

0114-15-ZC-CUP-T

November 19, 2015

Territorial Landworks, Inc.  
c/o Paul Forsting  
1817 South Ave West Suite A  
Missoula, MT 59801

RE: NST Express Zone Change/Text Amendment/Conditional Use Permit

This is to inform you that, at the November 17, 2015 meeting, the McKenzie County Board of Commissioners approved the request to change the entire 110 +/- acre lot (PID 15-00-27200) from Agricultural to Industrial, with the parcel being located in the NE ¼ of S 24, T152N, R102W. The Commissioners also approved the Conditional Use Permit for the approximate 24 mile long pipeline connecting the above facility to the MonDak Transload facility near East Fairview, ND.

The following conditions are in effect concerning the CUP:

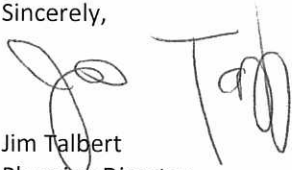
1. The applicant shall obtain and post the addresses and street name clearly on site (4'x8' sign) visible to passing traffic
2. The applicant shall obtain a building permit for any proposed structures within the proposed development.
3. The applicant shall not deposit any snow or water onto neighboring properties and dispose of storm water onsite through an approved engineering method. Additionally, the applicant shall design the storm water and culvert system to convey a 25 year event.
4. The applicant shall maintain adequate weed control.
5. The applicant shall obtain the necessary construction storm water permits from the Department of Health before construction may commence.
6. The applicant shall obtain all necessary addresses before construction is to begin.
7. The applicant shall call 811 before any digging is to occur.
8. The applicant shall maintain adequate garbage control.
9. The applicant shall share all final approvals and continuing approvals/reviews with all County/State/Federal agencies as they are obtained or altered, along with any violations and as it relates to this conditional use approval for the County permit file.
10. The applicant shall continually control dust and tracking during construction and operation on site to not track or create a nuisance to the neighboring property owners and the traveling public.
11. All lighting on site during construction shall be downward facing and shall not glare on adjacent property owners or the public travel ways.
12. The applicant shall reseed the pipeline corridor with appropriate grass mixture to minimize erosion and level the pipeline easement area after installation of pipeline.

13. All above-ground facilities, such as pipe valve stations or electrical and communication buildings shall be painted earth tone colors to better blend in with the surroundings.
14. The applicant shall coordinate with the Emergency Manager's office on an annual basis to run an Emergency exercise.

The conditional use permit will be reviewed annually to ensure compliance with the listed conditions.

If you have any questions, please feel free to contact me at 701-444-6494.

Sincerely,

A handwritten signature in black ink, appearing to read 'Jim Talbert', with a stylized flourish at the end.

Jim Talbert  
Planning Director  
McKenzie County