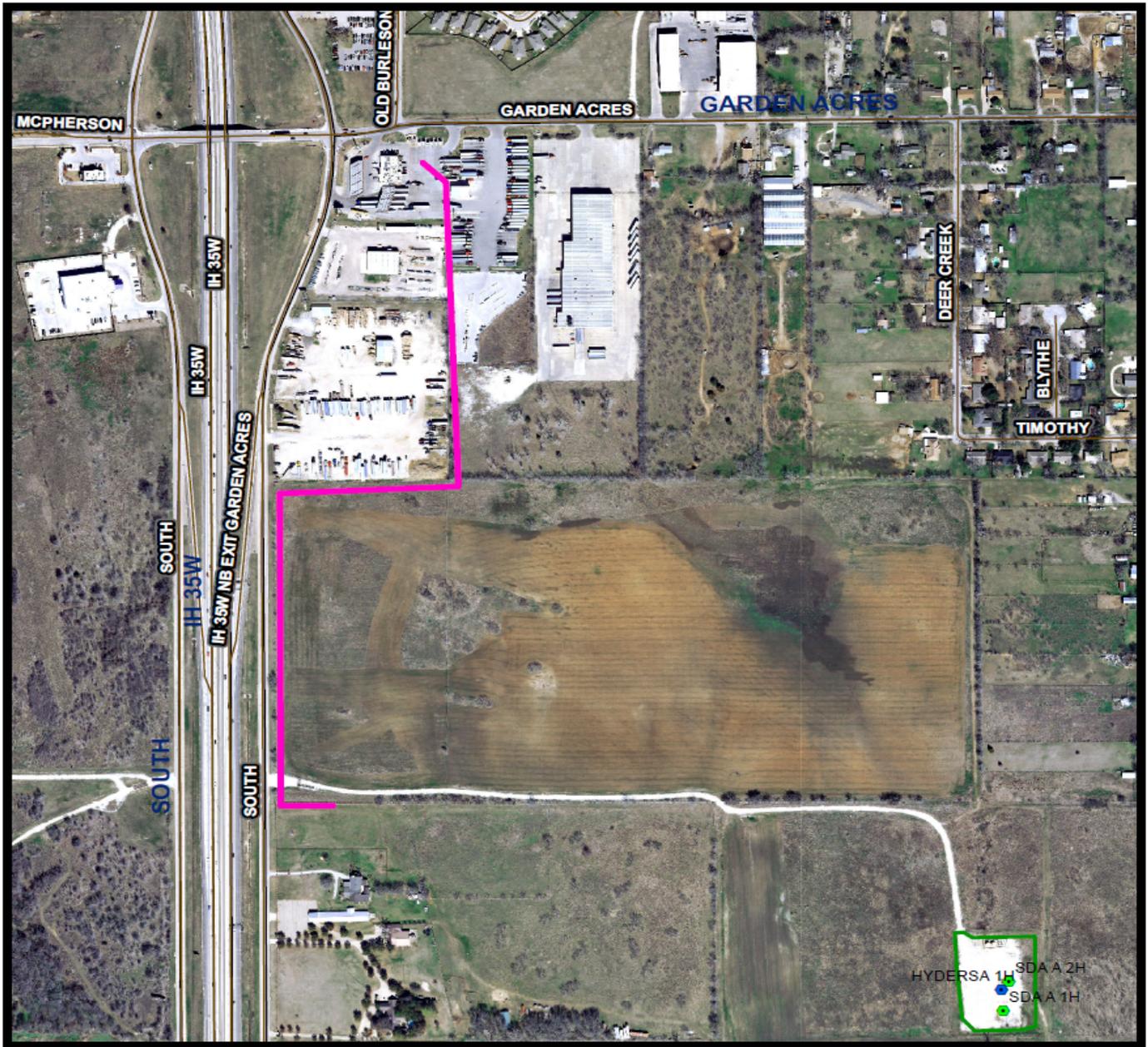
• Hulen has significant uphill grades through heavily developed areas including residences, schools, a library and churches/synagogues. Also, the Clearfork road between the First Pad and Hulen has significant uphill grades on both sides of the bridge over the Trinity River. If gas trucks are heavily loaded, they could create a high level of noise as they go up these grades/hills, especially if they operate at night.

Thank you for consideration of our opposition to this request for a revised transportation route.

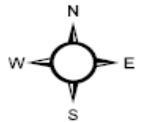
Deborah L. Freed
Communications Director, Tanglewood Neighborhood Association

February 27, 2014 Gas Drilling Review Committee Meeting Notes

Energy Transfer Pipeline 1-35 to Garden Acres



Location Map



February 27, 2014 Gas Drilling Review Committee Meeting Notes

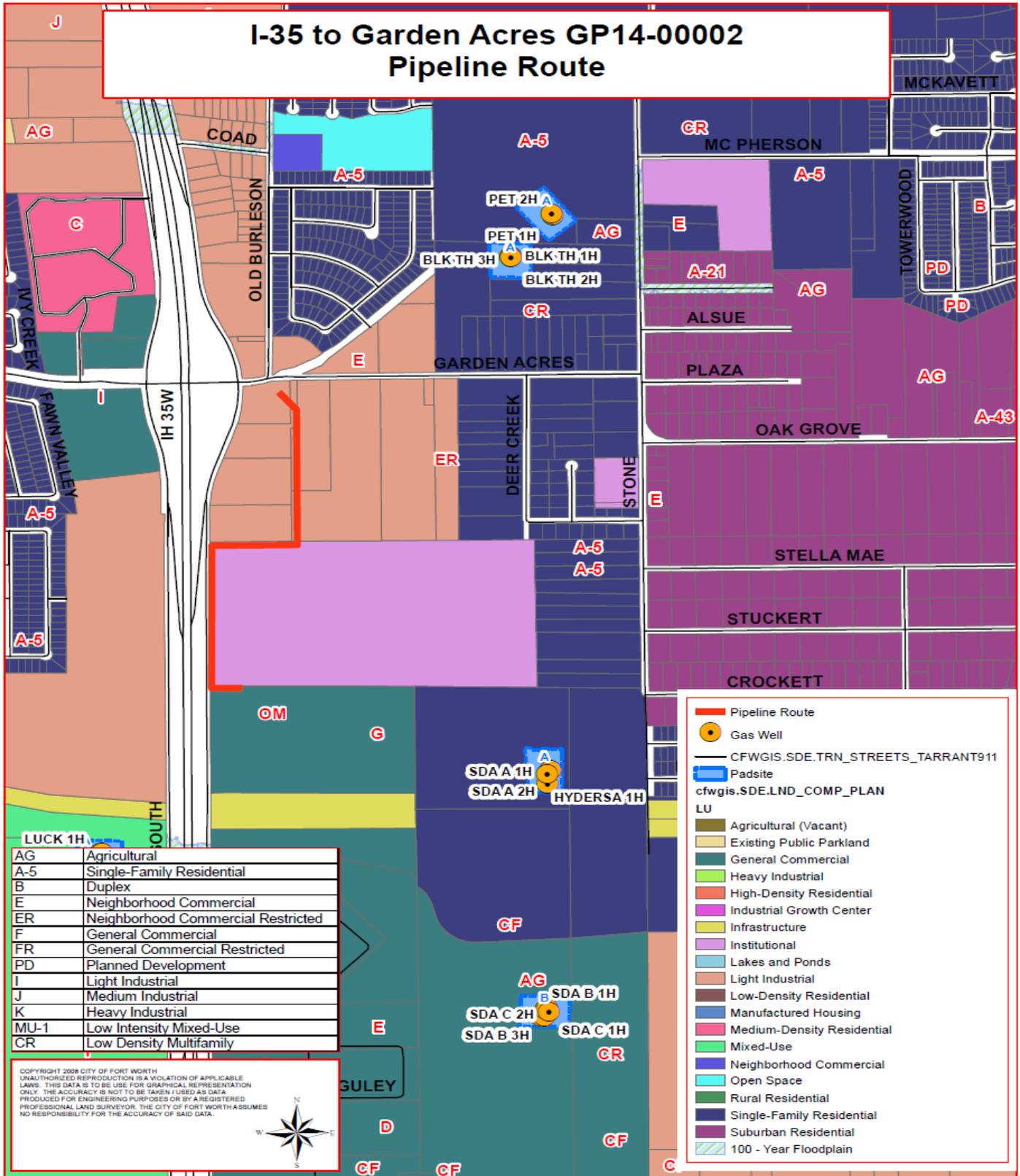


Exhibit 7