

**STAFF REPORT
TO THE
FLORENCE COUNTY BOARD OF ZONING APPEALS
TUESDAY, FEBRUARY 17, 2026
BZA#2026-02**

SUBJECT: A variance requested by Palmetto Sand Company, Inc, from requirements of the Florence County Code of Ordinances, Chapter 30 – ZONING ORDINANCE, ARTICLE III. – CONDITIONAL USE REGULATIONS, Sec. 30-117. – Mining and Extraction Operations. For the property located off of E. Hwy 378-Hannah, Johnsonville, SC 29555, as shown on Florence County Tax Map No. 00418, Block 02, Parcel 006.

LOCATION: East Highway 378-Hannah, Johnsonville, SC

TAX MAP NUMBER: 00418, Block 02, Parcel 006

COUNCIL DISTRICT(S): 2; County Council

OWNER OF RECORD: Henry Family Farm Properties LLC

APPLICANT: Palmetto Sand Company, Inc.

LAND AREA: Approximately 346.08 acres

VARIANCE REQUESTED: The variance requested would allow the applicant to obtain a Certificate of Zoning Compliance for a mining operation greater than 40 acres.

STAFF ANALYSIS:

Existing Land Use and Zoning:

The subject property is unzoned with current use being vacant.

Surrounding Land Use and Zoning:

North: Unzoned/ Residential, Industrial, Vacant

South: Unzoned/ Residential, Vacant

West: Unzoned/ Residential, Vacant

East: Unzoned/ Residential, Vacant

Background:

The applicant is seeking relief from specific provisions of Sec. 30-117 of the Florence County Code of Ordinances to develop a proposed mining operation exceeding forty (40) acres, identified as the “Henry Tract” mine on the applicant submitted site plan.

The South Carolina Dept of Environmental Services (SCDES) issued an Individual Mine Operating Permit (I-002403) for this mine on January 29th, 2025. Per Sec. 30-117 of the Florence County Code of Ordinances, a Certificate of Zoning Compliance must be obtained prior to development of a mining or extraction operation within the county.

The application, including the Narrative Statement, Operations Plan, and submitted site plan detail the specific regulatory relief sought by the applicant and the proposed operational parameters for the Board’s consideration.

If approved, the requested variance will enable the applicant to secure a Certificate of Zoning Compliance for a mine greater than 40 acres in accordance with the Narrative Statement, Operations Plan, and submitted Site Plan.

Sec. 30-117. Mining and Extraction operations.

Except that any mining activity which is part of a larger on-site construction project where the mining is not a major component, the mining activity shall be exempt from the requirements of this section. This exemption shall apply to land subdivision projects, to sites where buildings and structures are to be constructed, and to other land improvements which are approved under applicable permits such as approved Sketch and Development plans, Land Disturbance permits, Floodplain Development permits, and Building permits.

A mining or extraction operation must obtain a certificate of zoning compliance prior to such activities. Prior to the issuance of a certificate of zoning compliance, applicable mining related permits must be obtained from applicable state and federal agencies. Proof of such permits must be provided along with a zoning compliance application. The applicable state and federal permits shall have been issued within six (6) months of the date of the request for the County certificate. The application for the certificate of zoning compliance must include documentation to demonstrate compliance with the following requirements.

(1) Mines greater than 40 acres:

- a. Shall be not less than five hundred feet (500’) from the property line and shall not be less than two thousand feet (2,000’) from the nearest residential use and obvious place where children congregate such as: schools, religious worship centers, playgrounds, and daycares, etc.

- b. Shall have bufferyards created and maintained in the locations prescribed for Industrial uses as identified in §30-121, Table VI. Regardless of the distance of the extraction site from the property line, bufferyards shall be created and maintained in compliance with the twenty-foot (20’) bufferyard requirements of Type D bufferyards as identified in §30-121.

- c. A fee of \$1,000 per acre shall be applied to any such application.

(2) Mines 40 acres or less but more than 5 acres:

- a. Shall be not less than two hundred fifty feet (250') from the property line and shall not be less than two thousand feet (2,000') from the nearest residential use and obvious place where children congregate such as: schools, religious worship centers, playgrounds, and daycares, etc.
- b. Shall have bufferyards created and maintained in the locations prescribed for Industrial uses as identified in §30-121, Table VI. Regardless of the distance of the extraction site from the property line, bufferyards shall be created and maintained in compliance with the forty-foot (40') bufferyard requirements of Type D bufferyards as identified in §30-121.
- c. A fee of \$200 per acre shall be applied to any such application.

(3) Mines five acres or less:

- a. Shall not be less than one hundred fifty feet (150') from the property line.
- b. Shall be 1,000 *ft* from the nearest residential use and not less than 2,000 *ft* from an obvious place where children congregate such as: schools, playgrounds, and daycares, etc. The 1,000-foot requirement from the nearest residential use may be omitted when the nearest residence is located on the same property and the mine is intended to serve as a water feature for recreation or agriculture purposes.
- c. Shall have bufferyards created and maintained in the locations prescribed for Industrial uses as identified in §30-121, Table VI. Regardless of the distance of the extraction site from the property line, bufferyards shall be created and maintained in compliance with the fifty-foot (50') bufferyard requirements of Type D bufferyards as identified in §30-121.
- d. A fee of \$100/per acre shall be applied to any such application.

(4) Additional requirements for mines greater than five acres

- a. **Hours of Operation.** Hours of operation shall be Monday thru Friday 7:30 AM To 5:30 PM, except County observed Holidays.
- b. **Explosives.** Where explosives are employed, the mine operator shall provide an action plan that has been approved by the fire marshal having jurisdiction and the Florence County Sheriff's Office. Explosive operation times shall be within the hours of 9:00 a.m. and 3:00 p.m. Monday—Friday excluding County observed holidays.
- c. **Site access.**

- a. The site must have direct access to a major arterial road. Minor arterial road and Collector road access may be allowed only when direct access to a major arterial road is unreasonable and alternate access would not result in excessive traffic through populated areas and the road(s) is designed for heavy truck traffic. It shall be the burden of the developer/applicant to demonstrate compliance.
 - b. A truck route plan must be included in the submission for zoning compliance.
 - c. All private and/or public roads shall be kept wetted while being used or shall be hard-surfaced and maintained to prevent the emanation of dust.
 - d. Access from the site onto any public road shall not create the accumulation of debris such as dirt or gravel onto the roadway.
 - e. Any sub-standard roads must be brought up to adequate standards before a certificate zoning compliance can be issued. It shall be the burden of the applicant to provide verification that the authority having jurisdiction is satisfied with the road's condition. The Certificate of Zoning Compliance may be revoked if the authority having jurisdiction deems that the construction traffic is causing road damage requiring repairs. The authority having jurisdiction must notify the operator in writing. The operator must complete the repairs within thirty (30) days of notice or obtain approval of a remediation plan. The County Administrator may accept a financial guarantee in lieu of immediate repairs if the repairs can be delayed. In no case shall repairs extend beyond twelve (12) months from the date that the report is provided by the authority having jurisdiction whether the road is maintained by the County or another authority. Cost estimates of road repairs must be provided by a duly licensed SC Engineer. Such financial guarantees shall equal not less than 200% of the cost estimate if the road falls within the County's maintenance system. Roads that fall outside of the County's maintenance system is subject to the requirements of that authority.
- d. **Height.** No equipment shall exceed thirty-eight feet (38') in height above the lowest natural grade on the site regardless of zoned districts.
 - e. **Fencing.** A fencing plan shall be submitted with an application for zoning compliance for mines. In addition to fencing that may be required for bufferyard compliance, the following requirements must be met.
 - i. A heavy-duty security fence of not less than six feet (6') shall encompass the extraction site, areas of possible unsafe conditions (such as above ground fuel tanks and stockpiles of materials) and places where unauthorized personnel are prohibited.
 - ii. The fence shall not be less than fifty feet (50') from the extraction site and other required fenced areas.

- iii. Entrances, gates and access points in the fence shall be locked to prevent unauthorized entry during non-operational hours.

f. Identification.

- i. Clearly legible signs shall be placed along the fence at intervals not to exceed three hundred feet (300'). The sign shall read, "NO TRESSPASSING - MINING ZONE" in letters not less than four inches (4") in height. These signs shall also be placed at all entry/access points to the site.
- ii. A sign shall be located at all entrances, gates and access points that provide the assigned E-911 Address, and the operators emergency contact name, address and phone number. The sign shall not be less than 9 *ft*² with letters and numbers not less than six inches (6") in height.

- g. Noise.** Maximum noise at the property line shall not exceed 65dB measured at the property line.

- h. Operations Plan.** An operations plan shall identify the specific types of activities that are necessary for successful operation of the use, specific technologies that will be incorporated into the use, potential impacts on adjacent lands and mitigation measures, the size of the operation, the number of employees, and the operating hours of the use.

- i. Exemptions for certain uses pertaining to Mining Operations.** Excavation or grading activities solely for onsite construction, or land development whereas the extracted materials will not be removed from the site, and agricultural irrigation ponds five (5) acres or less and drainage conveyances shall be exempt from the mining requirements of the Zoning Ordinance if the use complies with all of the following conditions:

- i. The mining operation shall be limited to one(1) year. If such work exceeds one(1) year, a new certificate of zoning compliance must be obtained.
- ii. The mining operation shall not be located within 50 *ft* of any property boundary and/or within 250 *ft* of any Building intended for human occupancy existing at the time of zoning compliance application.
- iii. No more than one (1) mining use shall be permitted on the same property within one (1) year from the date of zoning compliance approval for a previous mining use.

(5) Exceptions and Penalties:

- a. **Exemptions.** Mines may be exempt from any portion, or all, of these requirements given the following conditions are met, and the Board of Zoning Appeals (BZA) considers it is in the best interest of the community to do so and authorizes staff to issue a Certificate of Zoning Compliance.

- i. The mine operator can demonstrate that the mine was permitted and in continual operation under SCDES mining permit prior to the date of the introduction of this ordinance, January 23, 2024; or;
- ii. The mine operator can demonstrate through Florence County property tax records, and proper licensure through the South Carolina Department of Revenue (SCDOR) that the mine was in existence and in continual operation prior to the date of the introduction of this ordinance, January 23, 2024; and,
- iii. The mining operations cease and the operator obtains a proper SCDES mining permit within 10 months of the date introduction of this ordinance, January 23, 2024.
- iv. In addition to the per acre fee associated with an application, an additional fee of \$325 shall be applied for applicants seeking relief from the Board of Zoning Appeals (BZA).

b. Penalties.

- i. Any person or entity violating any provision of this ordinance and found guilty of such is subject to a misdemeanor fine of not more than \$200 or 30 days in jail; each day the violation persists is considered a separate violation.
- ii. A violation that persists beyond fifteen (15) days after notice, shall result in the revocation of the Certificate of Zoning Compliance.
- iii. If a certificate of zoning compliance is revoked, a new certificate cannot be issued until the project meets all of the requirements of this ordinance and will not be subject to the exceptions which may be granted under §30-117(4).

(Ord. No. 26-2023/24, § 1, 3-21-24)

Access and Circulation:

The property is currently accessed by way of East Salem Road, West Hwy 378, South Pamplico Hwy, and Sandpit Road in Johnsonville, SC.

Sec. 30-293. – Board of zoning appeals (c)

Powers of board of appeals; variances; special exceptions; remand; stay; hearing; decisions and orders.
The board of appeals has the following powers:

- (1) To hear and decide appeals where it is alleged there is error in an order, requirement, decision, or determination made by an administrative official in the enforcement of the zoning ordinance;
- (2) To hear and decide appeals for variance from the requirements of the zoning ordinance

when strict application of the provisions of the ordinance would result in unnecessary hardship. A variance may be granted in an individual case of unnecessary hardship if the board makes and explains in writing the following findings:

- a. There are extraordinary and exceptional conditions pertaining to the particular piece of property;
- b. These conditions do not generally apply to other property in the vicinity;
- c. Because of these conditions, the application of the ordinance to the particular piece of property would effectively prohibit or unreasonably restrict the utilization of the property; and
- d. The authorization of a variance will not be of substantial detriment to adjacent property or to the public good, and the character of the district will not be harmed by the granting of the variance.

VARIANCE REQUEST:

1. Applicant hereby appeals to the Board of Zoning Appeals for a variance from the strict application to the property described in the Notice of Appeal [Form 1] of the following provisions of the Zoning Ordinance:

- a. **Applicant's Response:**
26-2023/24

so that a zoning permit may be issued to allow use of the property in a manner shown on the attached plot plan, described as follows:

- b. **Applicant's Response:**
See attached Site Plan

for which a permit has been denied by a zoning official on the grounds that the proposal would be in violation of the cited section(s) of the Zoning Ordinance.

2. The application of the ordinance will result in unnecessary hardship, and the standards for a variance set by state law and the ordinance are met by the following facts.

- a. There are extraordinary and exceptional conditions pertaining to the particular piece of property as follows:

Applicant's response:

The property is a large tract that was acquired at considerable expense for a specific lawful use. The strict application of the ordinance to the property would

make it completely unusable for the exact purpose for which it was acquired and which was lawful at the time.

- b. These conditions do not generally apply to other property in the vicinity as shown by:

Applicant's response:

Applicant is not aware of any other property in the area that is subject to the specific use and unique facts of this property. The specific facts of acquisition and proposed lawful use of this property do not apply to other properties in the area.

- c. Because of these conditions, the application of the ordinance to the particular piece of property would effectively prohibit or unreasonably restrict the utilization of the property as follows:

Applicant's response:

The application of the ordinance to this property would completely prohibit the use of the property for the specific use for which it was purchased and which was lawful at the time of the purchase. The size of the buffer renders the property completely useless for the purpose for which it was acquired.

- d. The authorization of the variance will not be of substantial detriment to adjacent property or to the public good, and the character of the district will not be harmed by the granting of the variance for the following reasons:

Applicant's response:

Granting this variance will not be substantially detrimental because the use will not have significant off-site impacts. Blasting will not be used for mining on the site and the use of the site for mining is highly regulated by DES. Other provisions of Florence County Ordinances will continue to apply to matters not regulated by DES. The use is located on a United States Highway and will not use local roads that are not designated for such use. Applicant has proposed a 100' buffer, larger than that required for most uses in Florence County, a screening berm no less than 10' in height and a 600' extraction setback from any now existing, inhabited residence

3. The following documents are submitted in support of this application:

Applicant's response:

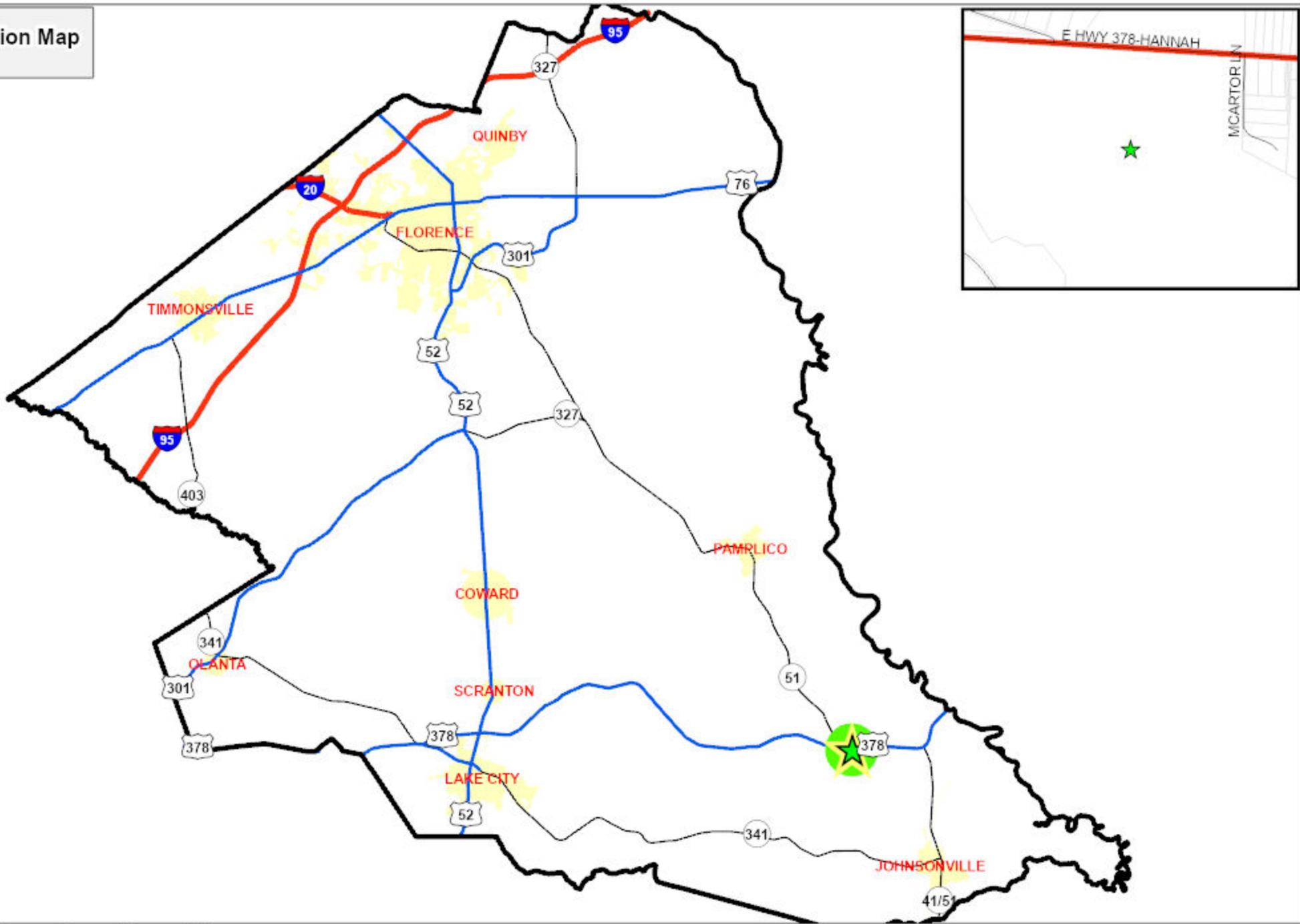
Site Plan

ATTACHMENTS:

1. Location Map
2. Zoning Map

3. Aerial Map
4. Site Plan
5. Submitted Application
6. Narrative Statement
7. Operations Plan

Location Map

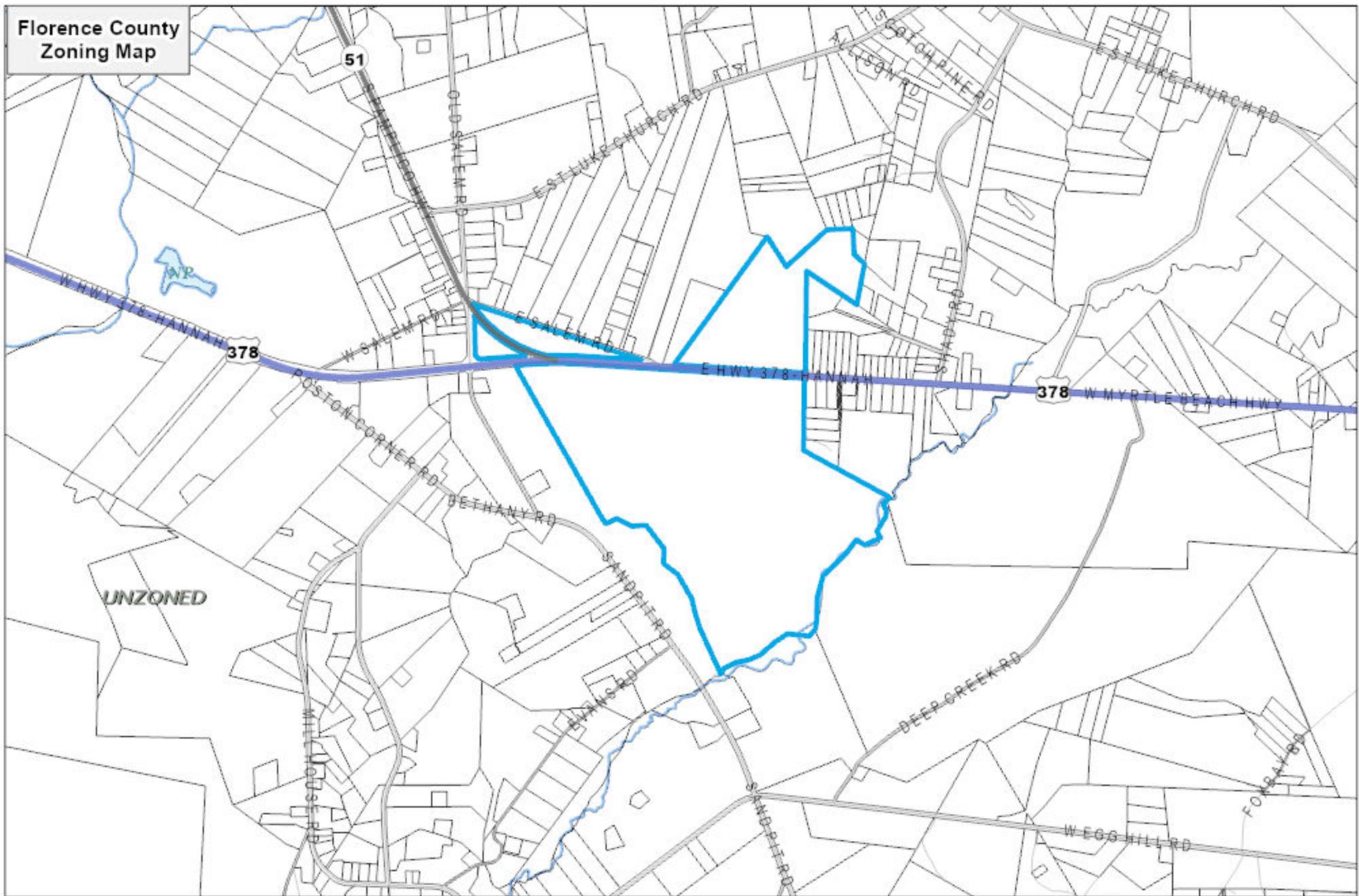


Florence County
Planning Department
Meeting Date:
02/17/2026



Council District 2
BZA#2026-02

**Florence County
Zoning Map**



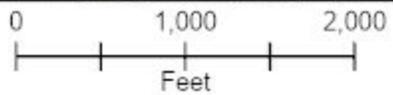
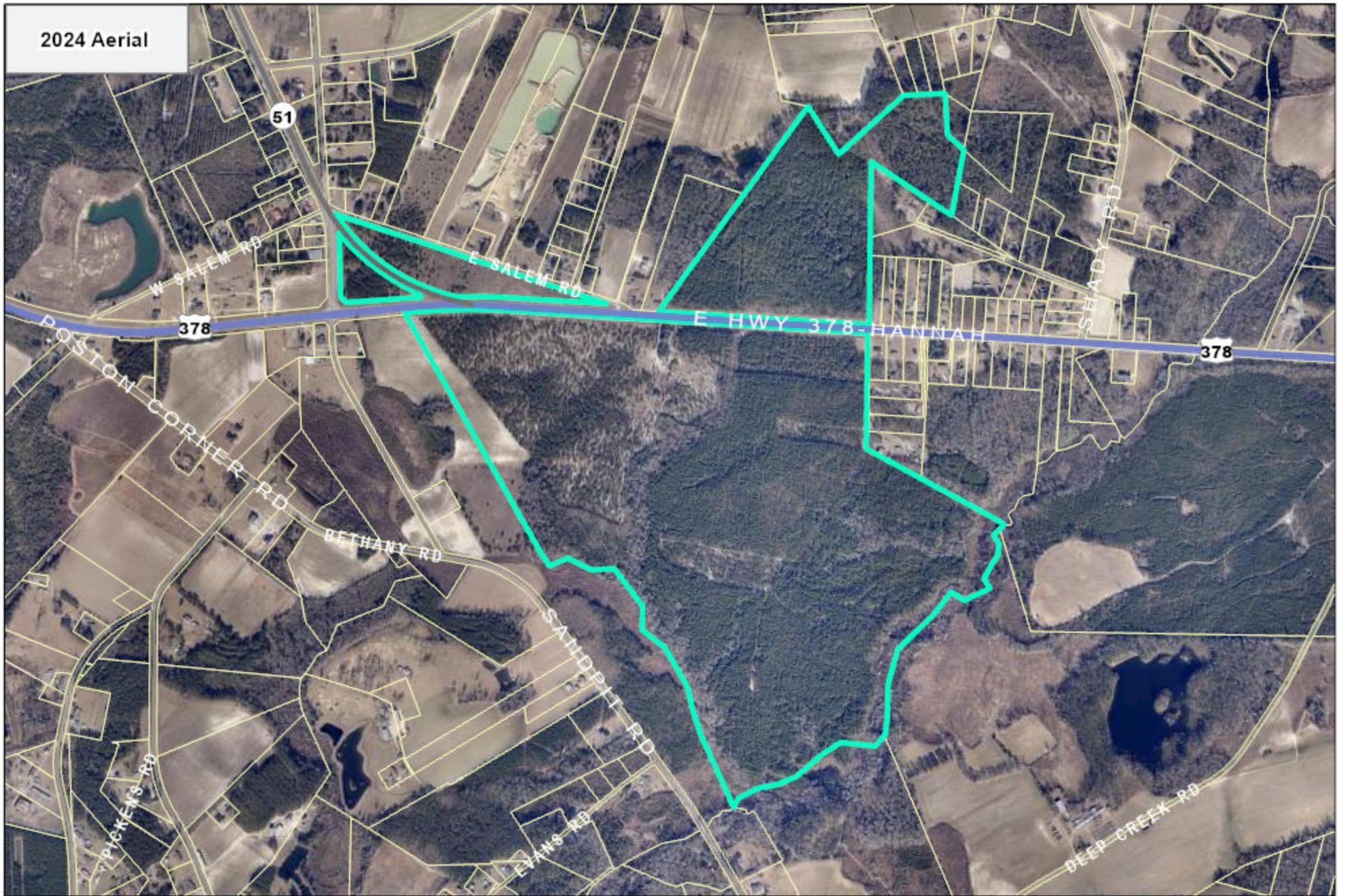
Current County Zoning
UNZONED

Florence County
Planning Department
Meeting Date:
02/17/2026

**Council District 2
BZA#2026-02**



2024 Aerial



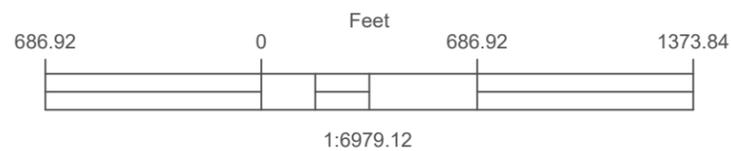
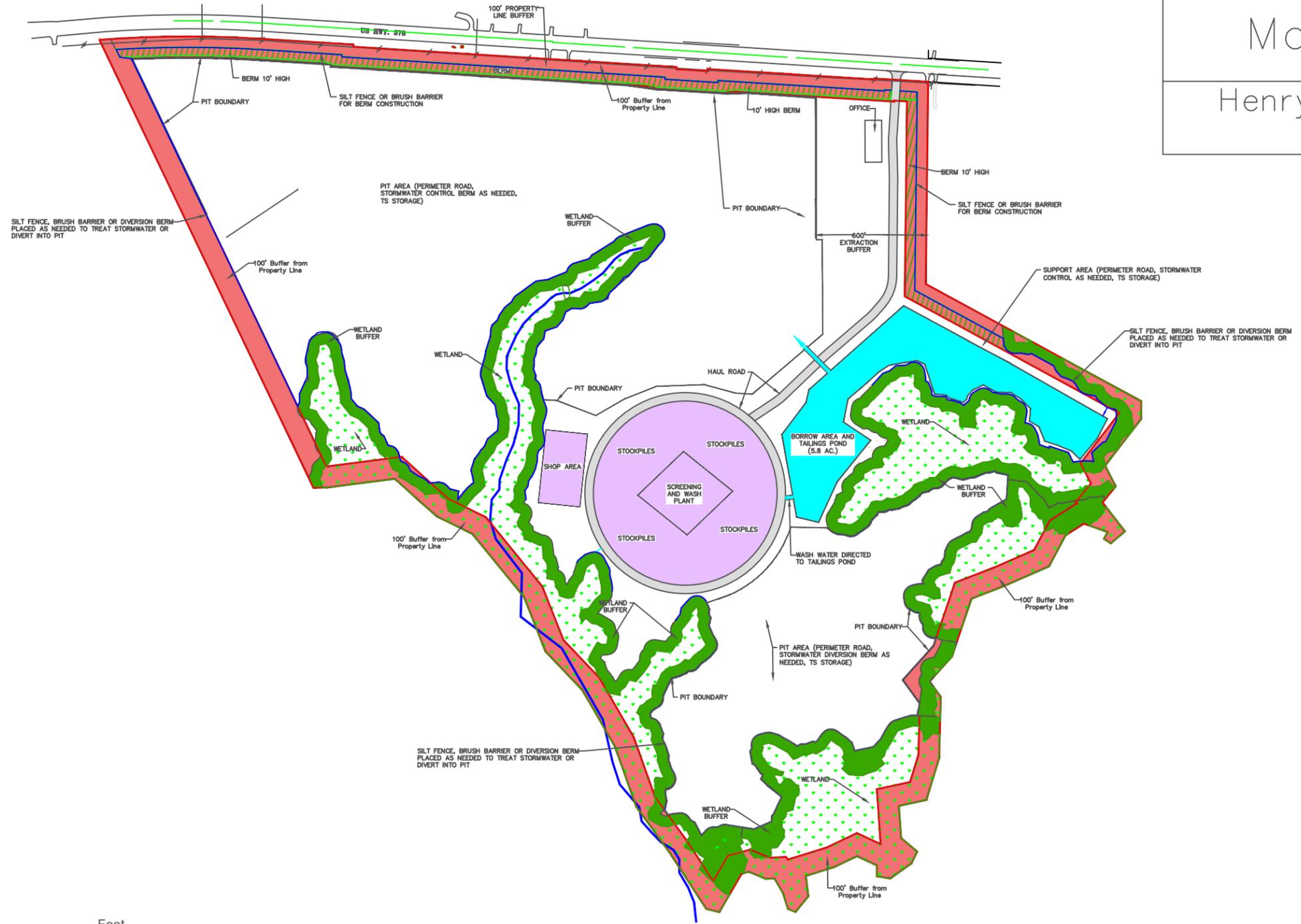
Florence County
Planning Department
Meeting Date:
02/17/2026



Council District 2
BZA#2026-02

Martin Marietta Materials

Henry Tract Site Plan





Florence County
 Building & Planning Department
 518 S. Irby Street
 Florence, SC 29501
 843-676-8600

Board of Zoning Appeals Notice of Appeal - Form 1

Form
 ZA-2022-05

FOR OFFICE USE ONLY:

Date Filed: _____ Permit Application Number: _____ Appeal Number: _____

INSTRUCTIONS

This form must be completed for a hearing on **appeal** from action of a zoning official, application for a **variance**, or application for **special exception**. Entries must be printed or typewritten. If the application is on behalf of the property owner(s), all owners must sign. If the applicant is not an owner, the owner(s) must sign the Designation of Agent. An accurate, legible plot plan showing property dimensions and locations of all structures and improvements must be attached to an application for variance or special exception. A \$100.00 fee must accompany this application.

THE APPLICANT (S) HEREBY REQUEST (S) (indicate one):

- from action of a zoning official as stated on attached Form 2
- for a variance as stated on attached Form 3**
- for a special exception as stated on attached Form 4.

APPLICANT(S) (please print or type)

Name(s): _____ Palmetto Sand Company, Inc. _____

Address: _____ 4123 Parklake Ave, Raleigh, NC 27612 _____

Telephone Number: [work] _____ 706- 691-8785 [home] _____

Interest: _____ Lease/Operator _____ Property Owner(s): _____ Henry Family Farm Properties _____

Agent for Property Owner: _____

OWNER(S) [if other than Applicant(s)]: Name(s): _____ Henry Family Farm Properties _____ Address:

_____ 4728 Jenn Dr STE 100, Myrtle Beach, SC 29577

Telephone Number: [work] _____ [home] _____

(Use reverse side if more space is needed.)

PROPERTY ADDRESS: _____ 331 E Hwy 378 Hanna, Pamplico, SC 29555 _____

Tax Map No. , Map _____, Block _____,
 Parcel _____ 00418-02-006 _____ Are there Restrictive Covenants on this property that would prohibit
 the proposed use? Yes No

[If yes, a copy must accompany this application.]

Subdivision _____ N/A _____

Plat Book: _____ Page: _____

Lot Dimensions: _____ Area: _____ 346.08 _____

Zoning District: _____ Unzoned _____

[Use reverse side if more space is needed]

DESIGNATION OF AGENT [complete only if owner is not applicant]:

I (we) hereby appoint the person named as Applicant as my (our) agent to represent me (us) in this application.

Date: _____ Lessee Signature: _____

I (we) certify that the information in this application and the attached Form 2, 3, or 4 is correct.

Applicant(s) signature: Kate Gallagher Date: 1/13/2020

Printed name: Kate Gallagher Date: 1/13/2020

Variance Application - Form 3 Florence County Board of Zoning Appeals

FOR OFFICE USE ONLY:

Date Filed: _____ Permit Application Number: _____ Appeal Number: _____

1. Applicant hereby appeals to the Board of Zoning Appeals for a variance from the strict application to the property described in the Notice of Appeal (Form 1) of the following provisions of the zoning ordinance: 26-2023/24 so that a zoning permit may be issued to allow use of the property in a manner shown on the attached plot plan, described as follows: See attached Site Plan which would be prohibited by the zoning ordinance if applied to the property.

2. The application of the ordinance will result in unnecessary hardship, and the standards for a variance set by state law and the ordinance are met by the following facts:

a. There are extraordinary and exceptional conditions pertaining to the particular piece of property as follows: The property is a large tract that was acquired at considerable expense for a specific lawful use. The strict application of the ordinance to the property would make it completely unusable for the exact purpose for which it was acquired and which was lawful at the time

b. These conditions do not generally apply to other property in the vicinity as shown by: Applicant is not aware of any other property in the area that is subject to the specific use and unique facts of this property. The specific facts of acquisition and proposed lawful use of this property do not apply to other properties in the area.

c. Because of these conditions, the application of the ordinance to the particular piece of property would effectively prohibit or unreasonably restrict the utilization of the property as follows: _____

The application of the ordinance to this property would completely prohibit the use of the property for the specific use for which it was purchased and which was lawful at the time of the purchase. The size of the buffer renders the property completely useless for the purpose for which it was acquired.

d. The authorization of the variance will not be of substantial detriment to adjacent property or to the public good, and the character of the district will not be harmed by the granting of the variance for the following reasons: Granting this variance will not be substantially detrimental because the use will not have significant off-site impacts. Blasting will not be used for mining on the site and the use of the site for mining is highly regulated by DES. Other provisions of Florence County Ordinances will continue to apply to matters not regulated by DES. The use is located on a United States Highway and will not use local roads that are not designated for such use. Applicant has proposed a 100' buffer, larger than that required for most uses in Florence County, a screening berm no less than 10' in height and a 600' extraction setback from any now existing, inhabited residence.

3. The following documents are submitted in support of this application: Site Plan

[A plot plan must be submitted.]

Date: 1/13/2024

Applicant Signature Kase Gulefer

Narrative Statement on Variance Application

Florence County adopted mining regulations that have been challenged by Martin Marietta and two of its subsidiaries. Those parties initially sought a variance from those regulations in their entirety on the ground that their application for a certificate of compliance for mining was pending at the time the mining regulations were adopted. They also claimed their application for permits from the South Carolina Department of Health and Environmental Control (DHEC) was pending and those two pending applications satisfied the conditions Florence County had set to be exempt from the new mining regulations.

Florence County did in fact provide for a variance from application of the mining regulations in their entirety under certain conditions. This Board, however, determined that one condition, approval of the necessary state permits, had not been met and denied any variance from the ordinance as to this site. Two lawsuits followed and in the meantime the state permit application that had been pending when the mining regulations were adopted was approved.

The parties agreed to mediate the lawsuits. The result of that mediation is that the Martin Marietta parties have agreed to comply with the mining regulations with approval of certain variances. It is the understanding of the applicant and staff that the variances granted hereunder are sufficient to bring the proposed mining use into compliance with applicable county regulations such that a certificate of compliance will be issued to the applicant by Florence County and these variances shall be construed to further that intention. One of the reasons for this request is that it is difficult to determine what rules apply to this site. Normally, the rules are found in the zoning ordinance and in the specific districts that apply to that use. This use is in an unzoned area with no specific zoning districts so it can be difficult to understand what rules apply to it.

Those variances are as follows:

1. 30-117(1)a: A variance is requested for a 100-foot setback from the property line to any extraction or processing and a total setback of 600 feet (the "Setback") for extraction or processing of material for sale from any now existing, inhabited residence. The 100-foot setback will not allow mining or processing within it and by way of example allows only an access road to cross it and vegetated berms to be built in it to limit visibility of the site, and access for construction, landscaping and similar matters, but not for shipping.

2. To the extent that 30-117(1)b might require a wooden fence under 30-121, a variance is requested to omit a wooden stockade fence and construct a vegetative berm no less than ten (10) feet in height where shown on the attached Site Plan. The berm shall be landscaped pursuant to a landscape plan complying with Buffer Yard A requirements and the plan shall be submitted to the Planning Department for approval.
3. 30-117(1)c requires payment of \$1,000 per acre to obtain a certificate of zoning compliance. A variance to allow a one-time fee payment of ten thousand dollars is requested. For a use that does not require a large structure, this is one of the County's **highest** fees. No other company has paid the per acre fee in 30-117(1)c.
4. 30-117(4)a limits mining hours to 7:30 a.m. to 5:30 p.m. A variance is requested to allow hours of operation: (A) from 6:30-5:30 Monday thru Friday, except County observed holidays, for general operations; (B) from 8 a.m. to noon on Saturday for maintenance and shipping only, no operations on County observed holidays.
5. 30-117(4)d: A variance is requested to include a height limit of thirty-eight feet only for equipment located within one thousand feet of Hwy 378.
6. 30-117(4)g provides for a noise limit of 65 decibels, but does not otherwise define how the limit is measured or applied. A variance to limit any exceedances of the noise limit to no more than 90 minutes in any calendar day is requested.
7. It is the understanding of the Board that the variances granted hereunder are sufficient to bring the proposed mining use into compliance with applicable county regulations such that a certificate of compliance will be issued to the applicant by Florence County and these variances shall be construed to further that intention. One of the reasons for this request is that it is difficult to determine what rules apply to this site. Normally, the rules are found in the zoning ordinance and in the specific districts that apply to any given use. This use is in an unzoned area with no specific zoning districts so it can be difficult to understand what rules apply to it.
8. The applicant has submitted the following as conditions of approval of the variances requested:
 - a. **Air Quality.** A water truck such as is commonly used to minimize dust under an air quality plan shall be located on site and used as needed to suppress dust on roads.

- b. Fencing.** All extraction and operating areas shall be fenced by a six-foot security fence. The gate to such fence shall be locked except during the hours specified in paragraph 7, except that plant personnel shall be allowed access to the site one hour before and one hour after such hours solely for purposes of opening or closing the site.
- c. Signage.** Signage complying with Section 30-117(4)(f) of the Florence County Code of Ordinances shall be installed before operations commence.
- d. Blasting.** No blasting is permitted on site.

The variances specified herein are deemed to satisfy the requirements of Florence County Code of Ordinances Section 30-117 and related provisions and shall be so construed. To the extent the variances and conditions herein vary from Section 30-117 of the Florence County Code of Ordinances, these variances and conditions shall be deemed a variance from Section 30-117 of the Florence County Code of Ordinances and shall be controlling.

OPERATIONS PLAN FOR HENRY TRACT IN FLORENCE COUNTY

Use of site. The site is used for extraction, processing, conveying, stockpiling, sale, equipment maintenance and ancillary uses related to coarse and fine aggregate. No blasting is conducted at the site. Overburden will be stripped with excavators and trucks and then the mineral reserves will be mined with a dredge. Material from the dredge is pumped to a processing plant that will include a series of hoppers, conveyors, pumps, screens, sand screws, and classifiers. The screens, sand screws, and classifiers are all used to separate different sizes of material. There will be no crushers.

Material is loaded into trucks that are weighed on a certified scale, issued a scale ticket with weights and then exit the site on Hwy. 378. Maintenance of plant and equipment is done on site. Use of the buffer yard acreage is restricted to a berm, landscaping, and maintenance. Access to the site crosses the buffer yard where shown on the site plan.

Site Size. The site operates on approximately 189 acres. The buffer yard acreage is not in active use.

Safety. Safety is a priority at all of Martin Marietta's operations. All employees must have site specific training, be familiar with and follow all basic safety rules. Personal protective equipment specified by the company must be worn on site at all times.

Employees. Employment at the site will vary from 8 to 12 employees depending on local demand from the product.

Hours of operation. General operations are carried on from 6:30 a.m. to 5:30 p.m. Monday through Friday. Maintenance and shipping may be done on Saturday from 8 a.m. to noon depending on the needs of the operation. There are no operations on holidays, including those recognized by Florence County.

Environmental Compliance. The site operates in compliance with NPDES, Air Quality, and Mining permits issued by DHEC to mitigate impacts from dust, stormwater and processing water. Fluids used on site are kept in secondary containment that complies with state and federal law and the site has a spill prevention control plan for managing any spills.

Mobile Equipment. Be alert to mobile equipment operating on site; mobile equipment has the right of way. The operator of mobile equipment does not always have good visibility in all directions so stay a safe distance and before you approach any mobile equipment be sure the operator sees you by making eye contact with him.

Dust Control. A water truck is used as necessary to suppress dust from roadways on site.