

January 2026

Community
Meeting:
SHANNON
COMPTON WELL
PAD

**M O U N T A I N
W A T E R S H E D**



A S S O C I A T I O N

Protecting, preserving, and restoring

Meeting Norms

- We will respect everyone's time by starting and ending on time.
- Only one conversation at a time.
- Wait until the end to ask questions
- Capture off topic items in a 'backburner' and agree to address them at a more appropriate time.
- Be present with the people you are meeting with.
- Take breaks as needed.
- Information is shared for educational purposes only.
- We may not lobby or provide legal advice.
- **If you represent a media outlet or industry, we ask that you identify yourself.**
- **DCNR or the State is not partnering with MWA on this issue!**



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W A T E R S H E D
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Protecting, preserving, and restoring

is a non-profit, 501(c)(3) organization with the mission to protect, preserve and restore the Youghiogheny River watershed and its broader communities through conservation, recreation, education, and advocacy.

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Meeting Highlights



Well Pad Permitting Process Overview

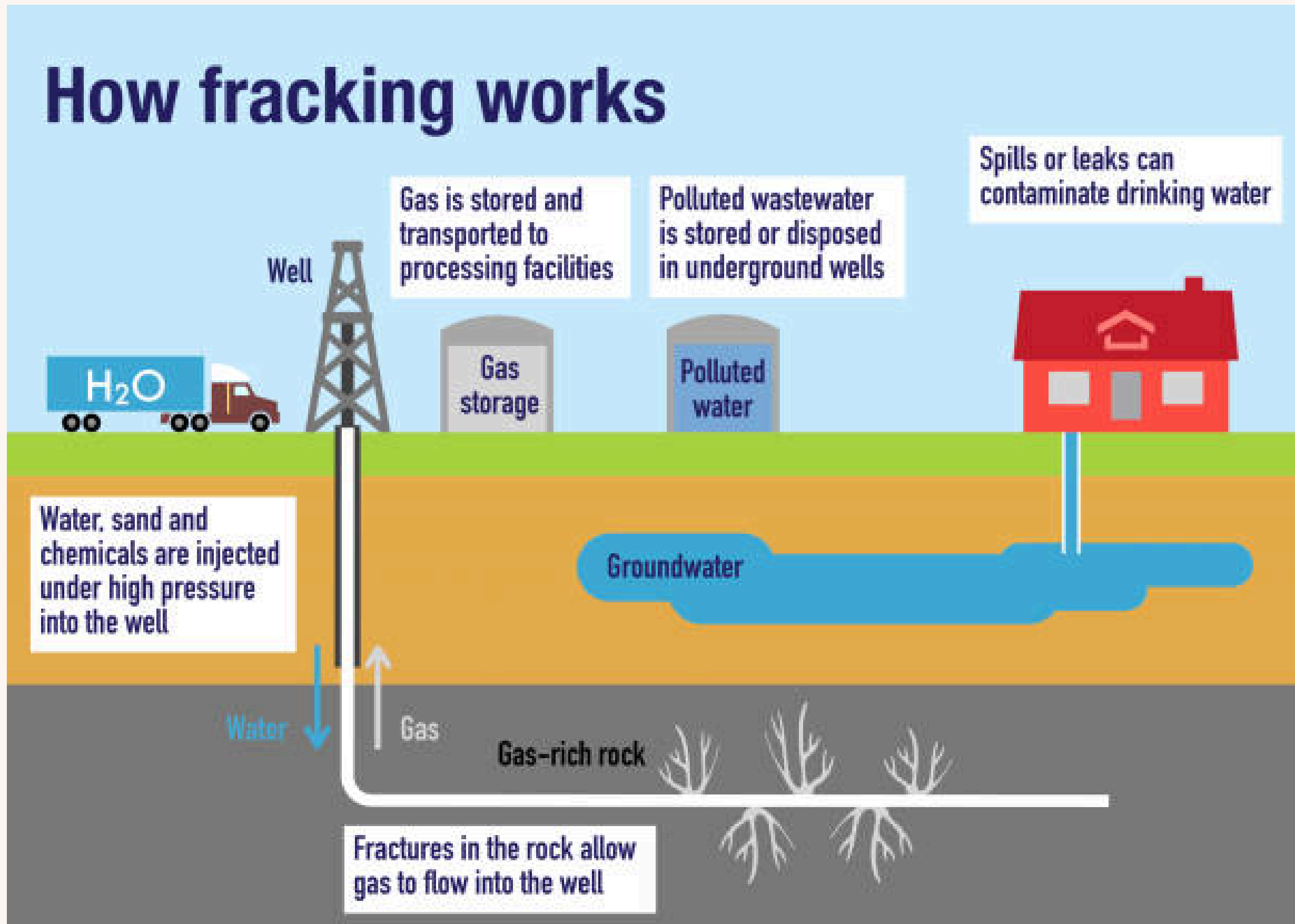
Concerns with Development

Monitoring

Action Items

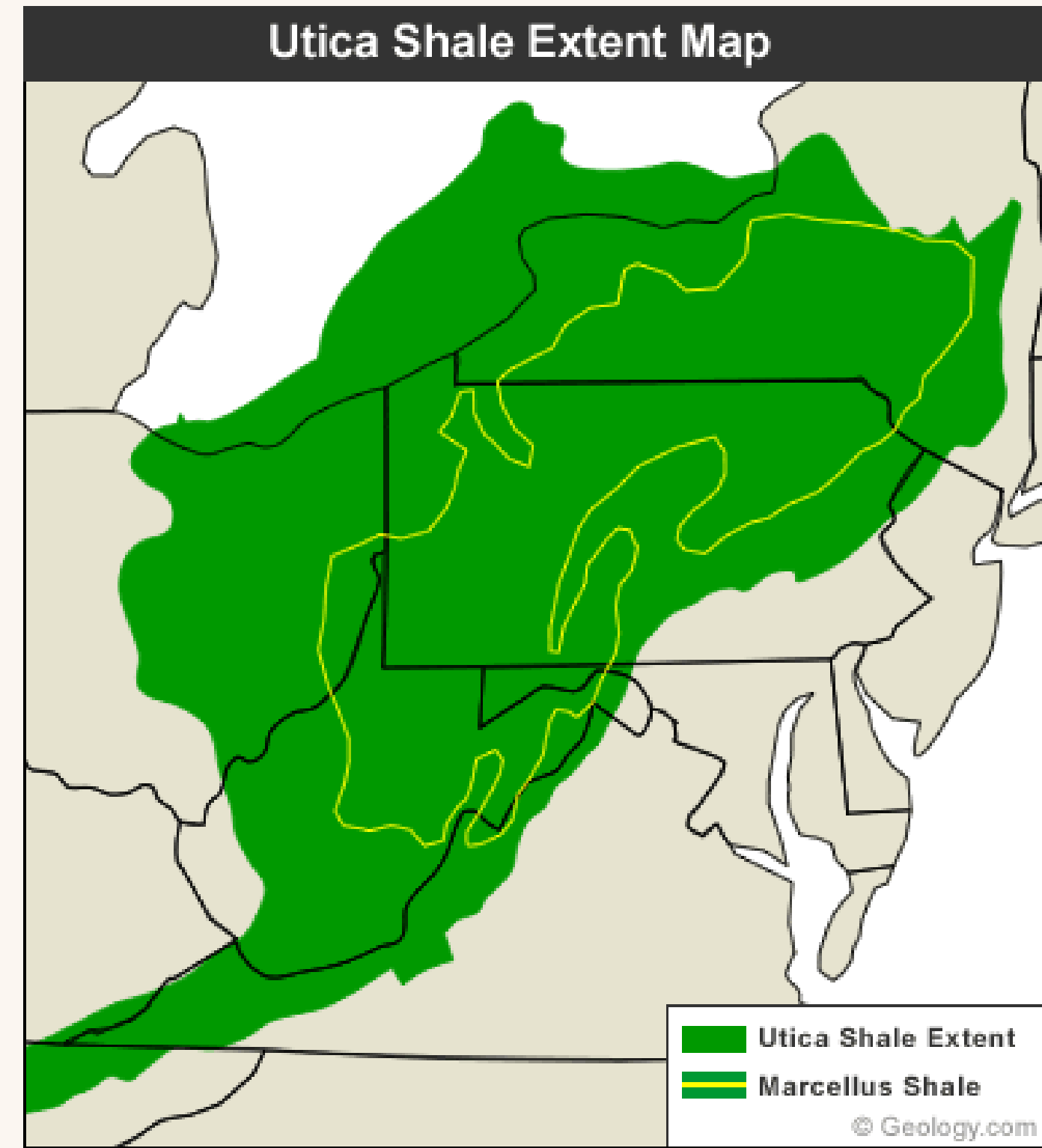
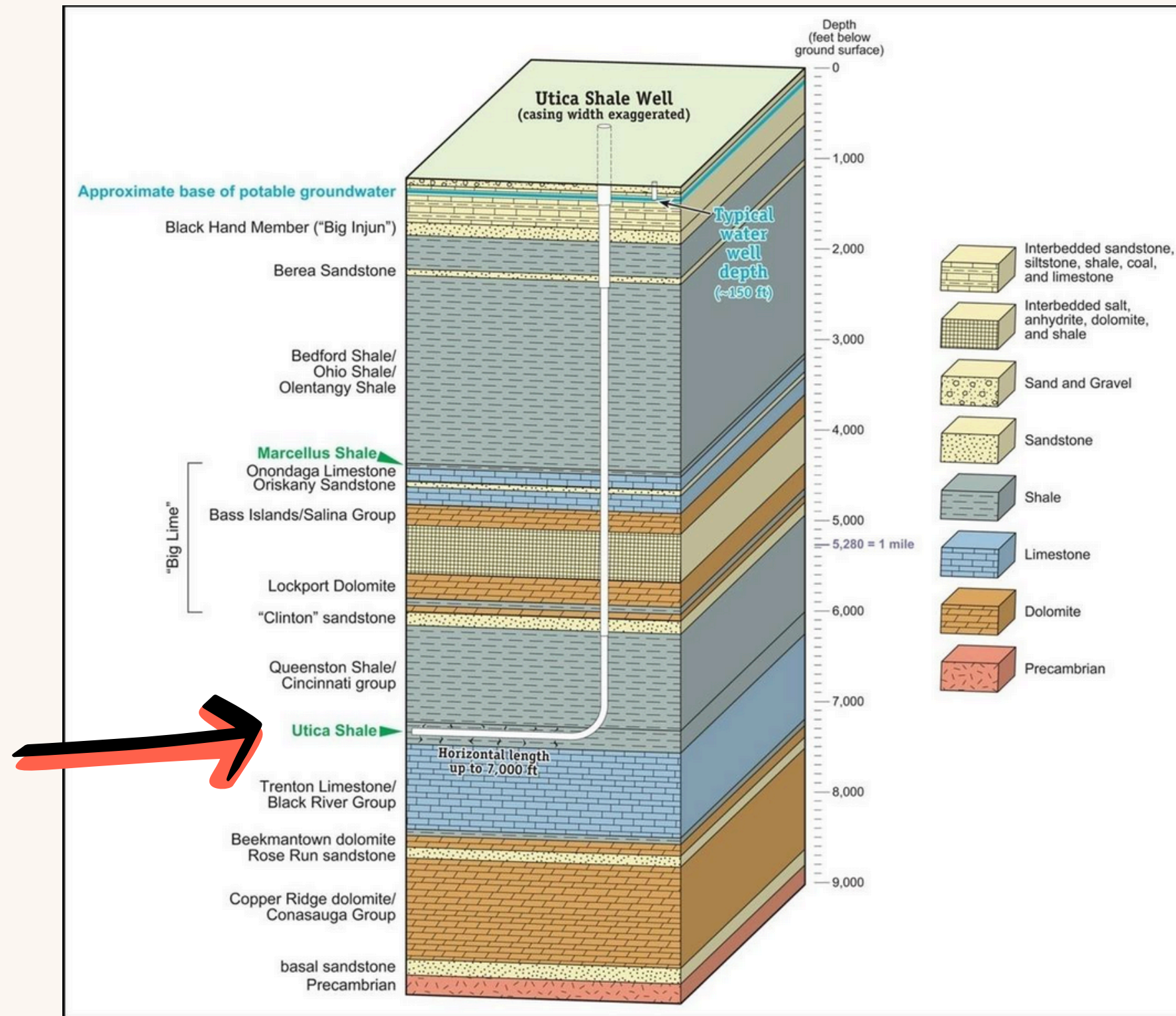
Community Conversation

What is hydraulic fracturing?

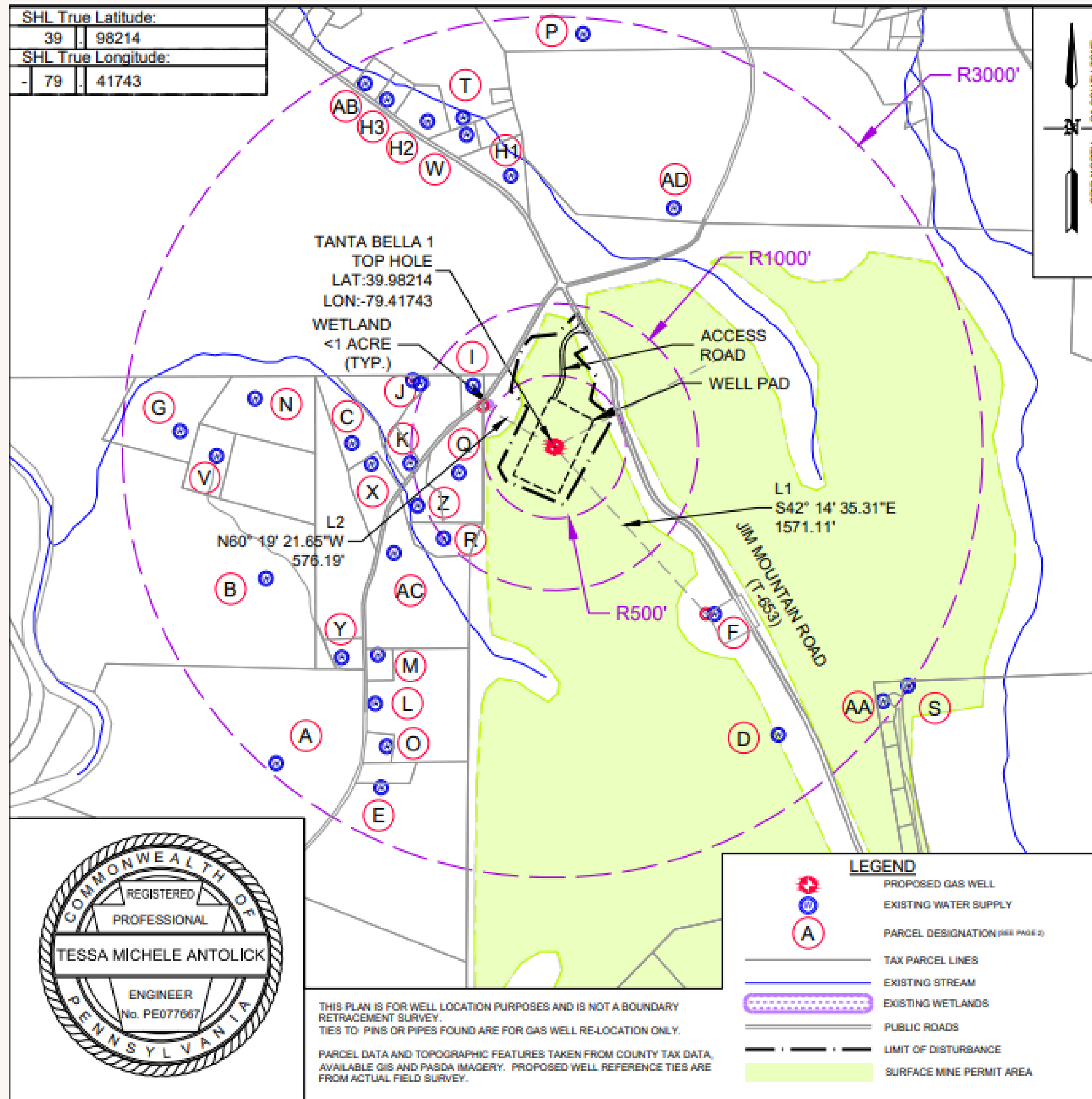


Wellpad Proposal Overview

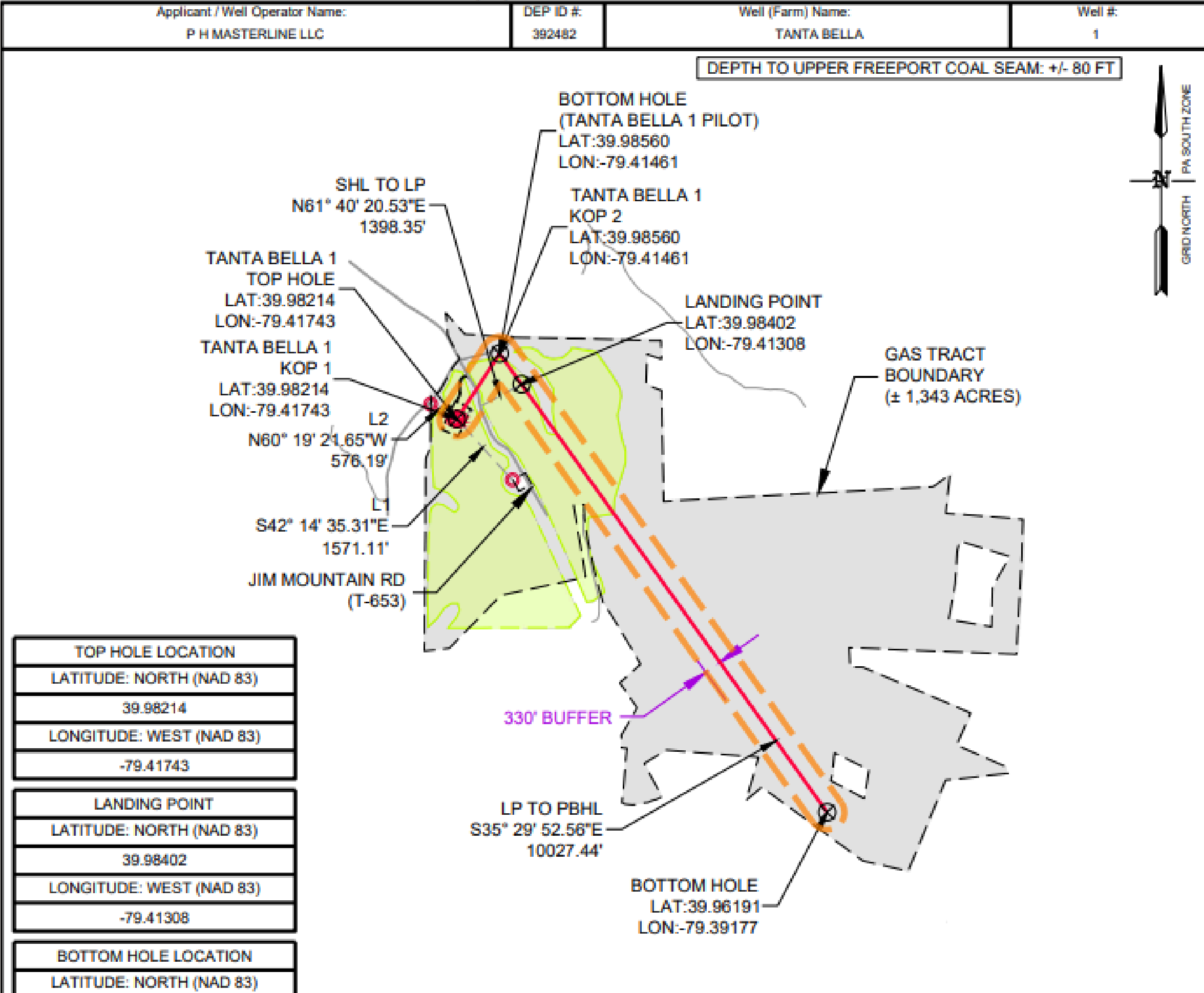
Utica/Point Pleasant Formation



Shannon Compton Well Pad



Tanta Bella 1



Concerns with Shannon Compton Well Pad

- **Watershed/Impacted Waterway:**
 - Buck Run, Laurel Run, Indian Creek
- **General Concerns:**
 - Fracking/Utica concerns
 - Air Pollution
 - Light Pollution
 - Permanent destruction of an area
 - Water Use
 - Private water supplies: wells and springs
 - Public water supplies
 - Waterway impacts
 - Quarry interaction
 - Noise
 - Truck traffic
 - Waste - radioactive waste storage and placed in trucks; if no ponds would be in tanks. More tanks = more trucks. Ponds = breach concern.

Shannon Compton Well Pad Permitting Timeline

June 6th 2025: PH Masterline LLC submits Drill & Operate (UDOW) and Erosion and Sediment Control (E&S) permit applications to DEP.

June 24th: DEP begins technical review of UDOW and issues a deficiency letter.

July 10th: DEP issues another deficiency letter on the UDOW.

August: DEP issues two deficiencies on the UDOW and two more on the E&S.

October: Three new deficiencies are issued on the UDOW.

November 6th: MWA, DEP, PH Masterline and community members meet for special conference.

November 19th: Another deficiency is issued on UDOW. Permit is issued by DEP on 11/20.

December 1st: E&S permit is issued by DEP.

November 3251 Conference

- What we learned:
 - PH Masterline plans to purchase water from public water supplies, likely constructing a pipeline to transport the water. (Potentially a temporary waterline).
 - PH Masterline plans to store harmful wastewater ("brine") in on-site tanks. No storage ponds are proposed. Wastewater is likely to be trucked away.
 - In the future, PH Masterline may propose more laterals stemming from the pilot wellbore, however only one lateral (Tanta Bella 1) is permitted at this time.

Permitting Process

- **Permits Received**
 - Drill & Operate Permit
 - Includes haul road construction, well pad construction, and drilling operations
 - ESCGP-4
 - Covers earth disturbance activities, including grading, clearing, and stormwater management

Permitting Process

Permits Still Needed

- Water Management
 - Water will likely be purchased from a public supply (e.g., MAWC, ICVWA, or PA American Water).
 - WMP (Water Management Plan) required under 25 Pa. Code §78a.69.
 - Likely to construct temporary waterline for delivery – not planning to truck water.
 - If waterline crosses streams/floodways → WO&E Permit (Chapter 105) may be needed.

Permitting Process

Permits Still Needed

- Air
 - **Option 1: Air Permit “Exemption 38” (Most Likely)**
 - If the site has limited/**low** gas processing (generators or compressors)
 - and low air emissions
 - it may qualify for an air permit **exemption**
- The company must:
 - Prove it qualifies
 - List equipment and estimate emissions
 - Keep records and follow air-quality rules
 - Allow DEP inspections
 - If emissions increase or new equipment is added, a **General Air Permit (GP-58)** is required

Permitting Process

- **Permits Still Needed**

- Air "GP-58"

- If additional processing, need General Permit GP-58.

- air emissions from natural gas well sites

- Stricter Standards

- Emission limits are written into the permit
 - May mean more site inspections required
 - More monitoring
 - Gives DEP clearer enforcement authority if limits are exceeded

Permitting Process

- **Permits Still Needed**

- Depends on additional infrastructure - which is, at this point, **unknown**

- Examples:

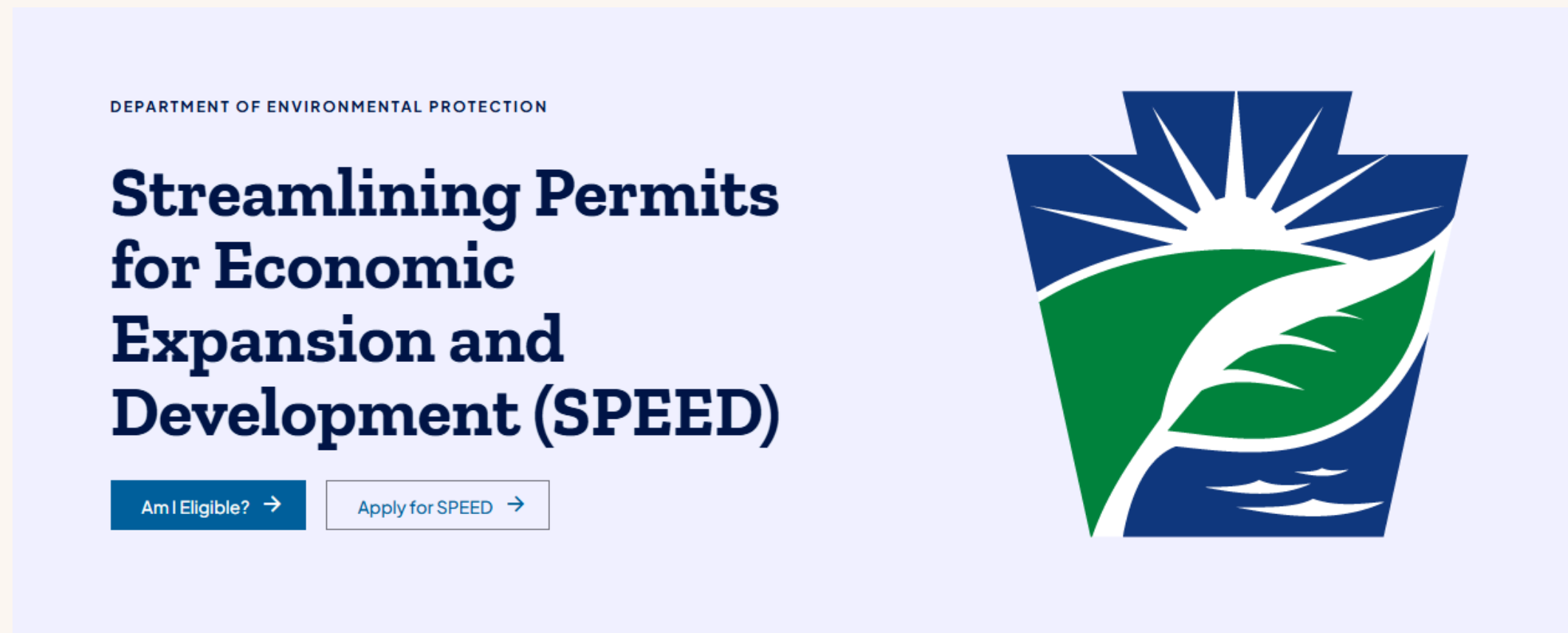
- pipelines,
 - compressor stations,
 - other gas processing,
 - waste holding, etc.

Permitting Process

Timing of DEP Permitting Process

Legal Update

- Streamlining Permits for Economic Expansion and Development (SPEED)
 - Established by the Shapiro Administration in 2024
 - Creates opportunity for business to accelerate permitting process to meet 'economic needs'
 - This means permitting decisions are moving faster. This is what happened with the initial permit decision on Shannon Compton well pad.
 - Overall, makes it more difficult to monitor permitting process and appeal



Legal Update

- Pennsylvania Oil and Gas Act
 - § 3211(e)— DEP shall issue a permit within **45 days** of application unless:
 - The well's siting would violate the O&G Act
 - the application is incomplete
 - the site has not been properly bonded
 - the applicant is in continual violation of the O&G Act
 - the applicant failed to pay application fees
 - Deficiency letters activated “pauses” in this 45-day cycle.
 - Because every box was checked, the DEP had to approve the permit based on state law.

Legal Update

Next Steps: Permits - **Appeals?**

- Following permit decision, MWA consulted experts that have experience with appeal process with the Environmental Hearing Board.
- Opinion was that appeals of these 2 types of permits (D&O/E&S) have very **small chance of success**.
 - This largely comes down to state regulations on O&G permits.
- Attorneys suggested that because of **minimal requirements** of DEP permits
 - better protections can be found by establishing **local ordinances**

Permitting Process

- Land Use/Zoning
 - Fayette County Zoning
 - Local v. State (DEP)
 - Well Pads are “permitted use” or “special exception” in areas zoned rural and agricultural

Permitting Process

- Land Use/Zoning
- At Shannon Compton site, well pad (O&G) considered a **permitted use** (also called use “by-right”)
 - use that **conforms** to the zoning plan - so no need for additional discretionary approvals
 - minimal-to-no approval process

Applicant needs to prove that use is the one contemplated in zoning plan (permitted)

- County **cannot deny the project based on land use**, character of the area, or compatibility concerns.

Permitting Process

- Land Use/Zoning

[illegible]

Zoning Ordinances

Different **Opportunities for Protective Ordinances:**

1. List well pads as a “**conditional use**”
 - a. requires public participation, review and vote by planning commission
1. Establish **Springfield Township’s** ability to administer its own zoning and planning
1. **Revise Fayette County** Oil & Gas Zoning Rules
 - Fayette County recently did this to protect residents and property from injection wells.
 - now requires special exception, a **2500** setback from protected structures, traffic/noise/air/geological/hydrological **studies**, a risk assessment report, an EIA, and more.

Zoning Ordinances

Conditional Use

- Allows development if certain rules are met. Often used when:
 - land use might not **conform** perfectly (industrial use v. agricultural) but we still want to make space for the possibility of it existing in these spaces
 - a project might affect nearby properties and local govt. wants
 - the right/ability to **add certain conditions** to promote safety and welfare

This gives flexibility without changing the zoning law

Zoning Ordinances

Conditional Use

- What the Applicant Must Show: project protects health, safety, welfare of residents
 - Includes **public hearing**
 - The public may share information or concerns
 - If someone is opposed to the proposed development they have the opportunity to **present a case** outlining why the proposed use is harmful to the “public health, safety, and welfare”

Local elected officials **vote** to make the final decision

Zoning Ordinances

Examples of Protective Zoning Ordinances (County or Twp)

- **Limit** Fracking to **Industrial Zones** – only allow drilling in specific areas, not near homes or schools.
- Increased **Setbacks** – require drill sites to stay farther away from homes, schools, and parks.
- **Noise, Lighting, Odor** Limits – rules to reduce nuisances like loud sounds, bright lights, or bad smells.
- Supplemental Environmental **Monitoring** – extra requirements to test soil/water and watch for problem
- **Public Notice** Requirements – require extra notice to residents before permits are issued.
- **Bonding/Insurance** Requirements – require companies to pay upfront to cover cleanup or damage.

How Can I Protect Myself **Now**?

Next Steps: Know Your Rights: Leasing

Talk to Friends and neighbors about **leasing**! Site may expand...

Forced Pooling (Only for Very Deep Wells)

- Forced pooling is when DEP orders someone's minerals to be included in a gas well even if they did not sign a lease. The owner still gets royalties.
- How often it happens: very rarely.

The company would need a public hearing, prove it tried and failed to negotiate, and show DEP there is no other way to drill.

Next Steps: Know Your Rights

Protecting Your Water Supply

- Drilling can affect private wells, springs, and streams
- The most important thing you can do is get your water tested **BEFORE** drilling starts.
 - Once drilling starts, it is much harder to prove where water problems came from
 - Rules of **evidence** and **legal standards** make it almost impossible to get remedies without certified pre-drill water sampling

Next Steps: Know Your Rights

Protecting Your Water Supply

What to test for?

- See MWA Lists!
- Can be costly \$\$\$
 - Coordinate with neighbors
- Have tests done by certified lab
- Ask us if you're not sure whether you should or not

Next Steps: Know Your Rights

Protecting Your Water Supply

Who Qualifies For Free Testing?

If you have a private well, spring, or cistern within **2,500** feet of the well pad, the drilling company should offer you testing and **pay for it**.

- *If you live farther away you can—and should—pay for your own test

Next Steps: Know Your Rights

Protecting Your Water Supply

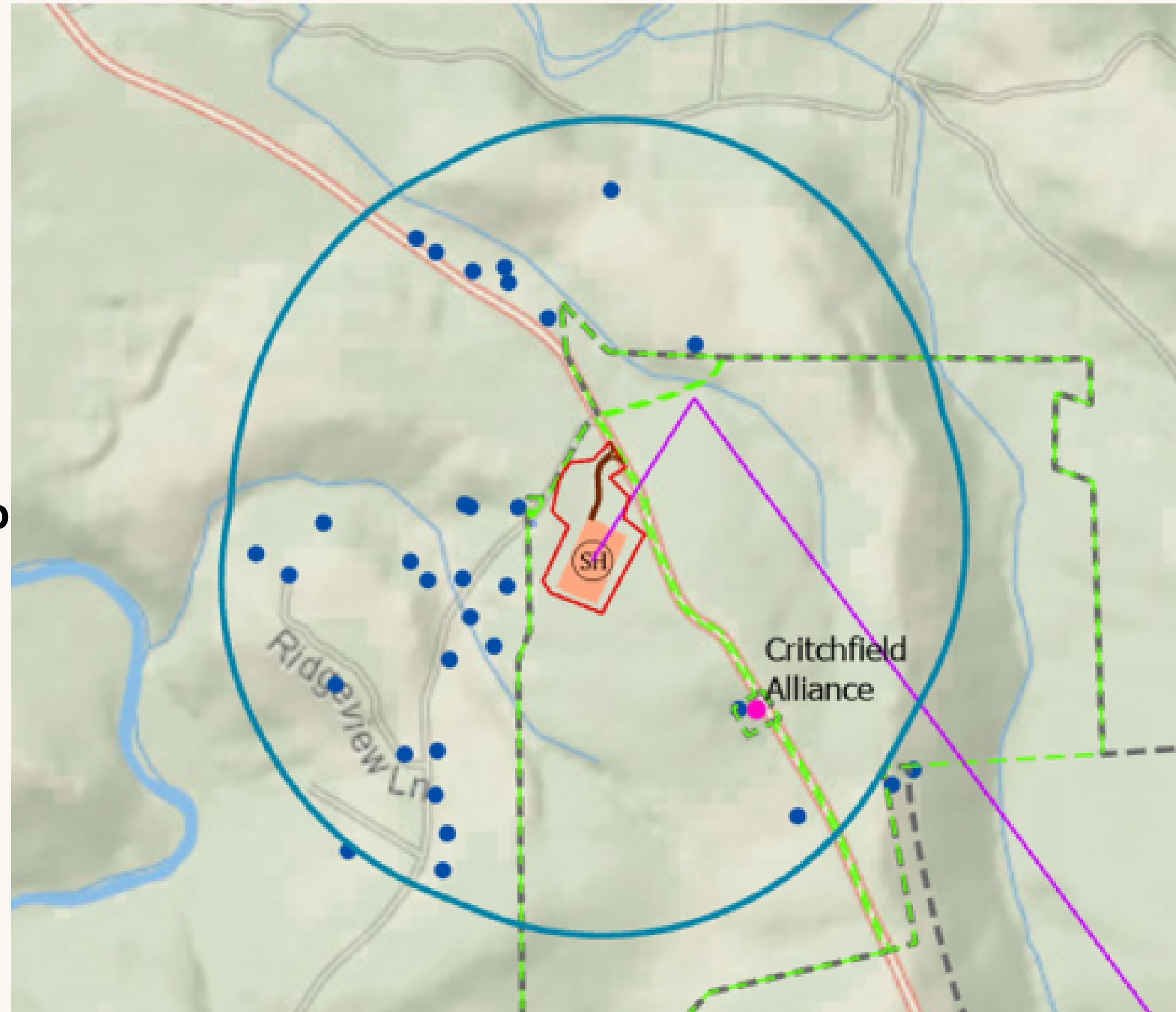
Why the 2,500-Foot Rule (“rebuttable presumption”)

- Pennsylvania has a special rule:
 - If your water is within 2,500 feet of a gas well AND
 - your water is impacted within **12 months** of drilling
 - the law **assumes** the gas company is responsible.

Saves huge time & legal fees. But this protection only works well if you have that baseline test to prove your water was fine **before**.

Next Steps: Know Your Rights

Approximate rendering of homes located within 2,500 ft. of the well pad.



Next Steps: Know Your Rights

Protecting Your Water Supply



ARM Group LLC

Engineers and Scientists

2025

USPS TRACKING NUMBER:

Re: Pre-Drill Private Water Supply Sampling Notification
P H Masterline, LLC
Shannon Compton Well Pad
Springfield Township
Fayette County, Pennsylvania

Dear

On behalf of P H Masterline, LLC (PHM), ARM Group LLC (ARM) is writing to inform you of PHM's intent to submit to the Pennsylvania Department of Environmental Protection (PADEP), Office of Oil and Gas Management, a *Permit Application to Drill and Operate an Unconventional Well* for one or more natural gas well(s) near your property. In order to determine water quality prior to natural gas drilling activities, PHM is conducting a sampling and analysis program for all water supplies that may be located within 2,500 feet of potential future gas well locations. According to public records and recent geographic information system (GIS) data, your parcel, or a portion of your parcel, has been identified to be within 2,500 feet of potential future gas well locations. As such, PHM is requesting information about any water supplies on your property, and PHM is requesting permission to collect a baseline (pre-drill) sample of each of your water supply(ies).

Next Steps: Know Your Rights

Protecting Your Water Supply

What To Do Now

- Get your water tested **before** drilling starts
- make sure use a **PA-accredited** lab
 - Best if they send lab tech
- Keep copies of everything—scan them and save them digitally
- If w/in 2,500 ft, (or nearby) ask for testing - in **writing** from operator and
- Send a copy of your request to the DEP (Department of Environmental Protection)
- Generally, Record Everything!
 - Take photos with dates and times, and keep notes or a journal
- If your water ever changes—different color, weird smell, or pressure changes—get it tested again right away

Bottom line: Testing your water now doesn't prevent all issues, but NOT testing it can take away the legal protections you'd otherwise have.

Monitoring

- Erosion and Sedimentation: How to Monitor for Violations



Monitoring

- Erosion and Sedimentation: How to Monitor for Violations



Monitoring

- Erosion and Sedimentation: How to Monitor for Violations



Monitoring

- Erosion and Sedimentation: How to Monitor for Violations



Monitoring

- MWA has secured access agreements to sample surface water at a few properties along the lateral.
 - Added to monthly sampling rounds
- Avenues for air monitoring
 - PurpleAir Zen— good option for particulate matter and VOCs
- Monitoring and Filing Complaints
 - File complaints with DEP and/or Fayette County Conservation District

DEP Online Complaint Form



Direct Support Fund

- Direct Support Fund is available to provide grassroot groups and advocates with small grants to work on certain projects, such as petrochemical or shale gas issues
- Proposals usually under \$5,000
- Applications are considered monthly, usually on the third Wednesday every month
- Not eligible for individual fees or monitoring, but may cover group projects (ex: group of neighbors applying together)
- Applications available [here](#) or on our website

Action Items

- Take a sign!
- Zoning Working Group Sign Up
- Direct Support Fund Organizing
- Springfield Township Supervisors Meeting Feb. 3rd at 4:30PM
- Fayette County Commissioners Meeting Jan. 22nd at 10:00AM
 - Also available online

