

Survey of Cities' Pipeline, Oil and Gas Regulations

	Alvin	Galveston	Friendswood	Houston	La Porte	Missouri City	Pasadena	Pearland	Texas City	Westlake	Flower Mound
Certain zoning district required to permit drilling?	No, City of Alvin is not a zoned city	Specific Use Permit required in all commercial districts except buffer zone between Broadway and Harborside zoning district.	Offices for drilling are only allowed in Office Park District (OPD) and Downtown District (DD) while an SUP is required for Agricultural District (A-1), Light Industrial (L-1) and Industrial Districts (I)	The City of Houston is not a zoned city. Enforcement is regulated by Deed Restrictions	Conditional Use Permit (SCUP) can be approved for all zoning districts	A Specific Use Permit (SUP) is required for all zoning districts	City of Pasadena is not a zoned City	Heavy Industrial District (M-2) with Conditional Use Permit (CUP)	Permitted in all zoning districts where site plan applies requirements	Permitted in all districts with SUP	No
Special use permit required to be approved for drilling? If so, by whom?	No, Permits are approved and issued by City Council	Yes, Approved by City Council	Yes, Approved by City Council	No, Permits are approved and issued by City Council	Special Conditional Use Permit (SCUP) approved by Director of Planning	Yes, Approved by City Council	No	Yes, CUP approved by City Council	City Planner and City Engineer	Yes, by the Town Council	No
Requirements for where drilling may occur in the city?	Set by distance requirements for drilling setbacks	Various restrictions within an Oil and Gas Master Plan	Set by distance requirements for drilling setbacks	Set by distance requirements for drilling setbacks	Set by distance requirements for drilling setbacks	Set by distance requirements for drilling setbacks	Set by distance requirements for drilling setbacks	As decided by City Council within permitted district with CUP	Set by distance requirements for drilling setbacks	Set by distance requirements for drilling setbacks	Set by distance requirements for drilling setbacks
Requirements for roadway repairs pre-, during, and post- drilling?	General ROW requirements to repair as a result of approved permit	No Information Found	No Information Found	Upon the revocation or expiration of the permit, if not renewed, the permittee shall restore the public street to its previous condition at his sole expense.	The permittee shall be required to repair all portions of any street across or along and under which pipelines are laid and place the same in as good a state of repair and condition as they were at the time the construction, repair or removal was commenced, such repairs to be to the satisfaction of the city.	Grade, level and restore such property to the same surface condition, as nearly as practicable, as existed when operations for the drilling of the well were first commenced.	No Information Found	Yes, required in pipelines passing through public ROW	Inspection by Director of Public Works after completion of the well for damages which the applicant is responsible. Applicant is also to provide a surety bond in the sum of \$75,000.00 to repair the damages.	Agreement obligating the operator to repair damage, excluding ordinary wear and tear, to ROW, caused by the operator while drilling, re-drilling, re-working, fracturing or production of any wells authorized by the town.	Road maintenance agreement where the operator shall repair any damage to public roads, streets, or highways caused by the use of heavy vehicles for any activity associated with the preparation and operation of the centralized natural gas production facility.
If water is required for drilling process, any special requirements for tapping onto city water supply?	No Information Found	No Information Found	No Information Found	Temporary meter for construction only	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No, but does require identification of source	No
Is the applicant required to do groundwater quality testing at any point for drilling? If no, does the city conduct groundwater quality testing?	No, No Information Found	No, No Information Found	No, No Information Found	No, No Information Found	No, No Information Found	No, No Information Found	No, No Information Found	No, No Information Found	No, No Information Found	No, No Information Found	No, No Information Found
Is the applicant required to do air quality testing at any point for drilling? If no, does the city conduct air quality testing?	No Information Found	No Information Found	No Information Found	Regulated through Air Quality Abatement Program by the City of Houston	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	Must provide Dust Mitigation Plan; No Information Found	No Information Found
Is the applicant required to conduct a sound study at any point for drilling?	No Information Found	No Information Found	Ambient noise level shall be the average of sound level taken consecutively at any time from four or more diametrically opposite positions in an area no more than 500 feet or less than 200 feet from the oil field production equipment. Readings shall be taken in a distance and manner to obtain the surrounding noise level as distinguished from the noise level of the oil field production equipment.	Sound levels may not exceed 85dB(A) when measured fifty feet from the bore.	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found, but implicated in requirements	No Information Found
Maximum decibel level during drilling?	Drilling operations noise level shall not exceed 85 dB(A)	No Information Found	Shall not generate a noise level in excess of 80 decibels at a distance of 50 feet from such production equipment.	Sound levels may not exceed 85dB(A) when measured fifty feet from the bore.	No Information Found	Requirements listed on chart based on octave and frequency level	No more than 75 dB(A) at any time on receiving property; 10 dB(A) or above the ambient measure on non-residential property between 10:00 PM and 7:00 AM; 5 dB above ambient for residential between 10:00 PM and 7:00 AM; or 10 dB or above in a list of octave ranges	No Information Found	No Information Found	5 decibels over ambient during daytime and 3 decibels at night and no more than 10 decibels for fracturing. Noise measurement methods and specific limitations based on frequency ranges can be found in the Town of Westlake Noise Management Guidelines	No sound level greater than 70 decibels when measured at a distance of 300 feet from the drilling, producing, or operating equipment in question during the daytime 56 dB(a) when measured to the nearest residence, public building, or human-occupied building from the drilling, producing, or operating equipment in question during the nighttime. A maximum sound level of 70 dB(a) shall apply to formation fracturing when measured at a distance of 300 feet from the production equipment in question during the daytime.
Maximum height limit for drilling apparatus?	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	200 feet above average grade	No Information Found
On-site requirements for noise mitigation (i.e. sound wall, etc.) for drilling?	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	All engines shall be equipped with effective mufflers. Electric rigs should be used when possible.	No Information Found	Describes a set of 7 standards by which to operate and mitigate noise	Lists several options as solutions in relations with a Noise Management Plan
Standards regarding vibration for drilling?	No	No Information Found	No Information Found	No	No Information Found	Requirements listed on chart based on vibration resonance	General - unlawful to cause vibration that can be detected without the aid of instruments at any point within the receiving property.	No Information Found	No Information Found	No Information Found	All drilling and production operations shall be conducted in such a manner as to minimize, so far as practicable, dust, vibration, or noxious odors and shall be in keeping with best accepted practices
Mitigation requirements for vibration of drilling?	No	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	General requirement to mitigate through adequate buffering from adjacent areas	All drilling and production operations shall be conducted in such a manner as to minimize vibration and shall be in keeping with best accepted practices	No Information Found
Standards regarding odor for drilling?	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	General - not to allow odors that can be a nuisance	No Information Found	All gas sold within the City shall be treated with a malodorant in piping or equipment	No emission shall be considered to be offensive at the property line. Process which may involve the creation or emission of any odors shall be provided with a secondary safeguard system, so that control will be maintained should the primary safeguard system fail. Exhaust from engines and compressors must be muffled.	No

Aspects of Drilling

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Mitigation requirements for odor for drilling?	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	General - not to allow odors that can be a nuisance	No Information Found	No Information Found	All drilling and production operations shall be conducted in such a manner as to minimize, so far as a practice, dust, vibration, or noxious odors and shall be in keeping with best accepted practices	All drilling and production operations shall be conducted in such a manner as to minimize, so far as a practice, dust, vibration, or noxious odors and shall be in keeping with best accepted practices
Requirements for the disposal of waste for drilling?	Disposal of salt water and other waste should be made in a manner not to contaminate the water supply and cannot be discharge to the sanitary sewer system.	Make adequate provisions for the disposal of materials in a manner which prevents the contamination of the surface or subsurface water supply or the destruction of vegetation.	All slush and reserve pits used in connection with all drilling and reworking operations shall be constructed to eliminate any seepage. Such pits and contents shall be removed and all waste substances, such as drilling muds, oil, brine or acids, produced or used shall be retained in watertight receptors where they may be disposed of outside the city.	No Information Found	Shall make adequate provisions for the disposal of all salt water or other impurities and dispose in such manner as to not contaminate the underground water strata or vegetation. Disposal process shall be approved by the city, prior to disposal.	Make adequate provisions for the disposal of materials in a manner which prevents the contamination of the surface or subsurface water supply or the destruction of vegetation.	Disposal location to be approved by the City meeting federal and state requirements	Must dispose in such a manner as to not contaminate the water supply, destroy vegetation or adversely affect the environment	All waste shall be burned or disposed of in such a manner as to avoid creating a fire hazard or polluting streams and freshwater strata.	At site plan stage, provide a waste disposal plan for all drilling and post-frilling operations. Commercial saltwater disposal wells are prohibited. All storage tanks must conform to removal of waste and prohibition of pits.	Waste Disposal for tanks used for storage are to conform to 4 subsection requirements
Screening requirements of drilling apparatus?	Required fence for wells and with its surface facilities and storage tanks.	All wells and production facilities shall be fenced so as to prevent easy entry; however, any wellhead, tank battery, pumping unit or equipment located on any property which is already fenced in its entirety will require no additional fencing.	Fencing required for well, together with surface facilities with other appropriate vegetation shall be planted.	Wellheads, tank batteries, pumping units and equipment located within a densely populated area or nearer than 100 feet to a public street shall be fenced.	Any well shall enclose the well along with its surface facilities and storage tanks, by a smooth net wire fence sufficiently high and properly built.	All wellheads, tank batteries, pumping units and equipment located within a densely populated area or nearer than 100 feet to a public street shall be adequately protected by a fence.	No Information Found	All equipment must be landscaped in densely populated areas where is is not visible outside the fence enclosure	Provide man-proof fencing when within 500 feet of a platted subdivision or dwelling within the subdivision	Fence until 8-foot wall is constructed and landscape plan with maintenance agreement	Screening shall be installed completely around all permanent structures associated with the extraction, production, and transportation of minerals and shall be sufficient to screen from view the structures sought to be screened within 45 days of production. Has various screening options
Any distancing requirements for oil or gas wells from private or public water wells?	No wells shall be drilled at any location within a drilling block that is nearer than 1,000 feet to a drainage canal, public water well or navigable stream.	No Information Found	Any well or related facility shall be located at a greater distance than 500 feet from any fresh water well, residence, commercial building, stadium, etc.	No Information Found	No drilling nearer than 750 feet to city-owned buildings or water wells without written permission from the city.	No Information Found	No Information Found	As decided by City Council within permitted district with CUP	No Information Found	No well is to be located within 200 feet of any existing fresh water well and must provide pre and post drilling analysis and flow rate.	No drilling within 1,000 feet to any fresh water well.
Any distancing requirements for oil and gas wells from water and sewer lines?	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No specific distances. Just requirement to not interfere	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found
Any emergency management or fire prevention protocol for oil and gas wells?	No Information Found	No Information Found	Emergency firefighting apparatus and supplies shall be maintained on the drilling site at all times during the drilling operations, and on the site of each	No Information Found	No Information Found	No Information Found	No Information Found	Not by ordinance, but by policy	No Information Found	Requires a Hazardous Materials and Management Plan	Prior to the commencement of oil and/or gas, or any other hydrocarbons production activities, operator shall submit to the oil and gas inspector an
Railroad Commission of approval of oil and gas wells required prior to city approval?	No	No	No	No	No	No	No Information Found	No	No Information Found	No Information Found	Forms W1 and P4 upon submittal
Maximum decibel level when well is in production?	85 dB(A) when operating	No Information Found	Shall not generate a noise level in excess of 80 decibels at a distance of 50 feet from such production equipment.	Sound levels may not exceed 85dB(A) when measured fifty feet from the bore.	No Information Found	Requirements listed on chart based on octave and frequency level	No more than 75 dB(A) at any time on receiving property; 10 dB(A) or above the ambient sound level on non-residential	No Information Found	No Information Found	At no point along the bounding property line of any lot or parcel in a residential district shall the sound level of any operation	A maximum sound level of 70 dB(a) shall apply to formation fracturing when measured at a distance of 300 feet from the production equipment in question
Minimum setback requirement for wells from residential structures, schools, and day cares?	No wells shall be drilled at any location within a drilling block that is nearer than 500 feet to any exterior boundary line from a public/parochial school, hospital, church or public building without permission of the owner or nearer than 1,000 feet to a	Within three hundred (300) feet of any park or residential, commercial, industrial, institutional, public or other building regularly or periodically occupied by persons, provided that the	No well to be located nearer than 500 feet to any residence or commercial building or freshwater well without the applicant having first secured the written	No drilling nearer than 400 ft from any residence or building requiring written permission	No well shall be drilled and no permit shall be issued for any well to be drilled at any location which is nearer than 750 feet of any school campus within the La Porte Independent School District	issued for any well to be drilled in any location within a drilling unit which location is nearer than 400 feet to any residence, building or subdivision lot line without the applicant's	400 feet for residential or commercial buildings	As decided by City Council within permitted district with CUP	No permit shall be issued for any well nearer than 500 feet to any residence, building or structure without the applicant	Drill zones must be at least 1,000 feet from all protected areas with 4 exceptions listed.	1,000 feet from any public park; or 1,000 feet from any residence owned by a person that does not have a mineral interest or 500 feet from any building
Minimum setback requirement for wells from non-residential structures?	Determined by individual Deed Restrictions	500 feet	No well nearer than 500 feet to any commercial building without the applicant having first secured the written permission of the city community	400 feet	750 feet	No well shall be drilled nearer than 400 feet to any building or subdivision lot line without the applicant's having first secured the written permission nor within any of the streets or	400 feet for structures over 600 square feet in size	As decided by City Council within permitted district with CUP	No permit shall be issued for any well nearer than 600 feet to any building or structure without the applicant having	No well shall be located within 1,000 feet of any protected use	1,000 feet
Abandonment of the well	No Information Found	Yes	Yes	Yes	Yes	Yes	No Information Found	Yes	No Information Found	Requires inspections, restoration and abandonment fee with requirements	rules of the Texas Railroad Commission (the "commission"); however, all well casings shall be cut and removed to a depth of at least ten feet below the
Special use permit required to be approved for pipelines? If so, by whom?	City Council	City Council	Community Development Director	No	City Council	City Council	No Information Found	No Information Found	No Information Found	No, complete applications must go through a Pipeline Review Committee	No
Any emergency management or fire prevention protocol for pipelines?	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	Each pipeline owner and operation shall provide a list of information to the City such as emergency contacts, actions that can be taken in an emergency and basis information on product being transported	Each pipeline owner or operator shall maintain written procedures to minimize the hazards resulting from an emergency. Subsections list requirements
Railroad Commission of approval of pipelines required prior to city approval?	No	No	No	No	No	No	No Information Found	No Information Found	No Information Found	No Information Found	T-4 (crossing multiple property) upon submittal
Minimum setback requirement for pipelines from residential structures, schools, and day cares?	No Information Found	No Information Found	No pipeline except low-pressure distribution system pipelines as defined herein shall be installed nearer than 50 feet to any residence or commercial building.	No Information Found	No information found	No Information found	No Information Found	No	Residential uses have a minimum 25 feet from all buildings and accessory structures, the Commission may request additional setbacks	No Information Found	No Information Found
Minimum setback requirement for pipelines from non-residential structures?	Determined by individual Deed Restrictions	No Information Found	No pipeline except low-pressure distribution system pipelines as defined herein shall be installed nearer than 50 feet to any residence or commercial building.	Determined by individual Deed Restrictions	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	Any construction, reconstruction or expansion of a site or subdivision within 100 feet of a pipeline or easement shall execute a waiver and hold harmless agreement	No Information Found
Screening requirements of above-ground pipeline apparatus?	Any person who completes any well as a producer shall have the obligation to fence said well, together with its surface facilities and storage tanks.	All wells and production facilities shall be fenced so as to prevent easy entry; however, any wellhead, tank battery, pumping unit or equipment located on any property which is already fenced in its entirety will require no additional fencing.	Fencing required for well, together with surface facilities with other appropriate vegetation shall be planted.	Wellheads, tank batteries, pumping units and equipment located within a densely populated area or nearer than 100 feet to a public street shall be fenced.	Any well shall enclose the well along with its surface facilities and storage tanks, by a smooth net wire fence sufficiently high and properly built.	All wellheads, tank batteries, pumping units and equipment located within a densely populated area or nearer than 100 feet to a public street shall be adequately protected by a fence.	No Information Found	All equipment must be landscaped in densely populated areas where is is not visible outside the fence enclosure	Provide adequate screening if determined applicable by staff and planning board	Fence until 8-foot wall is constructed and landscape plan with maintenance agreement	Screening shall be installed completely around all permanent structures associated with the extraction, production, and transportation of minerals and shall be sufficient to screen from view the structures sought to be screened within 45 days of production. Has various screening options

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	Maximum or minimum depth requirement for pipelines?	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	Six (6) feet when under a street; trunk lines - four (4) feet in undeveloped areas	No specific information found. General requirement that is 2 feet only under public ROW unless approved by PW and directional boring must mark depths	All oil and gas pipelines shall be buried to a reasonable safe depth when laid below or across a public road or highway	Minimum is 8 foot deep under grade except in ROW where it is 8 feet from top of pipe to the lowest point of any adjacent drainage ditch and could be deeper based on conflicts	36 inches below the finished grade except in public rights-of-way, where minimum cover to the top of the pipe shall be at least 48 inches below the bottom of any adjacent roadside ditch.
	Regulations for pipeline diameter size?	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found
	Regulations for pipeline pressure?	No Information Found	Must meet American Pipeline Institute Standards	Pipeline Pressure 250psi related to pipeline connections	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found
	Abandonment of the pipeline	No Information Found	No Information Found	No	Yes	No	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found, but has requirements on inactive or idled pipelines	No Information Found
Aspects of Battery / Storage Tanks	Minimum setback requirement for battery/storage tanks from residential structures, schools, and day cares?	All battery and storage tanks, fired vessels and separators hereinafter erected or installed shall be at least 200 feet from any resident or buildings and 250 feet from any public or parochial school, hospital, church, theater or public building.	No information found	No well or storage tank to be located nearer than 500 feet to any residence or commercial building or freshwater well without the applicant having first secured the written permission of the city community development department.	No information found	No information found	No information found	No Information Found	No Information Found	No Information Found	No tank batter shall be located within 300 feet of any protected use.	All tanks shall be at least 500 feet from any public right-of-way or property line, within 500 feet of the fully developed 100-year floodplain and at least 1,000 feet from any residence, religious institution, public building, hospital building, school, combustible structure, or any building used, or designed and intended to be used, for human occupancy
	Minimum setback requirement for battery/storage tanks from non-residential structures?	All battery and storage tanks, fired vessels and separators shall be at least 200 feet from any resident or buildings and 250 feet from any public or parochial school, hospital, church, theater or public building.	No Information Found	No storage tank to be located which is nearer than 500 feet to any residence or commercial building or freshwater well without the applicant having first secured the written permission of the city community development department.	No Information Found	No Information Found	No Information Found	No Information Found	As decided by City Council within permitted district with CUP	No Information Found	No battery or tanks shall be located within 300 feet of any protected use and at least 50 feet from any public ROW or future street and 100 feet from a structure.	All storage tanks shall be at least 500 feet from any public right-of-way or property line, within 500 feet of the fully developed 100-year floodplain and at least 1,000 feet from any residence, religious institution, public building, hospital building, school, combustible structure, or any building used, or designed and intended to be used, for human occupancy.
Miscellaneous	What department or city official responsible for regulating drilling and pipeline ordinance?	City Manager	Petroleum Superintendent	Community Development director	Public Works Director/ applications are processed through the Building Official	Director of Planning	Director of Public Works and Engineering	Drilling - Director of Planning and Traffic; Pipelines - Director of Public Works with the Director of Planning sometimes	No Information Found (Various Departments)	Director of Public Works	Planning Department	Environmental Services Department
	Any special requirements for monitoring existing wells and pipelines?	No Information Found	No Information Found	No Information Found	No	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	Requires an automated pressure monitoring system and requires a plan with all monitoring equipment in safety plan	Pipelines shall be constructed with an automated pressure monitoring system that detects leaks and shuts off any line or any section of line that develops a leak. In lieu of such system, the pipeline operator may have 24-hour pressure monitoring of the pipeline system which provides monitoring of the pipeline within the town limits and extraterritorial jurisdiction.
	Transfer of Pipeline Ownership	No	No Information Found	No Information Found	Yes	No Information Found	No Information Found	Yes	No Information Found	No Information Found	No Information Found	Upon written request by the operator and consent of the town.
	Transfer of well Ownership	No	No Information Found	No	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	No Information Found	Upon written request by the operator and consent of the town.	Upon written request by the operator and consent of the town.