



# WILLIAM RUSSELL ROBINSON DISTRICT 10

MEMBER,  
APPOINTMENT  
REVIEW, PROFESSIONAL  
SERVICES REVIEW,  
HEALTH AND HUMAN  
SERVICES, PUBLIC  
SAFETY, AND PUBLIC  
WORKS

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*For Immediate Release*

For additional information, contact:  
Council Member William Russell Robinson 412-350-6570

## **Council Member Robinson To Propose an Amendment to Deer Lakes Lease Ordinance**

22 April 2014 –After a thorough review of the proposed ordinance and attached lease to Bill No. 8182-14, which addresses the leasing of mineral rights for Deer Lakes Park, Allegheny County Council Member William Russell Robinson will offer an amendment to address his concerns.

“I have previously listed my concerns with this ordinance and lease and since that time the Administration under the Chief Executive, has made material changes to the proposed lease which did not remedy the issues that I have brought forth.”

“I believe that the lease attached to this authorization should include a detailed plan on how the Lessee, Range Resources, will provide jobs for our black citizens. The lease does not provide an acceptable MWDBE plan as promised. The language within the lease as currently proposed merely promises “non-discrimination in employment” which is already a protection granted by Federal and State Law and does not give any assurances to better the position of black men and women of our County in employment opportunities.”

“Further, the lease does not properly address the need to provide local jobs for our citizens who are graduating from the Oil and Gas program through our Community College. As an institution which is funded largely by our County and serves to assure better opportunities for employment and advancement for our citizens, the CCAC should be specifically addressed in the lease to be the first institution to be approached for jobs and any additional training needed for oil and gas related jobs.”

“We on Council have heard a lot of promises and projections related to this proposal but when the writing hits the page, I see no tangible benefit to our citizens in the areas of employment nor assistance to programs that will grow and stabilize our economy through the betterment and education of our black population and all of the good citizens of Allegheny County.”

“Because this lease is devoid of these points as well as my formerly stated qualms with the process in properly vetting this ordinance without the inclusion of all Council Members despite the fact that each member of Council has been placed in their positions to be the voice of their constituents, I will offer an amendment to cure these deficiencies. My amendment will address my concerns with authorization, process and will mandate a detailed plan for the inclusion of the Community College and for black citizens who are seeking good employment. My amendment will seek to force the assurances made by the Chief Executive that among his priorities are CCAC and black people of Allegheny County. I will keep him to his word and challenge him to be true to the democratic process and to ensure that those institutions for which he has expressed support on countless occasions get their fair share.”

For more information, contact Council Member Robinson at 412-350-6570.

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*Bill No.* \_\_\_\_\_

*No.* \_\_\_\_\_

## ORDINANCE

An Ordinance of the County of Allegheny, Commonwealth of Pennsylvania, authorizing and approving the County's lease of its leasing of the County's interests in the oil, natural gas and other hydrocarbons from all formations deeper than six hundred-fifty (650') feet above the Tully Formation underlying Deer Lakes Park subject to certain conditions set forth herein, including the express condition that no drilling activity to extract oil, natural gas and other hydrocarbons shall be conducted anywhere on the surface of Deer Lakes Park

**WHEREAS**, the County of Allegheny, hereinafter "the County," is the owner of a tract of real property consisting of approximately 1,180 acres in Frazer and West Deer Townships real property known as Deer Lakes Park; and

**WHEREAS**, the County also is the owner of oil, natural gas, shale and other valuable subsurface rights at Deer Lakes Park, hereinafter collectively referred to as "the Deer Lakes Mineral Oil and Gas Rights;" and

**WHEREAS**, the County, through its Division of Purchasing and Supplies, issued a Request for Proposals identified as Specification No. 7154 on ~~September 27~~ October 25, 2013 under which the County requested qualified and responsible parties to submit a proposal to lease the County's interest in the Deer Lakes Mineral Oil and Gas Rights without drilling anywhere on the surface of Deer Lakes Park; and

**WHEREAS**, Range Resources – Appalachia, LLC ~~and Huntley & Huntley Energy Exploration, LLC~~, hereinafter referred to as "Range-Huntley," jointly submitted a proposal in response to Specification No. 7154 to lease the County's interest in the Deer Lakes Mineral Oil and Gas Rights without drilling anywhere on the surface of Deer Lakes Park, hereinafter "the Proposal;" and

**WHEREAS**, the County has conducted a careful and considered review of the ~~Proposal submitted by Range-Huntley~~ Range Proposal; and

**WHEREAS**, the County, with the assistance of legal counsel who specializes in oil and gas law and has longstanding experience in the negotiation of leases of oil and mineral rights, has conducted lengthy negotiations with Range-Huntley for the lease of the Deer Lakes Mineral Oil and Gas Rights in accordance with the general framework, terms, conditions and requirements set forth in Specification No. 7154; and

**WHEREAS**, the County has reached an agreement with Range-Huntley for the lease of the Deer Lakes Mineral Oil and Gas Rights, which includes, among other things, an express

condition that no drilling activity to extract oil, natural gas and other hydrocarbons shall be conducted anywhere on the surface of Deer Lakes Park; and

**WHEREAS**, Article IV, Section 2 (k) of the Allegheny County Home Rule Charter vests County Council with the exclusive power to approve the leasing and the use of County-owned land, buildings and other real and personal property by enactment of an ordinance; and

**WHEREAS**, each member of the County Council has received the terms and conditions of the proposed agreement between the County and Range for the leasing of the Deer Lakes Oil and Gas Rights; and

**WHEREAS**, County Council is of the considered opinion that the public interest of the citizens of Allegheny County would be advanced by authorizing and approving the ~~leasing~~ lease of the Deer Lakes Mineral Oil and Gas Rights to Range-Huntley under the terms and conditions set forth in the proposed lease agreement.

***The Council of the County of Allegheny hereby enacts as follows:***

***SECTION 1. Incorporation of the Preamble.***

The provisions set forth in the preamble to this Ordinance are incorporated by reference as set forth in their entirety herein.

***SECTION 2. Authorization to Lease the Deer Lakes Oil and Gas Rights.***

County Council does hereby authorize the leasing of the Deer Lakes ~~Mineral Oil and Gas Rights to Range Resources – Appalachia, LLC and Huntley & Huntley Energy Exploration, LLC~~ on the condition that no drilling activity to extract oil, natural gas and other hydrocarbons shall be conducted anywhere on the surface of Deer Lakes Park, subject to the following express conditions:

A. That the entirety of the proposed lease including all exhibits referenced within the version released to Allegheny County Council on April 29<sup>th</sup>, 2014 be attached to this approval with the understanding that any changes to this document must first obtain the approval of a majority of the Members of Council prior to being implemented; and

B. Range Resources agrees to formulate a detailed plan prior to the commencement of any drilling activity to hire and train black people, women and minorities and that they require adherence to this plan for their subcontractors in a percentage reflecting the demographic for which they exist within the communities where the drilling takes place and that they submit this plan to the County’s MWDBE Department for approval and certification; and

C. Range Resources agrees to utilize the Community College of Allegheny County for first alert job postings and will utilize the CCAC Oil and Gas Program for the implementation of

any training that is necessary for newly hired employees in local positions. Range further agrees to hire a significant number of employees directly from the graduating classes from CCAC's Oil and Gas Program; and

***SECTION 3. Authorization to Effectuate Lease.***

The appropriate County officers and officials, including but not limited to the County Manager and the County Solicitor, are authorized to take any and all such actions deemed necessary to carry out the leasing of the Deer Lakes ~~Mineral~~ Oil and Gas Rights to Range Resources – Appalachia, LLC ~~and Huntley & Huntley Energy Exploration, LLC.~~

**SECTION 4.**        Severability.    *If any provision of this Ordinance shall be determined to be unlawful, invalid, void or unenforceable, then that provision shall be considered severable from the remaining provisions of this Ordinance, which shall be in full force and effect.*

**SECTION 5.**        Repealer.    *Any Resolution or Ordinance or part thereof conflicting with the provisions of this Ordinance is hereby repealed so far as the same affects this Resolution.*

*Enacted in Council, this \_\_\_\_\_ day of \_\_\_\_\_, 2014.*

*Council Agenda No. \_\_\_\_\_*

\_\_\_\_\_  
**John DeFazio**  
**President of Council**

*Attest:* \_\_\_\_\_  
**Jared Barker**  
**Chief Clerk of Council**

*Chief Executive Office \_\_\_\_\_, 2014*

*Approved:* \_\_\_\_\_  
**Rich Fitzgerald**  
**County Executive**

*Attest:* \_\_\_\_\_  
**Sonya Dietz**  
**Executive's Secretary**

SUMMARY PAGE

An Ordinance of the County of Allegheny, Commonwealth of Pennsylvania, authorizing and approving the County's lease of its interests in the oil, natural gas and other hydrocarbons from

all formations deeper than the base of the Elk Formation underlying Deer Lakes Park on the condition that drilling activity to extract oil, natural gas and other hydrocarbons shall not be conducted anywhere on the surface of Deer Lakes Park.

Insert date

On September 27, 2013, the County, through its Division of Purchasing and Supplies, issued a Request for Proposals identified as Specification No. 7154 under which the County requested qualified and responsible parties to submit a proposal to lease the County's interest in the oil, natural gas, shale and other valuable subsurface rights at Deer Lakes Park (the Deer Lakes Oil and Gas Rights) without conducting any drilling operations anywhere on the surface of the Park. Range Resources – Appalachia, LLC, (Range) and Huntley & Huntley Energy Exploration, LLC, jointly submitted a proposal in response to Specification No. 7154 to lease the County's interest in the Deer Lakes Oil and Gas Rights without drilling anywhere on the surface of Deer Lakes Park, hereinafter "the Proposal." The County has reviewed the Proposal and, after lengthy negotiations, has reached a tentative agreement for the lease of the Deer Lakes Oil and Gas Rights, which includes, among other things, an express condition that no drilling activity to extract oil, natural gas and other hydrocarbons shall be conducted anywhere on the surface of Deer Lakes Park.

Article IV, Section 2 (k) of the Allegheny County Home Rule Charter vests County Council with the exclusive power to approve the lease and the use of County-owned land, buildings and other real and personal property by enactment of an ordinance

This proposed amended ordinance authorizes the leasing of the Deer Lakes Oil and Gas Rights to Range Resources – Appalachia, LLC only. The ordinance authorizes the leasing of the Deer Lakes Oil and Gas Rights subject to certain conditions set forth in the text of the Ordinance, including the express condition that no drilling activity to extract oil, natural gas and other hydrocarbons shall be conducted anywhere on the surface of Deer Lakes Park. The proposed amended ordinance further authorizes appropriate County officers and officials, including but not limited to the County Manager and the County Solicitor, to take any and all such actions deemed necessary to carry out the leasing of the Deer Lakes Oil and Gas Rights to Range Resources – Appalachia, LLC.