

respond to the Clerk's email within forty-eight (48) hours and will request further review. If no Board member requests further review of the RFR within the forty-eight (48) hour period, the Clerk will send a letter by certified mail to the Requestor, with copy by regular mail to the applicant, permittee, or licensee, if not the Requestor, stating the Board will not hold a Final Review Conference. Contested case guidance will be included within the letter.

NOTE: If the time periods described above end on a weekend or State holiday, the time is automatically extended to 5:00 p.m. on the next business day.

9. If the RFR is to be considered by the RFR Committee, the Clerk will notify the Presiding Member of the RFR Committee and the Chairman that further review is requested by the Board. RFR Committee meetings are open to the public and will be public noticed at least 24 hours in advance.
10. Following RFR Committee or Board consideration of the RFR, if it is determined no Conference will be held, the Clerk will send a letter by certified mail to the Requestor, with copy by regular mail to the applicant, permittee, or licensee, if not the Requestor, stating the Board will not hold a Conference. Contested case guidance will be included within the letter.

II. Final Review Conference Scheduling

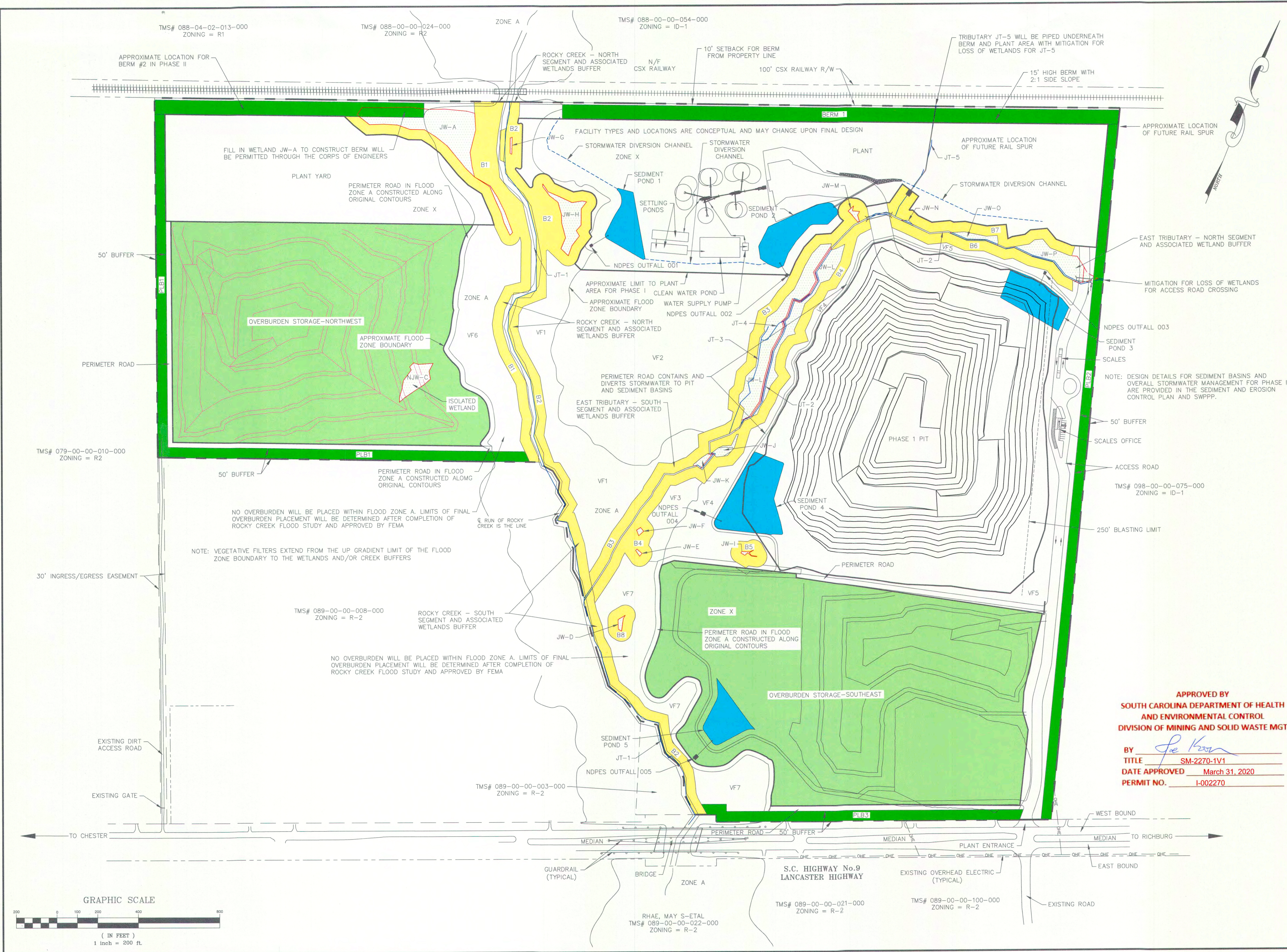
1. If a Conference will be held, the Clerk will send a letter by certified mail to the Requestor, with copy by regular mail to the applicant, permittee, or licensee, if not the Requestor, informing the Requestor of the determination.
2. The Clerk will request Department staff provide the Administrative Record.
3. The Clerk will send Notice of Final Review Conference to the parties at least ten (10) days before the Conference. The Conference will be publically noticed and should:
 - include the place, date and time of the Conference;
 - state the presentation times allowed in the Conference;
 - state evidence may be presented at the Conference;
 - if the conference will be held by committee, include a copy of the Chairman's order appointing the committee; and
 - inform the Requestor of his or her right to request a transcript of the proceedings of the Conference prepared at Requestor's expense.
4. If a party requests a transcript of the proceedings of the Conference and agrees to pay all related costs in writing, including costs for the transcript, the Clerk will schedule a court reporter for the Conference.

III. Final Review Conference and Decision

1. The order of presentation in the Conference will, subject to the presiding officer's discretion, be as follows:
 - Department staff will provide an overview of the staff decision and the applicable law to include [10 minutes]:
 - Type of decision (permit, enforcement, etc.) and description of the program.
 - Parties
 - Description of facility/site
 - Applicable statutes and regulations
 - Decision and materials relied upon in the administrative record to support the staff decision.
 - Requestor(s) will state the reasons for protesting the staff decision and may provide evidence to support amending, modifying, or rescinding the staff decision. [15 minutes] *NOTE: The burden of proof is on the Requestor(s)*
 - Rebuttal by Department staff [15 minutes]
 - Rebuttal by Requestor(s) [10 minutes]

Note: Times noted in brackets are for information only and are superseded by times stated in the Notice of Final Review Conference or by the presiding officer.
2. Parties may present evidence during the conference; however, the rules of evidence do not apply.
3. At any time during the conference, the officers conducting the Conference may request additional information and may question the Requestor, the staff, and anyone else providing information at the Conference.
4. The presiding officer, in his or her sole discretion, may allow additional time for presentations and may impose time limits on the Conference.
5. All Conferences are open to the public.
6. The officers may deliberate in closed session.
7. The officers may announce the decision at the conclusion of the Conference or it may be reserved for consideration.
8. The Clerk will mail the written final agency decision (FAD) to parties within 30 days after the Conference. The written decision must explain the basis for the decision and inform the parties of their right to request a contested case hearing before the Administrative Law Court or in matters pertaining to decisions under the South Carolina Mining Act, to request a hearing before the South Carolina Mining Council. The FAD will be sent by certified mail, return receipt requested.
9. Communications may also be sent by electronic mail, in addition to the forms stated herein, when electronic mail addresses are provided to the Clerk.

The above information is provided as a courtesy; parties are responsible for complying with all applicable legal requirements.



REVISIONS	
Date	Description
11-12-19	BC
11-12-19	BC
11-12-19	BC
11-12-19	BC
11-12-19	BC
12-11-19	BC

1 CHANGED NAW-A TO JW-A; MERGED JW-B WITH JW-A
 2 HAIL ROAD TO PLANT FROM PIT RE-ROUTED TO AVOID JW-M
 3 JT-5 CULVERT LENGTH REVISED AND BUFFER
 4 ADDED WHERE STREAM DAYLIGHTS
 5 REMOVE DEPICTION OF OVERBURDEN PLACEMENT IN FLOOD ZONE A

Kennedy Consulting Services, LLC
 Craig Kennedy, P.E.
KCS
 Office: 403 Seaside Court, Lexington, SC 29072
 P.O. Box 364, Irmo, SC 29063
 Tel: 803.399.1133 • Call 803.960.2562 • craigkennedy.kcs@gmail.com

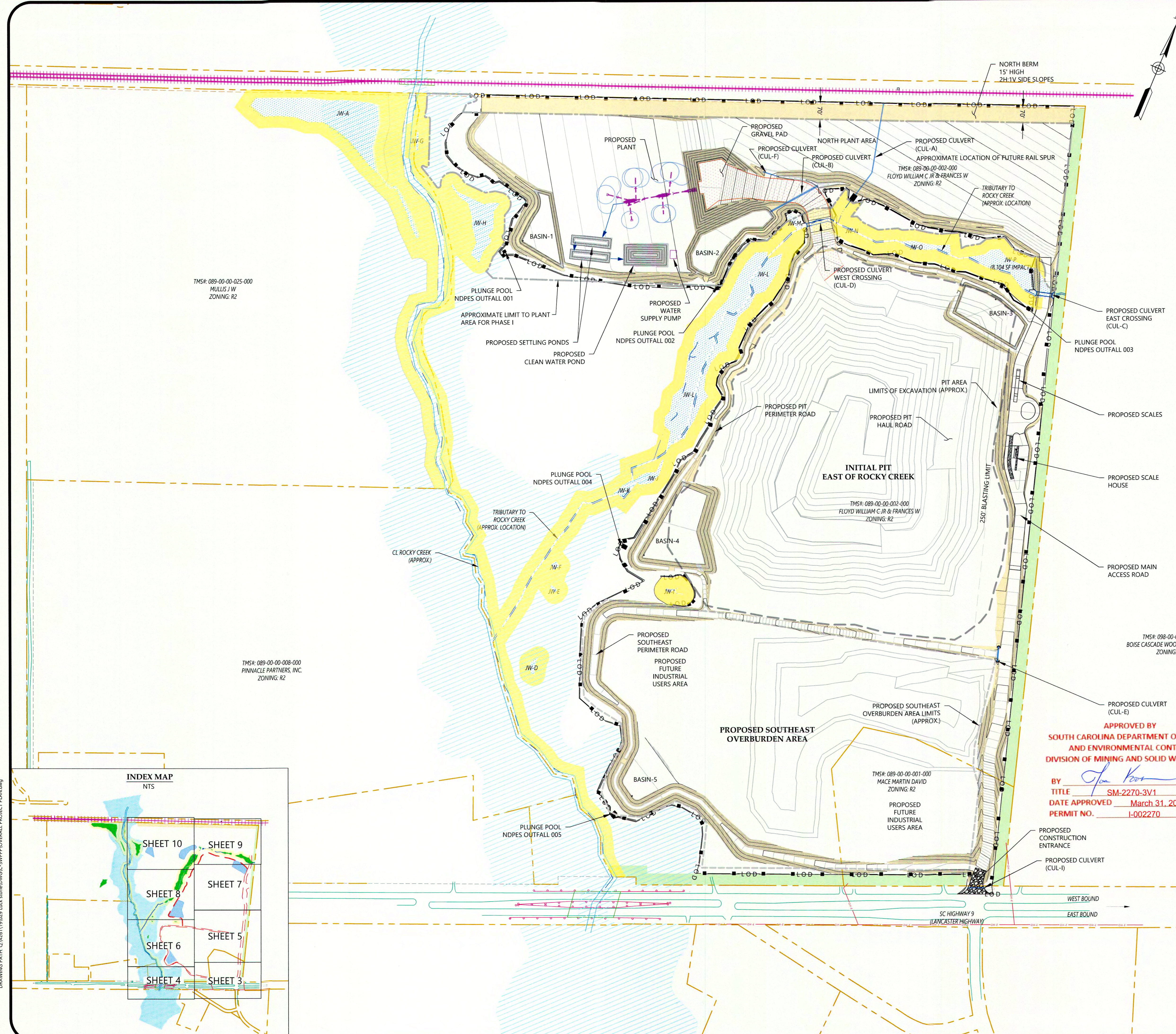
Chester Quarry
 Mine Map - Phase I
 Prepared for
Luck Stone Corporation
 Chester County - South Carolina

APPROVED BY
 SOUTH CAROLINA DEPARTMENT OF HEALTH
 AND ENVIRONMENTAL CONTROL
 DIVISION OF MINING AND SOLID WASTE MGT

BY *[Signature]*
 TITLE SM-2270-1V1
 DATE APPROVED March 31, 2020
 PERMIT NO. I-002270

Project No. KCS 18-102
 Date: 02-27-19
 Approved by: RCK
 Drawn by: B.C.
 Scale: 1"=200'

Sheet No.
 1 of 3



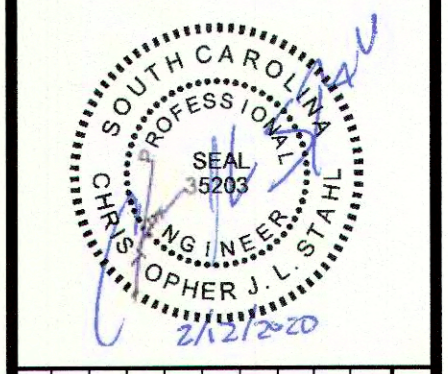
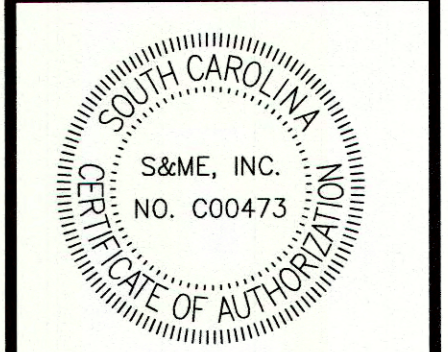
CONSTRUCTION SEQUENCE AND EROSION & SEDIMENT CONTROL MEASURES:

- STAGE 1**
1. INSTALL CONSTRUCTION ENTRANCE AT SC HWY 9.
 2. BEGIN CLEARING FOR CONSTRUCTION OF TEMPORARY SITE ACCESS ROAD AND PERIMETER DEVICES.
 3. INSTALL PERIMETER SILT FENCE THROUGHOUT ALL AREAS OF THE PROJECT SITE SOUTH OF THE TRIBUTARY TO ROCKY CREEK AS SHOWN ON THE PLANS.
 4. CONTINUE CLEARING OF TEMPORARY SITE ACCESS ROAD TO TRIBUTARY TO ROCKY CREEK.
 5. INSTALL TEMPORARY BRIDGE AT EAST CROSSING AT TRIBUTARY TO ROCKY CREEK.
 6. INSTALL PERIMETER SILT FENCE THROUGHOUT ALL AREAS NORTH OF THE TRIBUTARY TO ROCKY CREEK AS SHOWN ON THE PLANS.
 7. INSTALL SILT FENCE OUTLETS (DETAIL 2/SHEET 14), IN AREAS OF CONCENTRATED FLOW PER RECOMMENDATIONS OF ON-SITE ENVIRONMENTAL INSPECTORS.
 8. INSTALL CULTURE CUL-A AND PLUNGE POOL PP-A.
 9. INSTALL EAST CROSSING AT TRIBUTARY TO ROCKY CREEK (CUL-C).
 10. GRADE MAIN ACCESS ROAD AT CUL-C TO GRADES SHOWN ON THE PLANS.
 11. CONSTRUCT SEDIMENT BASIN-3 AND PLUNGE POOL PP-3.
 12. CONSTRUCT TEMPORARY DRAINAGE CHANNEL CH-3.
 13. CLEAR AREA FOR CONSTRUCTION OF PIT PERIMETER ROAD.
 14. CONSTRUCT SEDIMENT BASIN-4 AND PLUNGE POOL PP-4.
 15. BEGIN STRIPPING TOPSOIL FROM MAIN PIT AREA FOR CONSTRUCTION OF NORTH BERM.
 16. SEED DISTURBED AREAS PER STABILIZATION REQUIREMENTS.
 17. INSTALL STABILIZATION (HYDROSEED OR MATTING) WHERE INDICATED ON THE PLANS.
- STAGE 2**
1. CONSTRUCT SEDIMENT BASIN-2 AND PLUNGE POOL PP-2.
 2. INSTALL CULTURE CUL-B AS SHOWN ON THE PLANS.
 3. CONSTRUCT DIVERSION CHANNEL CH-2 AS SHOWN ON THE PLANS.
 4. CONSTRUCT SEDIMENT BASIN-1 AND PLUNGE POOL PP-1.
 5. CONSTRUCT DIVERSION CHANNEL CH-1S & CH-1N AS SHOWN ON THE PLANS.
 6. INSTALL WEST CROSSING AT TRIBUTARY TO ROCKY CREEK (CUL-D).
 7. GRADE MAIN ACCESS ROAD AT CUL-D TO GRADES SHOWN ON THE PLANS.
 8. CONSTRUCT BASIN-5 AND PLUNGE POOL PP-5.
 9. CLEAR AREA FOR CONSTRUCTION OF SOUTHEAST PERIMETER ROAD.
 10. BEGIN EXCAVATION OF MAIN PIT AREA FOR MASS GRADING OF NORTH PLANT AREA.
 11. BRING NORTH PLANT AREA TO FINAL GRADES SHOWN ON THE PLANS.
 12. PLACE FILL MATERIAL IN THE SOUTHEAST AREA TO FINAL GRADES.
 13. SEED DISTURBED AREAS PER STABILIZATION REQUIREMENTS.
 14. INSTALL STABILIZATION (HYDROSEED OR MATTING) AND COMPOST FILTER SOCKS WHERE INDICATED ON THE PLANS.
- STAGE 3**
1. COMPLETE MAIN ACCESS ROAD AND PIT PERIMETER ROAD TO FINAL GRADES AS SHOWN ON THE PLANS.
 2. FINALIZE CONSTRUCTION OF NORTH PLANT STRUCTURES.
 3. INSTALL CULTURE CUL-E AND CUL-F WHERE SHOWN ON THE PLANS.
 4. FINALIZE SEEDING OF DISTURBED AREAS PER STABILIZATION REQUIREMENTS.
 5. INSTALL STABILIZATION (HYDROSEED OR MATTING) WHERE INDICATED ON THE PLANS.

S&M & E

9751 SOUTHERN PINE BLVD
CHARLOTTE, NC 28273
(704) 523-4726

ENGINEERING FIRM
LICENSE NUMBER: F-0176



NO.	DATE	DESCRIPTION	BY	CHK	APP
1	03/07/20	OVERBURDEN PLACEMENT/ENTRANCE/CROSSING	CLD	LRM	CS
2	10/24/19	REVISED CULTURE CROSSING LOCATION	CLD	LRM	CS
3	09/09/19	ISSUED FOR PERMITTING	CLD	LRM	CS

EXISTING FEATURES

- EDGE OF PAVEMENT
- OVERHEAD ELECTRICAL
- PARCEL BOUNDARY
- STREAM CL (APPROX.)
- PROPERTY BUFFER
- WETLAND BUFFER
- WETLAND
- 100-YR FLOODPLAIN

PROPOSED FEATURES

- PROPOSED GRADE CONTOUR (1')
- PROPOSED GRADE CONTOUR (5')
- L O D - LIMIT OF DISTURBANCE
- 12" COMPOST FILTER SOCK
- POROUS BAFFLES
- SILT FENCE
- GRAVEL ACCESS ROAD
- MAIN PIT BOUNDARY
- SOUTHEAST OVERBURDEN AREA
- NORTH PLANT AREA
- CONSTRUCTION ENTRANCE
- STABILIZATION (HYDROSEED OR MATTING)
- COIR MATTING

APPROVED BY
SOUTH CAROLINA DEPARTMENT OF HEALTH AND ENVIRONMENTAL CONTROL
DIVISION OF MINING AND SOLID WASTE MGT

BY: *Jon Koon*
TITLE: SM-2270-3V1
DATE APPROVED: March 31, 2020
PERMIT NO.: I-002270

PROPOSED CULTURE (CUL-E)

PROPOSED CONSTRUCTION ENTRANCE

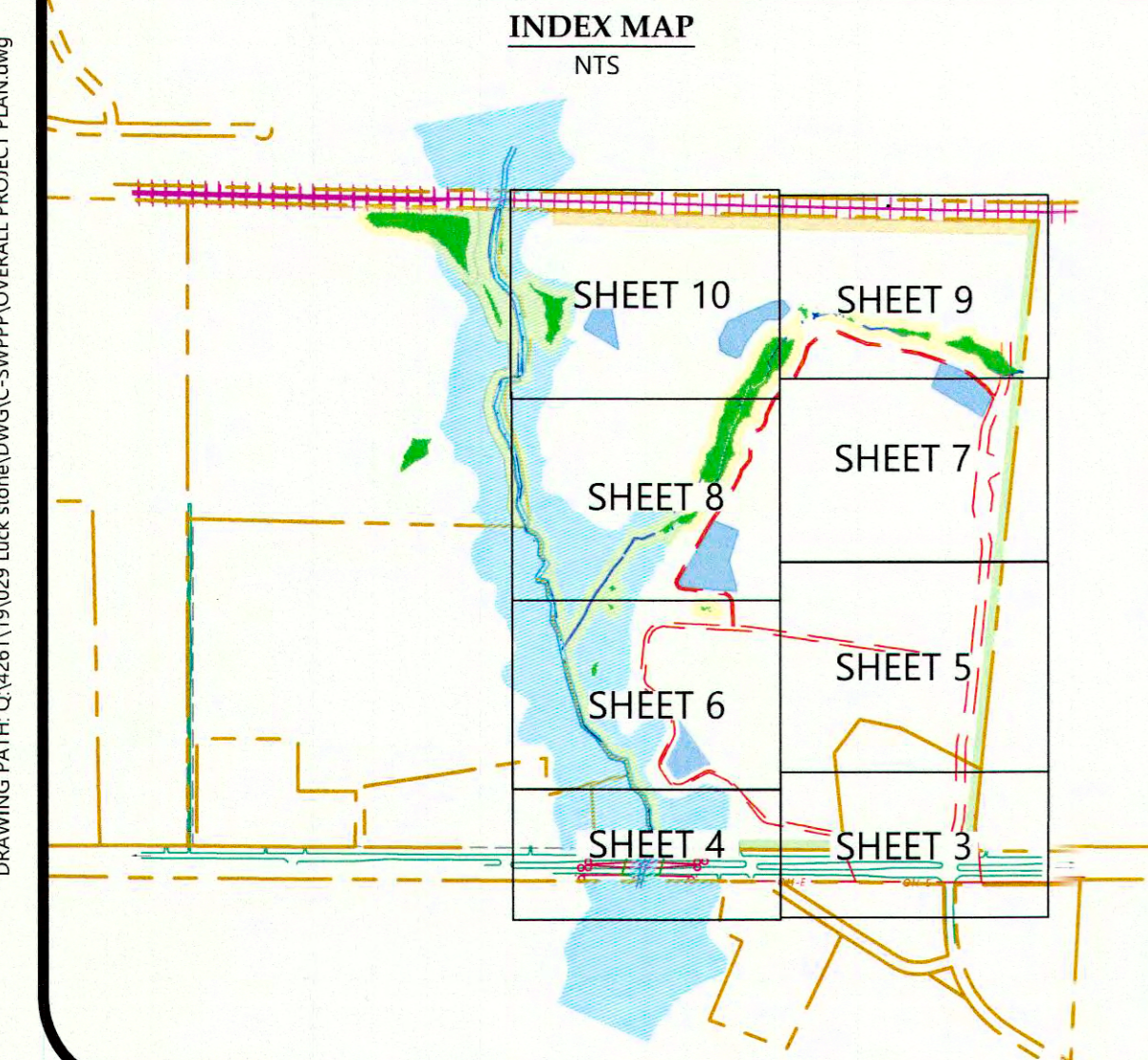
PROPOSED CULTURE (CUL-I)

SC HIGHWAY 9 (LANCASTER HIGHWAY)

WEST BOUND

EAST BOUND

0 200 400 600
GRAPHIC SCALE (IN FEET)



OVERALL FACILITY PROJECT PLAN

SCDHEC C-SWPPP PERMITTING
LUCK STONE CORPORATION | CHESTER SITE - PHASE 1
CHESTER, SOUTH CAROLINA

PROJECT NUMBER
4261-19-029

DRAWING NUMBER
2 19



MONITORING WELLS - GROUNDWATER MONITORING PLAN

LUCK STONE
CHESTER COUNTY, SOUTH CAROLINA

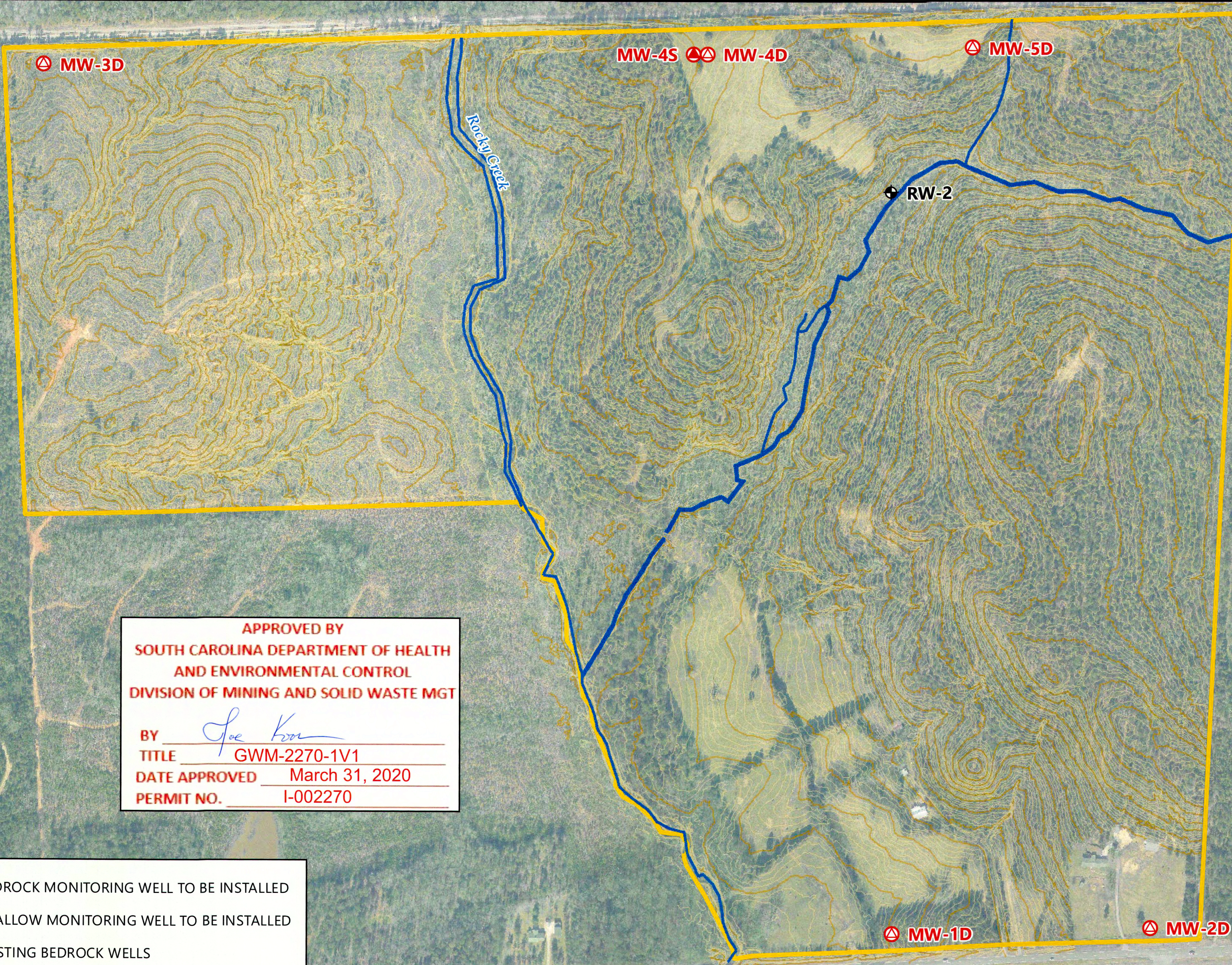
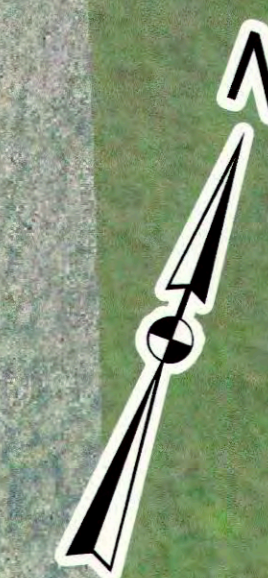
SCALE:
1" = 400'

DATE:
12-18-19






PROJECT NUMBER
4261-19-029

FIGURE NO.

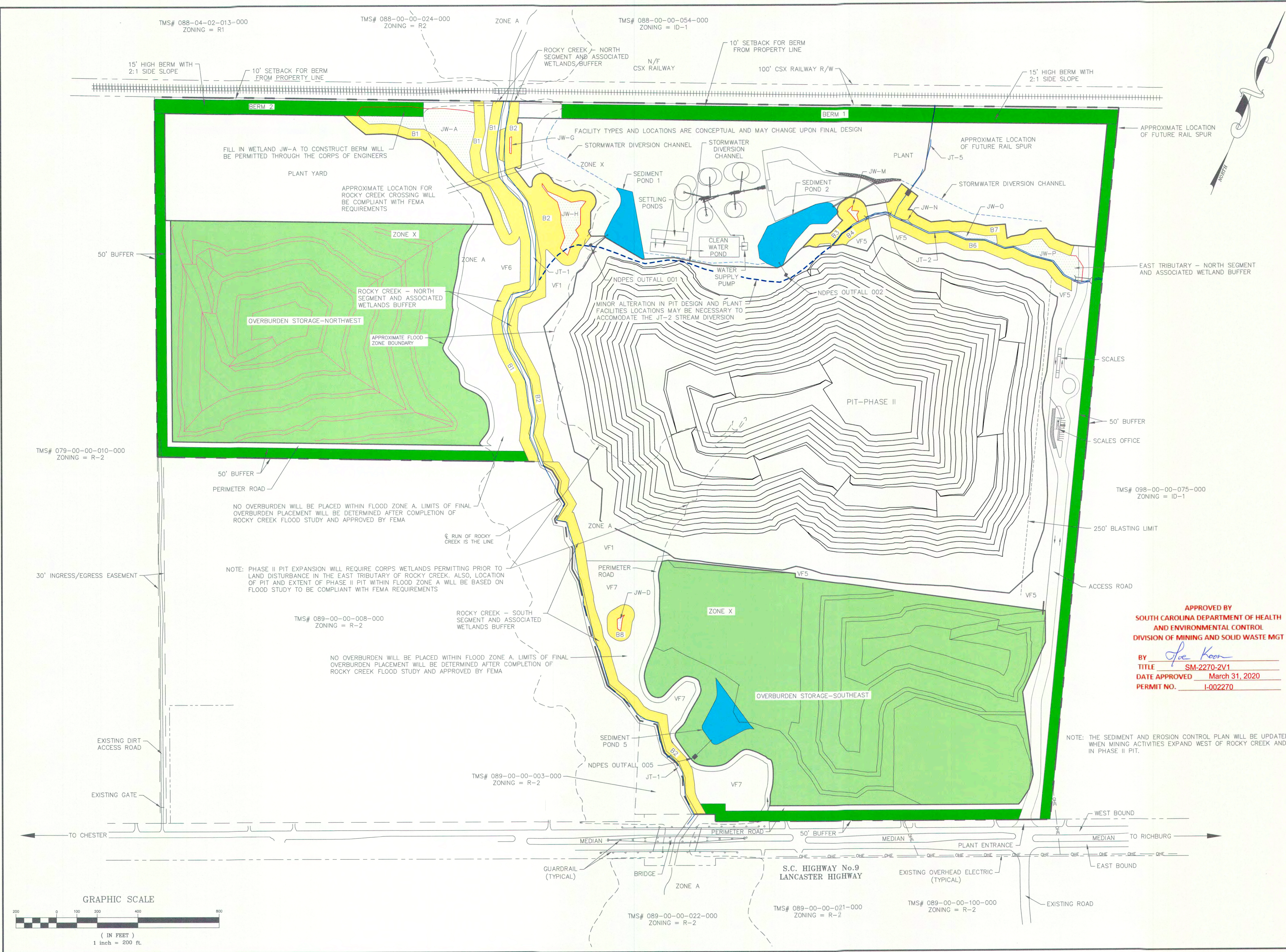
1



APPROVED BY
SOUTH CAROLINA DEPARTMENT OF HEALTH
AND ENVIRONMENTAL CONTROL
DIVISION OF MINING AND SOLID WASTE MGT
BY Joe Koon
TITLE GWM-2270-1V1
DATE APPROVED March 31, 2020
PERMIT NO. I-002270

-  BEDROCK MONITORING WELL TO BE INSTALLED
-  SHALLOW MONITORING WELL TO BE INSTALLED
-  EXISTING BEDROCK WELLS
-  STREAM
-  PROJECT SITE

REFERENCE:
JANUARY 2019 AERIAL PHOTOGRAPH AND 1-FOOT LIDAR TOPOGRAPHY OBTAINED FROM LUCK COMPANIES. THIS MAP IS FOR INFORMATIONAL PURPOSES ONLY. ALL FEATURE LOCATIONS DISPLAYED ARE APPROXIMATED. THEY ARE NOT BASED ON CIVIL SURVEY INFORMATION, UNLESS STATED OTHERWISE.



By	Date	Description
BC	11-12-19	1 CHANGED NAW-A TO JW-A; MERGED JW-B WITH JW-A
BC	11-12-19	2 HAIL ROAD TO PLANT FROM PIT RE-ROUTED TO AVOID JW-M
BC	11-12-19	3 JT-5 CULVERT LENGTH REVISED AND BUFFER ADDED WHERE STREAM DAYLIGHTS
BC	11-12-19	4 REMOVE DEFINITION OF OVERBURDEN PLACEMENT IN FLOOD ZONE A

Kennedy Consulting Services, LLC
 Craig Kennedy, P.E.
KCS
 Office: 403 Seaside Court, Lexington, SC 29072
 P.O. Box 364, Irmo, SC 29063
 Tel: 803.399.1133 • Call 803.960.3562 • craigkennedy.kcs@gmail.com

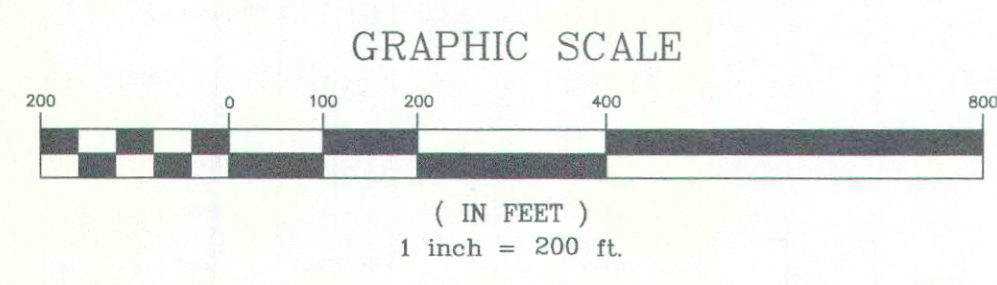
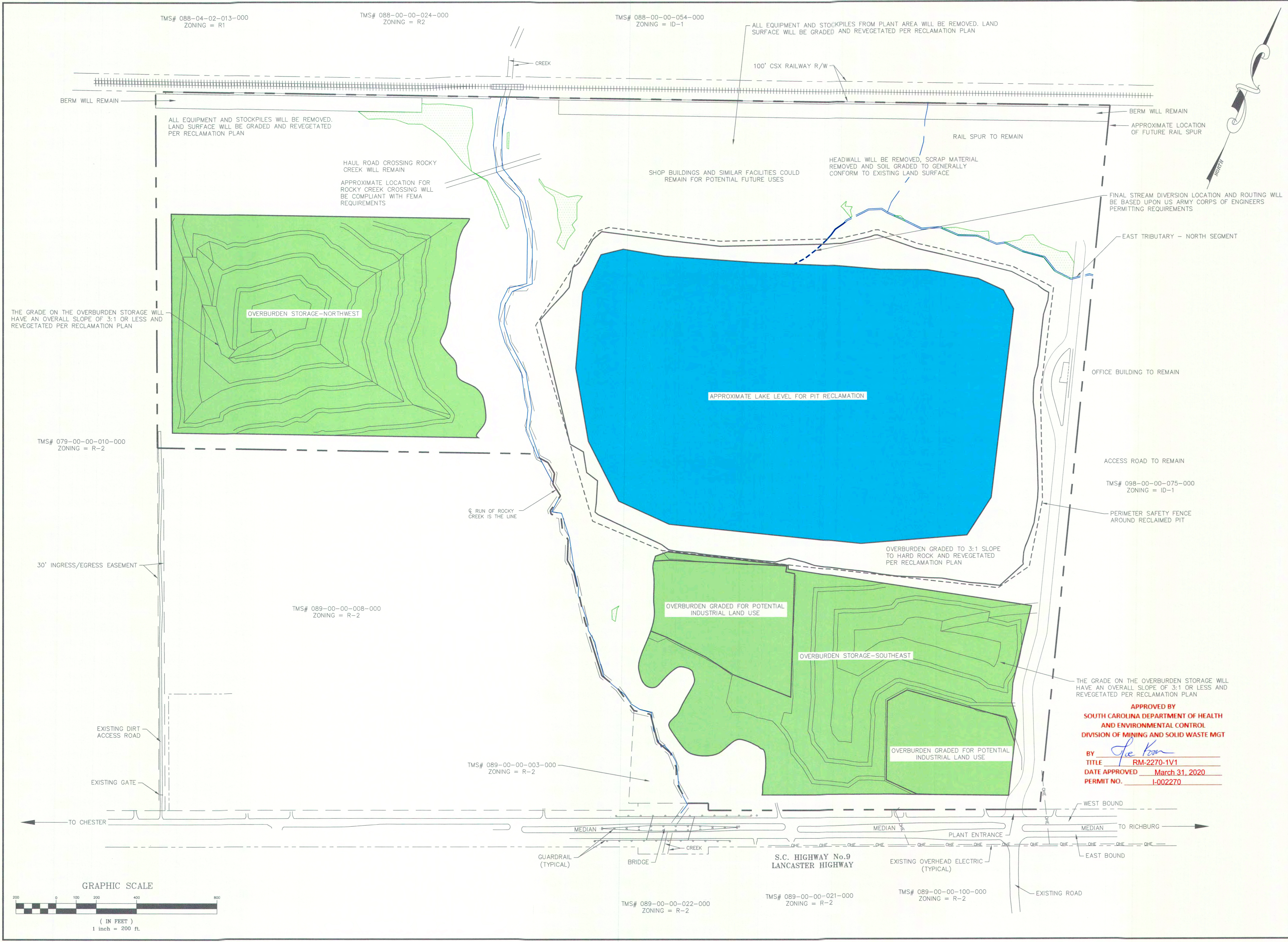
APPROVED BY
 SOUTH CAROLINA DEPARTMENT OF HEALTH
 AND ENVIRONMENTAL CONTROL
 DIVISION OF MINING AND SOLID WASTE MGT

BY: Joe Koon
 TITLE: SM-2270-2V1
 DATE APPROVED: March 31, 2020
 PERMIT NO.: I-002270

Chester Quarry
 Mine Map - Phase II
 Prepared for
Luck Stone Corporation
 Chester County - South Carolina

Project No. KCS 18-102
 Date: 02-27-19
 Approved by: RCK
 Drawn by: B.C.
 Scale: 1"=200'

Sheet No.
2
 of
3



REVISIONS	
Description	Date
1 REMOVE DEPICTION OF OVERBURDEN IN FLOOD ZONE A	12-30-19

Kennedy Consulting Services, LLC
 Craig Kennedy, P.G.
KCS
 Office: 403 Seaside Court, Lenoir, SC 29072
 P.O. Box 364, Lenoir, SC 29063
 Tel: 803.399.1133 • Call 803.960.2462 • craigkennedy.kcs@gmail.com

Chester Quarry Reclamation Map
 Prepared for
Luck Stone Corporation
 Chester County, South Carolina

APPROVED BY
 SOUTH CAROLINA DEPARTMENT OF HEALTH AND ENVIRONMENTAL CONTROL
 DIVISION OF MINING AND SOLID WASTE MGT
 BY: *[Signature]*
 TITLE: RM-2270-1V1
 DATE APPROVED: March 31, 2020
 PERMIT NO.: I-002270

Project No. KCS 18-102
 Date: 02-27-19
 Approved by: RCK
 Drawn by: B.C.
 Scale: 1"=200'

Sheet No.
3
 of
3



**The Economic
Impact of
Luck Companies
on South Carolina**

Development,
Construction, &
Operation of the
**Chester County
Quarry Site**



Prepared by:

Joseph C. Von Nessen, Ph.D.

Research Economist

September 1, 2021

Author Profile

Dr. Joseph C. Von Nessen is a research economist in the Division of Research at the Darla Moore School of Business where he specializes in regional economics, regional economic forecasting and housing economics. He regularly conducts a wide variety of economic impact analyses, feasibility studies and independent market research projects for clients in both the private and public sector.

Dr. Von Nessen engages in industry-level and regional economic forecasting for organizations at the state, national and international level. He has served as lead researcher on projects with clients as diverse as Sonoco, BlueCross BlueShield, Michelin, Boeing and the Savannah River National Lab, among others. He has also been the recipient of many grants from both local and national sources, including the U.S. Department of Energy and the U.S. Department of Defense.



Joseph C. Von Nessen, Ph.D.
Research Economist

Dr. Von Nessen is also responsible for the preparation and presentation of the University of South Carolina's annual statewide economic forecast. He serves on the advisory committee of the South Carolina Board of Economic Advisors and is regularly invited to brief the Federal Reserve Bank of Richmond on economic conditions in South Carolina. He frequently appears on programs at national conventions, including the International Builders Show, the 21st Century Building Expo and the North American Regional Science Council and its subsidiaries.

In addition, Dr. Von Nessen specializes in housing economics and residential real estate and provides economic and marketing research and consulting services to builders, developers and other businesses in the housing industry on a regular basis. His recent academic research has focused on the application of hedonic house price modeling to the housing industry. He is a member of the National Association of Home Builders and is actively involved with the local branches of the Home Builders Association and the Association of REALTORS throughout South Carolina.

Dr. Von Nessen is a frequent speaker for business and government leaders throughout the southeast, providing information and consultation about business, housing markets and local economies. He also makes frequent media appearances to discuss various local economic topics of interest.

EXECUTIVE SUMMARY

Luck Companies, founded in 1923, is a family owned and operated business organization that has been building and serving strong communities for nearly 100 years. Through three generations of family leadership, Luck Companies prides itself on being consistently driven by the values of integrity, commitment, leadership, and creativity in order to ignite the potential of its employees, associates, and the communities that it supports in order to make a positive and lasting impact.

Headquartered in Richmond, Virginia, Luck Companies maintains three primary business units in the sustainable production of quality aggregate materials and related services that serve as the foundation for roads, bridges, buildings, and other outdoor structures. The largest business unit is Luck Stone, which currently operates 24 locations across Virginia, the Carolinas, and Georgia. However, Luck Companies structures its properties to maximize the incorporation of all three of its business units, including through community and third-party opportunities.

Luck Companies maintains a commitment to making a positive impact throughout South Carolina—economically, environmentally and in the community. In addition, their stated interest in South Carolina is part of a long-term growth strategy for the company: one that prioritizes the prosperity of people, drives their associates to build lasting relationships, and facilitates Luck Companies' ability to provide high quality aggregates materials and services that will support the growth of the state for decades to come.

In 2021, in addition to its existing location in Kershaw County, Luck Companies is planning to expand its presence in South Carolina by acquiring undeveloped land and then building and operating three new quarries - a process known as greenfielding. This will include a quarry and real estate development area located in Chester County. The purpose of this study is to specifically quantify the potential future economic impacts that will likely arise from the development of the Chester County quarry - both on Chester County itself and on the state of South Carolina as a whole. The key findings of this study are as follows:

continues on next page