



TOWN OF ERIE

645 Holbrook Street
Erie, CO 80516

Meeting Agenda

Board of Trustees

Monday, June 21, 2021

6:30 PM

Listening Session for Oil and Gas Setbacks
Discussions

https://townoferie.zoom.us/webinar/register/WN_aLxQm1B4TTyD28KyowrsPg

I. DISCUSSION TOPIC

Reciprocal Setbacks

The following options for setbacks were created to allow Erie to develop new residential, commercial, or other property for human occupancy consistent with Town goals, plans, policies, and regulations while protecting occupants from negative impacts to public health, safety, and welfare from existing oil and gas well sites.

The options are based on direction from the Board of Trustees to strengthen the Town's existing 350 foot setback from operating wells and 25 feet from pipelines and plugged and abandoned wells, staff proposes the Board enact an ordinance that amends the Unified Development Code (UDC) to require property developers to establish setbacks and comply with other measures to protect occupants of the development from impacts of existing surface and subsurface oil and gas facilities. The ordinance could take three alternative approaches detailed below:

Any proposed development within 2,000ft of existing oil and gas well sites shall include notice in any purchase and sale agreement for lots within the property providing notice that the property is within 2,000ft of one or more existing oil and gas well sites and providing a vicinity map showing the location of the property and the oil and gas well sites.

◦Require developers proposing to develop land in Erie within 2,000 feet of existing oil and gas well sites or pipelines to:◦Identify all existing oil and gas surface and subsurface facilities within 2,000 feet of the property on the development application.

◦Locate all lot lines for lots to be used for occupied structures no less than 350 feet from existing oil and gas well sites and 25 feet from oil and gas pipelines.

◦Include a plat note identifying lots that are within 2,000 feet of existing oil and gas well sites or pipelines (to be recorded with clerk and recorder). The plat note shall identify by location, ownership etc. each discrete oil and gas site.

◦Include a plat note that notice shall be provided by seller to all prospective purchasers and lessees at least 10 days before closing of the location of any existing oil and gas well sites or pipelines within 2,000 feet of existing oil and gas well sites or pipelines.