500-1777 Victoria Ave.
Regina, Saskatchewan
S4P 4K5

REF.#: 21-3226

9/29/2021

Ministry of Highways
1630 Park Street
Regina, SK S4N 2G1

Attention: Barry Graham

Subject: **RM of Corman Park No. 344, S 34-38-5 W3M, Proposed Subdivision**

As per your request for feedback on your file Reference "Land Disposal Facilities", TransGas Limited ('TransGas') has reviewed your application and determines your proposed subdivision has a direct impact on one or more of our high pressure natural gas pipelines.

The results of our review indicate we approve with conditions the proposed subdivision.

Approved given all the following conditions are met:

- Prior to any ground disturbance within 30 meters of a TransGas pipeline, the Applicant must notify TransGas and ascertain whether TransGas consent is required for the work. TransGas will respond by acknowledging the notice, identifying for the Applicant if consent is required by statute, and identifying any conditions on that consent.

- The Applicant must obtain a permit for a temporary road crossing from TransGas. With the exception of vehicles designed for personal transportation of less than ¾ ton chassis weight, and equipment designed for agricultural use, it is a condition of this consent that all vehicles and equipment be assessed and approved by TransGas before being driven on the TransGas Right of Way ('RoW').

- Prior to building any permanent facility crossings in the TransGas RoW including, but not limited to pipelines, overhead/buried cables, permanent roads, fences, culverts, wells, railways, etc. the Applicant must execute a contract governing the crossing with TransGas.
  All developments must comply with the recommended offsets outlined on Page 3 for 4" diameter pipelines.

- TransGas requires that the developer install and maintain snow fence along both sides of the TransGas RoW for the entire duration of the development, at the developers' cost.

While planning for the proposed subdivision, please also be informed:

- No stockpiling is permitted in the TransGas RoW during/after the subdivision development.
- No permanent structures or installations are permitted in the TransGas RoW (buildings, asphalt paths, etc.)
- No drilling, and no pits or wells are to be drilled, installed or erected on, over, under or through the Right-of-Way, without the approval of TransGas
- TransGas may install markers and bollards along the TransGas Right-of-Way as TransGas sees fit for public safety, at TransGas' cost.

Please note if the assessment for any proposed roads and railways indicate modification to the pipeline(s) are required; the costs for the modifications will be the responsibility of the applicant. As well, pipe upgrades for road crossings can take up to one year to complete.

The Applicant shall at all times comply with any and all applicable codes, statutes, laws, regulations, permits, licenses, orders and directions of any governmental authority from time to time in force. The minimum applicable technical standards therein shall apply unless more stringent standards are provided for in this consent. If compliance with any provision of this consent would result in violation of any applicable codes, statutes, laws, regulations, permits, licenses, orders and directions of any governmental authority, such code, statute, law, regulation, permit, license, order and direction of any governmental authority shall prevail.

Certain wells, structure test holes or oil shale core holes require consent if installed within 40 metres of the TransGas RoW or 75 metres of a TransGas surface improvement. Please contact Joann Xie, TransGas Pipeline Engineering at (306)533-1230 at your earliest convenience to discuss the timing of the proposed subdivision.

Yours truly,

TRANSGAS LIMITED
Crossing Coordination, Support Services

Recommended Set Back to development reference (m) from edge of Right of Way

Land Use	Residential			Commercial*		Industrial*
Diameter (NPS)	High Density	Medium Density	Low / Very Low Density	High Density	Medium / Low Density	High / Low Density
20	145	145	140	125	70	80
16	110	110	95	95	10	15
14	100	100	80	85	10	10
12	85	85	60	70	10	10
10	70	70	40	60	10	10
8	50	50	10	35	10	10
6	40	40	10	25	10	10
4	30	30	10	20	10	10
3	25	25	10	20	10	10
2	20	20	10	15	10	10
Storage Cavern	500	250	200	175	125	150

Land Use		Corresponding Activity Zone
Industrial	High Density	Industrial areas with effective occupancy levels of 25 people per hectare or greater.
Industrial	Low Density	Industrial areas with effective occupancy levels of 0 to 25 people per hectare.
Commercial	High Density	Commercial areas with effective occupancy levels of 100 people per hectare or greater.
Commercial	Medium Density	Commercial areas with effective occupancy levels of 25 to 100 people per hectare.
Commercial	Low Density	Commercial areas with effective occupancy levels of 0 to 25 people per hectare.
Residential	High Density	Multi-story urban residential areas with population densities of 100 people per hectare (4000 dwelling units per square kilometer) or greater.
Residential	Medium Density	Suburban residential areas with population densities of 25 to 100 people per hectare (1000 dwelling units per square kilometer).
Residential	Low Density	Rural or suburban fringe residential areas with population densities of 1.0 to 25 people per hectare (25 dwelling units per square kilometer).
Residential	Very Low Density	Rural areas with population densities of 0 to 1.0 people per hectare (4 dwelling units per square kilometer).

• Use of the largest setback for the associated pipe diameter is recommended for industrial installation or hazardous material storage where the release of gas from the pipeline can cause the industrial installation to produce a dangerous or environmentally hazardous condition. Use of the largest setback for the associated pipe diameter is recommended for buildings with human occupancy where rapid evacuation may be difficult (e.g. nursing homes, hospitals, etc..).

• Green cells indicate that TransGas' minimum set back recommendation of 10 meters is applicable. ***Unless otherwise specified a recommended minimum set back of 10 meters applies to the nearest building or structure regardless of density.***