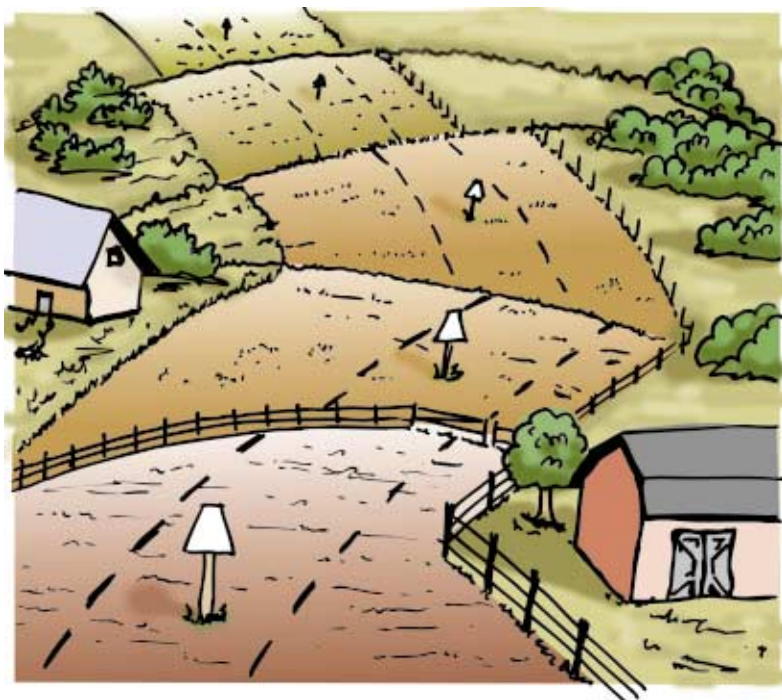


# A GUIDE TO USING NATURAL GAS PIPELINE RIGHTS-OF-WAY



**QUESTAR**

## Introduction

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Questar is an integrated natural gas company headquartered in Salt Lake City, Utah. Through subsidiaries Questar Gas, Questar Pipeline, Questar Southern Trails Pipeline and Questar Overthrust Pipeline, the corporation owns and operates over 17,000 miles of transmission and distribution pipelines in the western United States.

This guide provides information about Questar's pipeline rights-of-way and the types and conditions of uses permitted on them to ensure public safety. The guide also provides helpful information to landowners with existing rights-of-way on their property, as well as to realtors, planners, engineers, land surveyors, governmental agencies and others involved in land development.

## Pipeline Rights-of-Way

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Pipeline rights-of-way are parcels of land of various widths in which pipelines are installed. Questar acquires rights-of-way to provide natural gas service to its customers and to allow pipelines to be permanently located on public and private land. Rights-of-way and easements are perpetual interests in real property that are generally formalized by written agreement and recorded against property titles. A change in property ownership does not alter Questar's rights; these interests remain when property ownership changes.

## Right-of-Way Requirements

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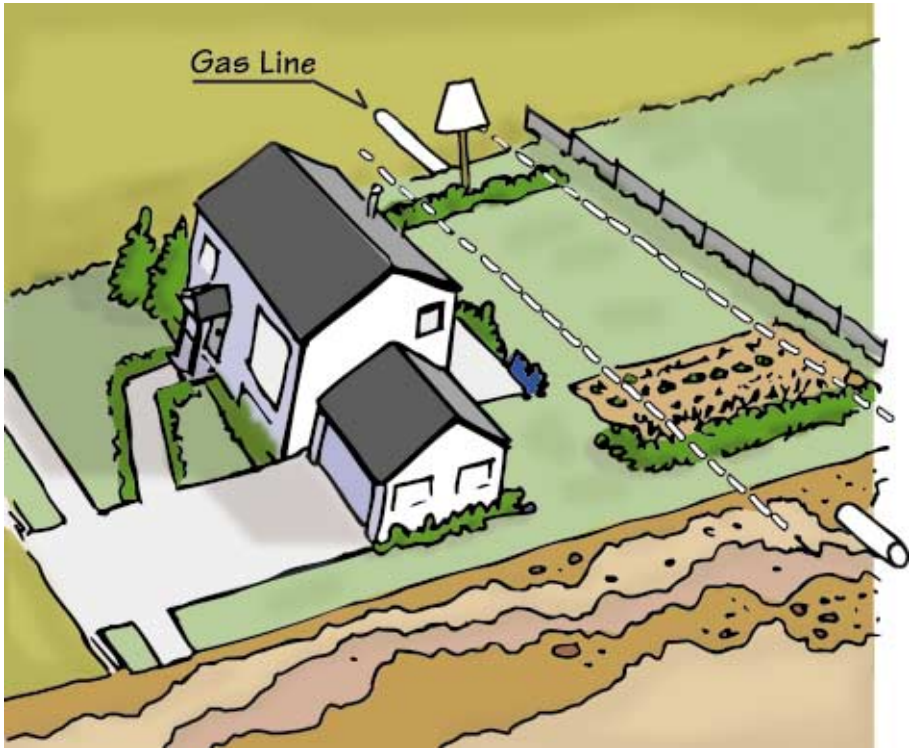
The right-of-way agreement defines activities allowed within right-of-way boundaries and protects the interests of both the property owner and Questar. The following list describes the rules regarding the most common activities.

- **STRUCTURES:** Above-ground structures, such as buildings and storage sheds are prohibited within the right-of-way. This includes, but is not limited to, brick, concrete or block fences and walls.
- **FENCES:** Vinyl, wood and/or chain link fences are permitted within the right-of-way if:

1. Questar gives prior consent;

2. they follow the property line;
3. they cross the right-of-way at an angle not less than 30 degrees to the pipeline;
4. an adequately sized gate, with Questar and property-owner locks, is installed in each fence crossing for periodic patrol and maintenance access; and
5. no fence post is installed closer than five feet to the pipeline.

• **LANDSCAPING:** Deep-rooted plants and trees, and retaining walls, are not permitted within the right-of-way. Grasses, low-growing plants and shrubs, and gardens may be planted within the right-of-way. If landscaping is disturbed during Questar’s maintenance activities, the property owner is responsible for restoration.



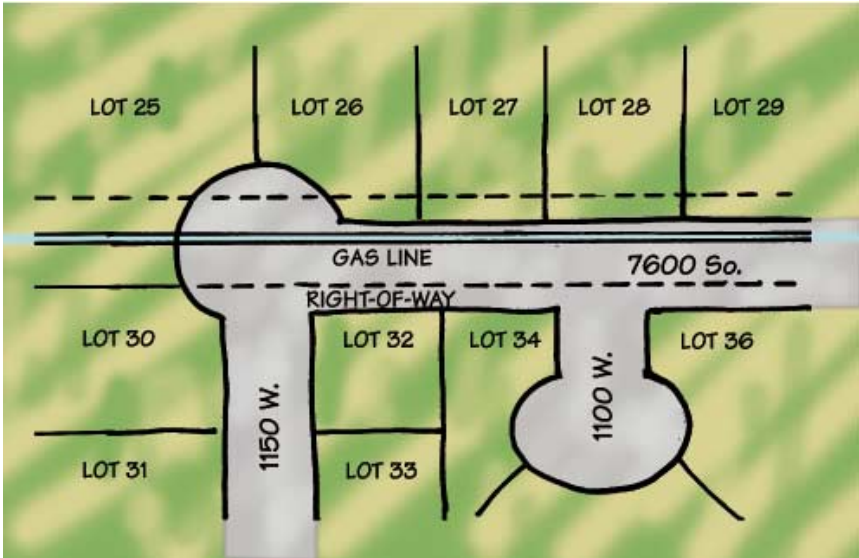
When a pipeline right-of-way is located on your property, development of the right-of-way area must comply with Questar’s requirements as listed in this brochure and the right-of-way document.

- **ROADS/DRIVEWAYS:** Concrete, asphalt, gravel and/or dirt roads, driveways, and pathways are not permitted within the right-of-way without the prior written consent of Questar.
- **OTHER IMPROVEMENTS:** Sport courts (basketball, tennis, etc.), concrete patios or other hard-surface improvements are not permitted within the right-of-way without the prior written consent of Questar.
- **OTHER UTILITIES:** Other utilities may be installed within the right-of-way, with property-owner consent, in accordance with applicable federal and state laws and regulations. A minimum horizontal clearance of 12 inches must be maintained at the perpendicular crossing point between other utilities and the pipeline. A minimum of three to ten feet is required between the pipeline and utilities installed parallel to it, provided the utilities do not interfere with the pipeline.
- **COVER:** A minimum of three feet, but not more than six feet of cover must be maintained over the pipeline. Any exceptions to this policy or changes to the ground contour on the right-of-way require Questar's prior written consent.
- **QUESTIONS:** Any questions regarding the use, location and size of the right-of-way must be directed to: Property and Right-of-Way Department, Questar Regulated Services Company, P.O. Box 45360, Salt Lake City, UT 84145; (800) 366-8532.

## Pipeline Safety

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- **RIGHT-OF-WAY CARE AND CONTROL:** As a natural gas operator, Questar complies with Title 49 CFR, Part 192 of the Federal Code. Questar performs, at least, the following periodic routine activities to ensure the safety of the public and of its pipelines:
  - pipeline patrols and inspections,
  - leak surveys, and
  - pipeline and right-of-way maintenance.
- **LANDOWNER OBLIGATION:** It is important that each individual landowner consult Questar before using the right-of-way for any purpose. Failure to do so may result in serious hazard or breach of the right-of-way agreement.



**Development of property with an existing pipeline right-of-way requires that Questar give written approval to the final design affecting the right-of-way.**

• **THIRD-PARTY OBLIGATIONS:** Questar requires contractors hired by the landowner, utilities or others to:

1. obtain written consent from Questar before starting any construction activities, including boring of any type within Questar's right-of-way and blasting in the proximity of the right-of-way;
2. not operate heavy construction equipment on the right-of-way without Questar's prior approval; and
3. comply with state law requiring notification of the appropriate one-call operator prior to commencing construction activities.

• **PENALTIES FOR NON-COMPLIANCE:** If any of these requirements and/or obligations are violated, Questar will pursue available remedies under all applicable local, state and federal laws.

## **Notification**

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**S**tate law requires the notification of the appropriate one-call operator prior to starting construction activities. Questar works in cooperation with pipeline location programs throughout its service area. To have pipelines located call:

### **Utah — Blue Stakes**

Salt Lake City 532-5000

Outside Salt Lake City 1-800-662-4111

### **Idaho — Dig Line**

1-800-342-1585

### **Wyoming — One Call**

1-800-849-2476

### **Arizona — Blue Stake**

1-800-782-5348

### **New Mexico — One Call System**

1-800-321-2537

### **Southern California — Underground Service Alert**

1-800-422-4133

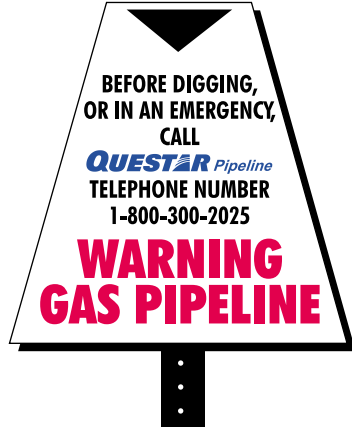
### **Colorado — Utility Notification Center**

1-800-922-1987

# Questar Pipeline Markers

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Warning markers or signs may be located within any right-of-way near the pipeline. Federal and state law prohibits the alteration, removal or destruction of these markers or signs.



# **WARNING**

## **NATURAL GAS PIPELINES IN VICINITY**



### **QUESTAR, SALT LAKE CITY, UT**

This sign designates the location of a natural gas pipeline and easement governed by the laws of the United States, laws of the State of Utah, and terms and conditions of the easement. Any person who willfully and knowingly defaces, damages, or removes this sign shall, upon conviction, be subject, for each offense, to a fine of not more than \$5,000, imprisonment for a term not to exceed one year, or both. These penalties will be strictly enforced in order to assure safety to persons and property.

#### **THE FOLLOWING ARE PROHIBITED WITHIN THE BOUNDARIES OF THIS EASEMENT:**

- NO** excavating prior to contacting Blue Stakes
- NO** deep-rooted landscaping
- NO** fences
- NO** driveways
- NO** buildings, sheds, swimming pools, patios, gazebos, sport courts, or other improvements
- NO** operation of heavy equipment
- NO** changing of ground contours or grades

### **In An Emergency Call:**

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**1-800-767-1689 — QUESTAR GAS**

**1-800-300-2025 — QUESTAR PIPELINE**

**1-800-261-0668 — QUESTAR SOUTHERN TRAILS  
PIPELINE**

