

STAFFORD COUNTY PLANNING COMMISSION
June 16, 2021

The Special meeting of the Stafford County Planning Commission of Wednesday, June 16, 2021, was called to order at 6:07 PM by Vice Chairman Barton Randall, in the North Stafford High School Auditorium and at remote locations throughout the County.

MEMBERS PRESENT: Steven Apicella (remote), Darrell English, Barton Randall, Albert Bain, Kristen Barnes, Dexter Cummings, Fillmore McPherson

MEMBERS ABSENT: None

STAFF PRESENT: Jeff Harvey, Mike Zuraf, Stacie Stinnette, Amy Taylor, Joseph Valotta

DECLARATIONS OF DISQUALIFICATION

Mr. Randall: Note that our Chairman, Mr. Apicella, is remotely with us tonight and so I am Bart Randall and I am the Vice Chair and I will be acting Chair for our meeting tonight. Do I have any Declarations of Disqualification from the Commission? Alright, seeing none, I have a couple of comments that I want to make before we start. You know the Planning Commission, Ms. Barnes, Mr. McPherson, we have Mr. English over there, we have in the back Mr. Bain and Mr. Cummings. So I want to turn the time over to Vulcan so they can make some introductions of their team.

Mr. Cobb: Thank you very much. I'm Glenn Cobb, I'm the Community Relations Manager for Vulcan. And with us on the stage we have Travis Tindall; Aron Keesecker, and you probably recognize him, he's the Plant Supervisor; Tom Foley; who else we got? Walter Beck; Mike Thompson; and James Cooper; and our counsel, Clark Leming.

OPENING REMARKS

Mr. Randall: Thank you. So, just as a matter of note, although we are in the North Stafford High School Auditorium and we do appreciate North Stafford for hosting us tonight and giving us the opportunity to do this in the auditorium. Although we are having the meeting here, it is still a meeting of the Planning Commission, and so we'll still be following the rules that we normally use for those meetings, as well as the quorum required for those kind of... this kind of government meeting. Let me read a quick statement about why we're here. The purpose of this meeting is for the public to hear more information and ask questions of the applicant, the staff, or the Commission, regarding the proposed Vulcan Conditional Use Permit and Zoning Reclassification applications. This meeting is a Special Meeting, as I mentioned, and not a public hearing. We will discuss a little more about the differences moving forward. But the public hearing is for a comment section. You've been to public hearings if you have over in the Board Chambers; therefore, purposes of giving comments. You noticed at that point in time there is no back and forth. You present a 3-minute conversation, you present a 3-minute comments, we sit here and take notes, the applicant takes notes; when the public hearing is over, applicant then responds. This will be done differently. But because it's not a public hearing, this will not be a time for comments or complaints or concerns. This is a question and answer period. And this is what we want to focus on tonight is to make sure that we understand that it's a question and answer. You ask the questions, we will provide the answers, the applicant will provide the answers, staff will provide the answers, and we will be here until 9:30 when the school system has asked us to be out of the building. Alright. We will continue the public hearing – we started the public hearing on May 12th; we continued, we left the public hearing open and we will continue that public hearing on Wednesday, next Wednesday, at our regularly scheduled Planning Commission meeting the 23rd. At that point in time, you will have the opportunity to come and present 3 minutes of comments or concerns about this project, right. But

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tonight will be a strictly a question and answer type period. The goal of tonight's meeting is to ensure that all the citizens here have a chance to answer your questions, ask your questions and get them answers, right. Again, we have until 9:30. We should have plenty of time for everyone to get their questions answered. We do expect an open dialogue with questions and answers, and we want to ensure that there's... *inaudible*... flow of information. So, if you have a question and you have a follow-up question, no issues with that. I would prefer that somebody not come down with a list of 20 questions and monopolize the time. State your question, we'll provide the answer, the answer will be provided, we then, if you have a follow-up question, ask the follow-up question, but then I would ask that you leave the microphone and open that up to somebody else. Okay? We would ask that you keep your questions concise and to the point. I don't need a 4-minute diatribe and then a, what do you think about that. No, let's be very specific with our questions and then you'll get a specific answer. You'll see there's two microphones on either side. Please use those microphones. I would ask that you line up in 2 or 3 people; I don't need a whole line of 20 people. There's plenty of room to get down into the microphones. We will go back and forth. I just don't think we need to have 20 people there. But again, I want people in the line so we don't waste the time waiting for somebody to come down to the microphone. Again, time is of... time is precious and we don't want to waste that time waiting for somebody. So, if you have a question and you see there's only 1 or 2 people down there, please avail yourself of the opportunity to come down to the microphone. Alright. The agenda. You may not have the agenda; let me read through the agenda very quickly so we're all on the same page. The applicant will provide a presentation, short presentation. You'll see the application on the screen behind me. Following the applicant's presentation, staff will make a short presentation, followed that we will have citizen questions, following that we'll have any questions that the Commission may have. I will provide some closing remarks, and then we will adjourn for the evening. Alright. The last thing – this is important for everyone. We all know that. That's why we're here. That's why we called this special meeting. We want to hear your concerns, in a question. We want to know what you need, right. But to that point, we want to make sure everybody hears. So, if you're applauding, if you're vocal outbursts, those things will all keep people from hearing, right. So, let's keep it civil, let's follow the rules, let's ask your questions, and let's get the answers. Alright, to that point, I'm going to turn the time over to the applicant so he can make his presentation. Thank you.

APPLICANT PRESENTATION (Summary of)

- History of activities on the Vulcan Property
- Proposed Plans for Expansion
- Updated information from Planning Commission Meeting

Mr. Cobb: Thank you very much Mr. Chairman. Can everybody hear me okay? I don't want to touch... okay, thank you. As I mentioned earlier, my name is Glenn Cobb. I manage government affairs and community relations for Vulcan. Mr. Chairman and staff, thank you very much for doing this. We appreciate the time to very quickly run through our application, hopefully make sure we're all on the same page, clear up any miscommunication or confusion there may be, and a good positive dialogue moving forward on the application. And I'm going to try really hard to do the PowerPoint. Bear with me. And just to remind you, again, who we are, we're Vulcan Materials Company. We started working over at Stafford Quarry around 1957... I'm sorry, originally out in Birmingham, Alabama, 1957. And the Stafford Quarry first opened up back in 1978. So, we've been a neighbor in your community for quite a while. We're glad to be here. Um, and we have currently about 33 employees over there and right around 61 employees of the company that live in Stafford County. So, we're all very invested and

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glad to be a part of the community. Just a reminder of what we do over there, we make construction aggregate, which is just a fancy way of saying we turn really big rocks into really small rocks so they can be used to build homes and churches and shopping centers, paved roads, sidewalks, all those things. So we're glad to be hopefully building a better Stafford County with you guys moving forward. This is our footprint for today. And I wanted to make... just take one second just to make sure we're all on the same page with where we are. You can see the entrance in the lower left-hand corner. It comes off Garrisonville Road. We have one road that leads into the shop itself and up into the main part of the quarry. There is a second road that leads to the other company's property, which is Virginia Paving that's been there since about 1991. That's a separate road that kind of follows beside ours, but runs to a different part of the property. We've got about 563 total acres. As I said, we started in the west pit back in the late 70's and we moved over into the east pit around 2002. So, all of our operations of extraction have been going on in that east pit since 2002. And the reason we're here is just to make sure that our plans going forward are beneficial for the County, beneficial for our customers, and beneficial for you guys that are our neighbors. We want to make sure we're doing things in conformance with the Land Use Plan and that all our plans are on the table and everybody understands what it is we're talking about doing and we all feel good about it. So, a quick overview of the plan itself. What we're looking to do is add some additional quarrying over on the east pit with some more time to do that. We're looking to add another parcel of property where we can build some berms on the east pit. We've got some additional rock extraction we're looking for at the back part of the Pollard Tract. And we're looking to relocate our Ready-Mix facility from the Courthouse Road are up to the quarry itself. And I'm going to walk through very quickly, very quickly, each of those different components. So currently, what we can do in the east pit, that's where we're mining and, as you know, we just do a small portion of mining at any one time for any part of the parcel. Currently, we're in kind of that lower southern orange portion; that's where we've been doing our mining for probably the last year, year and a half. We could mine a little bit more up in that upper right-hand area. That's where, back in the early 90's, we had offered a park property to the County, but that wasn't acted on; they decided it wouldn't work out at that time, so that was removed. So currently, that's the only other way that we could move the pit under today's current plan. What we're asking for permission to be able to do is, as you can see from this configuration slide, the natural growth of the pit would go to the south and to the west, and we do know there are lot of reserves that have been identified there. So, what we're asking to do is take that parcel labeled 20-3A, it's about 22 acres, we're asking for about 18½ acres of that to be rezoned so that we can move our benches down into that portion and allow access to extract the rock from that portion. The remainder of that portion would stay Agriculturally zoned, which is closer to the neighborhood, and then parcel number 20-3 would also be berming; it's going to remain Agricultural as well. Quickly, to show you what our... when I say we're going to move our benches out, the way our quarrying works is we basically build steps that start at the top of the pit, work their way down. A number of you have come and taken tours with us at the quarry. These benches are a safety matter for us. It prevents slides, it keeps our employees safe, and it provides access for our vehicles to get down to the bottom of the pit. So, the way it works, when we get behind the berm, which is in the top left-hand portion of this diagram, we'll dig out all the overburden, which is the dirt and unusable materials, move that out of the way, and once we get down to where the rock is, that's when we can start using extraction methods to get the rock moved out of the way and harvest the rock. Eventually that steps on down into the pit. The reason I wanted you to understand that is, I'm going to give you an example with this slide. If you have a house located next to our property line and there is a 150-foot vegetated buffer, right, that's the area we wouldn't touch or we'd put some plantings in or whatever, the next step is where the berm would start. And you see the toe of the berm up against that line; it goes up to whatever height the berm is, and that has to be a 2:1 slope meaning for every 1-foot you go up, you go 2 feet in for stability purposes; that's a regulation from the state. You work back down the backside of the berm, then you remove the overburden from the backside, and then when you get down to the bottom where the rock is, that's when the quarrying

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activities will actually start. So, we may say there's a 150-foot buffer, but the effect is you've got that first 150 feet, in this case another 150 feet, and then 60 to 100 feet before you actually get down to the rock. So, that really is providing 360 to 400 feet of distance between that, in this case, that property and where the extraction would be going on. I just wanted to make sure everybody understands the progression of how that works. So, in this case, looking specifically at what we're asking for on parcel 20-3A, originally we had a 100-foot buffer in there and, since our last meetings and discussions with staff, we've agreed to be able to move that to 150 feet; that's the green portion that you see. When you move on from there, you see the berm; that's that sandy area. And then the orange area is the part that by law we would have to have recognized as limits of quarry activity so that we can have it in our mine footprint. So you'd be at the back of that berm, and then you'd start working your way down. So, the extraction activity that we see that's already been identified for this portion of 20-3A would start about 360 to 400 feet back from the property line. And it will move to the south and to the west. And one thing that's important that you'll see on this diagram, the people that already live up in Oakridge near the, where the Hampton Tract activity is going on right now, they're about that same distance from current mining activities that are going on there. So, the people that are down around Debra Drive, the 6 or 7 houses that are covered up by my labels, sorry, um, they're not going to be any closer to extraction activities than the folks up on Oakridge have been for the last 10 years or so. And then again, our buffer and berms will be on parcel 20-3. So, I want to make sure you guys understand what the look would be for that portion. We are not talking about mining out that hole of both parcels. Moving to the central part of our application where we first started, 19-65 is the parcel number, we started that back in '76; that's where the west pit was. It's where the employee rooms, work rooms are. It's where the shop is. It's where our office is, scale house, stockpiles, conveyor belts; all those things are in this central tract right here. It's about 239 acres. The only thing that's going to be different, and it's really not different, we just actually want to show you it's not going to be different, this portion down here at the bottom that's in between Eastern View and our road currently has some trees that are in that area and there's been discussion about whether or not we intend to clear that. We do not intend to clear that at all and we've actually tried to talk a little bit about maybe enhancing some. We've heard that some of those trees have been coming down over the years and that you guys might appreciate having some more foliage in there. So, that's something we want to continue to discuss with you. Moving to the Pollard Tract, which is a site we added back in 1988, 56 acres or so, you'll see the green area is the 100-foot buffer that has trees and an undisturbed area. Our water retention system goes through there. And then you'll see the berm that goes, that next, that's that brownish area. Back behind the berm, that is currently permitted to do anything that's considered an ancillary use to our quarry. So, we can have stockpiles, we can have sales, you know, we can have traffic moving around. What we're not allowed to do there is to either extract or crush in that section. What we're asking for is the ability to, in this dashed line area, we know there are a lot of reserves in that central tract up close to the current pit that we're not going to be able to get to if we're not allowed to push our benches down onto the Pollard Tract a little bit. We're not talking about coming all the way down to the berm with our mining activities here, we just need space to be able to open up the back part of that berm to get those reserves. And that's going to be way after 2055. One thing I didn't mention – sorry about that – the handover date on that Hampton Tract is scheduled for 2035, and we're asking to be able to stay over there to continue doing what we're doing until 2055. I meant to mention that when I was on that slide; I apologize. So, what we're asking for here is when we move back over into the main pit, which will be after 2055, at some point as that mine is moving south and west, we would like to be able to push our benches over there to open up those reserves that are underneath where are stockpile and things are now. That is a change from the current condition says that we can't do that. So, we do want to have this discussion about why we think it's a good idea and get your thoughts on it. Moving onto the last parcel, what we call the Martin Jones Tract, that whole portion that you see is currently permitted for quarrying activity. So, we could actually quarry all the way up to going toward Toluca Road, which is to the west, we could actually quarry all the way

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up pretty close to where the berms will be placed all along that western property boundary. As the pit moves in that direction, Virginia Paving would be relocated up to the very top of this slide where you see that label up at the top. So, that'll all again happen well after 2055; it would be toward the very end of the main pit life which we think's going to close to 2135. But that's when those things will happen moving in that direction. That's also a 99.64 acre parcel, so we'll have berms on that side, 20, 25 feet. The big thing that we're asking for there – this is where we want to locate the Ready Mix plant and I'm going to zoom in here... you see the labels... I want to zoom in on a closer shot because I think it helps alleviate some concerns. When you come into our facility, as I mentioned earlier, there are two roads. You've got our quarry road that is the lower road to the right; that goes right behind Kelly Court. And then to the left of that on the other side of some berms and trees is the road that goes up to Virginia Asphalt Plant. The area that we're talking about is the cleared portion that you can see; it kind of looks like a field in this picture. We have heard your concerns about not being too close to Kelly, so we've been able to push that way up as far as we can up towards that tree line on that north side. That'll actually leave us 700 feet, maybe a little bit more, from the concrete plant down to the Kelly Court property lines. You will not be able to see the silos. We've done all our modeling at 60 feet high, but we expect the equipment – it's going to be new equipment that we bring over there – that's going to be under 60 feet high. So, you won't be able to see it and we felt like that's a really good natural location. It's going to take the current truck activity that leaves the quarry every day to go down and feed the plant down on Courthouse Road, it'll take that traffic off the road, which I think will be a welcome change. The operating hours and things that we're looking at here basically mirror what the operating hours and operations are for the asphalt plant. We do ask for a 5 AM start time for the concrete facility on Monday through Friday. It's not unusual for us to need to be able to take curb and gutter type things on road projects out fairly early in the morning. The only thing that you'd hear going on, if you hear anything at all, would be the truck traffic, the mixers that you see, the big spinning mixers that say Vulcan on them, you may see one of those trucks leaving early in the morning with a run. But that's what we're asking for in operational hours. Let's see... very quickly, I'm not going to run through all the different conditions and proffers that would bore everyone to tears, but the new things that we asking for, the condition we do want to add is that there would only be one concrete plant. You don't have to worry about multiple concrete plants getting located on the site. As another answer to some of your concerns and some of our discussions with staff, we've agreed to a condition that would limit any crushing equipment from being located within 600 feet of the property lines along that southern boundary or that eastern boundary. So that's the Eastern View folks and the Debra Drive and on up into Oakridge folks. We've agreed that any crushing equipment would have to be at least 600 feet and would probably be more than that. But we wanted to give you those assurances. We also wanted to let you know we hear you about wanting to know when our blasts are going to be occurring, because we don't have any kind of list or notification for that right now. So, we talked with many of you about starting electronic notification systems so once we get our application approved, we'll be setting that up so that we can give you our schedule so you'll know when we're planning to do any shots. The asphalt conditions are all the same; nothing's being proposed to be changed there. The Ready Mix operations conditions, as I said, they're largely exactly what you've seen at the concrete plant, but I did want to point out that 5 AM start time rather than a 6 AM start time Monday through Friday. Since the hearing, we've had a few more visits with neighbors. We're wanting to continue that dialogue, so please share with us what you're thinking, what your thoughts are, concerns, any kind of feedback; we need that. I mean, we try to respond to it, we've had some good positive moves on this application. Since those discussions have started, we want to continue that. We did have some one-on-one tours of the quarry. Thank you for your interest in doing that. We haven't been able to do that because of COVID for quite some time, so it's nice to have people coming back and visiting the quarry. We did have a few of the Planning Commissioners that were able to come out and visit the quarry for the first time, which was great, and we've also had a couple of Commissioners come out to observe some of our blasts. So, that's all really helpful productive

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stuff for us to know that you're aware of what we're doing, you see how we're doing it, and it's very helpful for us to have that conversation. And we want to continue our discussions moving forward as we can so, don't think that tonight when it's over you can't call us, email us, whatever; we still want to try to continue our conversations with you. One of the things that the Planning Commission asked at our last meeting was, have we had any instances where we've worked with other entities to hand off property in other places. I just pulled together these four quick examples. Right up the street at our Graham Quarry, which is in Occoquan right off of I-95, Fairfax Water is using part of that pit as their drinking water reservoir system. It'll start about 2035, it's going to be a roughly 2 billion gallon facility that will serve the needs for that upper portion of Prince William and that lower southeastern portion of Fairfax County. We're pretty excited about that. It's been a really good partnership and closely mirrors what we're talking about being able to do here when we hand off the Hampton Pit for your reservoir. We have a small abandoned quarry in Winston-Salem that they had turned into Quarry Park. It's not a huge facility; it's a fairly small facility, but they did... it was sitting there idle and we worked with them to turn it into a few walking trails. And there's actually some plaques about what the park... what the quarry used to do there, what it produced, so it's an interesting educational component. The Bellwood Quarry in Atlanta is a quarry that we used to own that is currently being turned into a 30-day backup supply of water. So, if there were an emergency in the Greater Atlanta area, because of this quarry situation they'll have a 30-day backup of a water supply. So, if they, like you're seeing out in California right now, water's a huge problem for them. This is gonna help eliminate those needs for the Atlanta area. And then the fourth thing we have is the McCook Reservoir up in Chicago. They had a lot of problems with their sewer system not having the capacity to handle heavy rains. They were experiencing a lot of flood. So they created this, you'll see I was talking about the benching, you don't see benches in this picture. This is purely a detention system so that if they have a lot of rain, the flood waters would flow into this little reservoir area and be held and discharge more slowly so it doesn't flood the community. So, we've been glad to work with them on that. It holds about 3.5 million gallons. Phase 2 is going to finish up and it's going to be a total of about 10 billion gallons. So it's kind of a game changer for them. I know I'm talking fast but I wanted to get through as quickly as I could so we've got plenty of time for question/answer, which is what this is all about tonight. But, just as a summary, this is again the footprint and, when we look to hand this over to you guys, the blue by the way is not water, it's just a color to differentiate it from the green. You see the two footprints that we would be handing over. We're asking for permission to hand over that Hampton Pit in 2055, rather than 2035, so that we can continue to do our mining operations there and get those last bits of reserve out of that parcel, 20-3A that I showed you. And then the other portion would be handed over to the County to use as they see fit should they choose to do it, for any other types of recreational activities, but we'd be glad to work with you guys on what the vision of that would look like as we get closer to 2135 and handing that over to you. So, I don't like to hear myself talk. I hope I have covered that thoroughly and I will stop now, and that was 8 minutes and 17 seconds, right? Thereabouts?

Mr. Randall: Thanks, sounds good.

Mr. Cobb: Okay, maybe. Thank you for your attendance. We appreciate it and we look forward to talking with you tonight.

Mr. Randall: Thank you. I'll turn the time over to staff for their presentation.

STAFF PRESENTATION (Summary of)

- Process Moving Forward (Continued Public Hearing, public hearing with the Board of Supervisors)

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Mr. Zuraf: Good evening. I'm Mike Zuraf. I'm with the Stafford County Planning and Zoning Office. I have just one slide, so I'm going to be very brief. If you saw the last Planning Commission meeting, I went on and on forever so I'm not going to do that tonight. I just want to just explain the process that this whole effort is going through and how it is going to run through the County approval processes. So, On May 12th there was the initial Planning Commission Public Hearing. At that meeting, the project was deferred; the Planning Commission did not make a decision and they kept the hearing open, public hearing open. And they continued the public hearing to this next Wednesday, that's June 23rd, and that meeting time will begin at 4:30; it's the starting time for the meetings at this point. So, at that meeting, as was already mentioned, it's the opportunity for the community again to come out and address the Planning Commission on any of the prior issues or any of the new information that you're hearing tonight. And, so, from there, the Planning Commission could defer the case again, they could close the public hearing, they could take action, but no matter what they do, they do have a hundred day time limit to make a decision. That 100 day time limit for the Planning Commission to act will be on August 20th and so they have to decide by then unless the applicant agrees to extending that 100-day time limit. That happens occasionally. So, after the Planning Commission action, there's a whole nother round of public hearings with the Board of Supervisors. The Planning Commission's vote is strictly a recommendation. They could vote to approve or deny. If they approve to deny, the case still moves on. It continues on to the Board of Supervisors. And they have the same public hearing process as the Planning Commission. The Board of Supervisors have the final say on whether to approve or deny these cases. That exact date gets determined later. It depends on whenever the Planning Commission acts. It's determined by the Chair of the Board of Supervisors. Generally it'll be 30 days following the Planning Commission action, just so you have an idea. And with this, notice is only provided to the abutting property owners. We provided more notice or extra notice for this purpose, for this meeting. But we do just notify the abutting property owners, so you just probably want to keep an eye out with the... maybe keep an eye on the County website. I know you have some good neighbors that get the word out, so that's another way to see. Then also, we advertise in the Free Lance-Star. You can see that online. So, also, another thing that I want to point out, access to staff reports. We have all of our staff reports with all the background information on the County website. Some of you may have found it, but we had informa... the link in the notice for this meeting and didn't realize that those links may be bad. Actually, like last week, the County updated their website and so now it's got a whole new pathway to get to those staff reports. So, you may not be able to get to it by the notification letter. So, but you basically can get to those staff reports by going to the main staffordcountyva.gov web page and there are certain links you can follow. Residents connect to agenda center and Planning Commission and then you just go to the May 12th Planning Commission and you can see the full staff report. Then there's also, tomorrow there'll be another staff report posted for the next meeting next week. There's not going to be a lot different because we're just now getting and learning of the new information. So much of the report will be the same. So just be aware of that. But you can go to the County web page and just do a search for agenda center and see that there and keep track with what is happening that way. And that ends my update.

Mr. Randall: Alright. Thank you staff, thank you Vulcan, for your presentations. So now we will open the time to the citizens' questions. Again, come to the microphone, 2 or 3 people in line so we don't waste any time. Both microphones can be used. Please, before your questions, state your name, your address, just like a normal public, just a normal Planning Commission meeting, we need those for the records. And then we will answer the question and then... you'll ask your question, somebody probably Vulcan initially will present an answer either from the desk or from the podium themselves, and then we'll follow along in that manner. So, if I have a first question, please come up to the microphone.

CITIZEN QUESTIONS

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Mr. Jones: Good evening. My name is Kenneth Jones.

Mr. Randall: You may want to get either a little closer to the microphone or bring it closer to you.

Mr. Jones: That work?

Mr. Randall: That works great, thank you.

Mr. Jones: Okay, sorry. Kenneth Jones, 100 Toluca Road. Just a few short questions that hopefully they can answer quickly. First one, you had a diagram that kind of showed the whole area that you own and what you call the east pit. All of the property that backs up to the adjacent property owners there, there was a green border which I believe you stated was the undisturbed trees, bushes, whatever, then you had the berm, then you get into the process. As you look at that going around to the west side, that green before you get to the berm is almost non-existent. Is that just because it's not planned in yet? Or is that the way you're planning it? Question one.

Mr. Randall: Can we pull that slide up please? Is there a way to pull that picture up?

Mr. Jones: It was the last one on your presentation I think, before the word Appendix. Yeah, that one. So, you got on the right side, you got that really wide green area which I think you said you couldn't do anything, and then if you look all the way to the left, there's like nothing there. That blue goes right up to the borderline.

Mr. Cobb: Mr. Jones, thank you for your question. Very good question. There's gonna be, we don't have it there, I was gonna see if I could pull up this other slide and I'm not gonna be very good at that. But there is plan for a buffer in that area. It's gonna be about 20 to 25 feet high. There's also gonna be a stream relocation that's already been approved that adds another, I'm not even sure how many feet behind that. And then there's the additional plantings and stuff that'll go on in that area also. So, where we're talking about from that section, if you're talking about looking on down toward the Ready Mix site, it's a pretty long distance, about another 500 feet or so.

Mr. Jones: Okay. So, from where my back of my property line is to where you would start your process, you're saying there's around 500 feet.

Mr. Cobb: No, that's going down to the Ready Mix site.

Mr. Jones: Okay. But what's gonna be, like I said, it looks like your berm, which I'm assuming is where you're putting your plantings and things, it's on that berm, it's like right against the property line, however wide it is.

Mr. Cobb: Yeah, there's about a hundred feet, maybe more, of undisturbed area going all the way up that side there.

Mr. Jones: Okay.

Mr. Cobb: And it'll also have that stream relocation. And we can get you, if you want to meet with us, we'd be glad to sit down with you and show you some more detailed maps of that.

Mr. Jones: Okay.

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Mr. Cobb: We'd love to do that.

Mr. Jones: Okay. Second question, if I heard it again correctly, what you're trying to do on the east plant or east pit is extend that use out to 2055, so you wouldn't move to the west side closer to the Toluca Road folks until that point going forward? Would you be doing any work around the perimeter prior to that? I noticed a lot of people around.

Mr. Beck: Walter Beck with Vulcan Materials Company. Yes we will. He mentioned the stream relocation. It's actually, you know, a diversion and the berm will be placed behind, you know, parallel to Toluca Road, as well as that stream diversion will be put in, because that has a...

Mr. Randall: Hey, hold on just a minute. Can you hear him in the back?

Audience: No.

Mr. Randall: Alright, so somehow we need to get that microphone turned up a little, because I thought it was my bad ear and I can't hear anything. And so I was like, alright. So either you need to speak up really loud or we need to fix the microphone and ramp it up so that we can whisper and everybody can hear.

Mr. Beck: Alright, can you hear me now?

Mr. Randall: It's a little better. We have to use our outside voice.

Mr. Beck: Okay. So should I start over?

Mr. Randall: Yes, please.

Mr. Beck: Okay. So the question is, is what's gonna happen you know over there along Toluca Road. Yes, there will be activity over there. The berm will be installed. There's the stream diversion that he mentioned earlier that will need to be completed by 2024, it's when the permit expires. So, yes, there will be activity.

Mr. Jones: So even though you're not gonna be doing any mining over there, you're gonna go ahead and... *inaudible, being talked over.*

Mr. Beck: Yeah, I mean, probably within a couple hundred feet and then the first couple hundred feet, pretty much what we'll be doing is establishing the buffer on that side. You know, years prior to moving our operations in that area.

Mr. Jones: Okay. And then the last question that I have, is the new Ready Mix plant – you might want to stay there in case this is you that answers it – where you're gonna put the Ready Mix; it's kind of hard to tell on the picture exactly where it is, but if you can kind of describe it for me based on where the little stream is that's gonna be relocated and where the current office is. Is it like towards 610 from there? Is it closer to me on the Toluca Road side? Exactly where is that going?

Mr. Cobb: Good question, I understand. And I'd love for you to come meet us where we can show you onsite. If you're familiar, sounds like you're pretty familiar with where the office and everything is, the roads split.

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Mr. Jones: I know exactly where it's all at. I'm an original; I've been here forever.

Mr. Cobb: I gotcha. So there's an open area that looks like there are some maybe some farming activity going on in that area and then it has a lot of trees, that's exactly where the plant is going to be.

Mr. Jones: You talking about on the hill just to the left of the road as you're driving down towards the stream?

Mr. Cobb: All the way down to the Virginia Asphalt Road.

Mr. Jones: Okay.

Mr. Cobb: And I'd love for you to come meet us onsite so we can show you. But it's one of the unique things about this opportunity is that the way it is so tucked up in there, similar to the asphalt plant, it does make it a good opportunity to get this site put in there where the rock is, not have to have rocks... trucks delivering products. But we'd love for you to come take a look with us.

Mr. Jones: One last question. When are you gonna move the asphalt plant?

Mr. Cobb: We're wanting to move it as soon as we can, and that's the best answer I can give.

Mr. Jones: So that's not down the road when you start mining, you want to go ahead and get it moved?

Mr. Cobb: Right. The current site is considered non-conforming with the zoning and everything that's down in that area. And then when DOT took a lot of our land, it made it very difficult to use. So we've been trying to find other locations and this is definitely the best location we've been able to find.

Mr. Randall: Excuse me, Glenn. Was the question about the asphalt plant or the concrete plant?

Mr. Cobb: Yeah, first the concrete and then when were they gonna move the asphalt plant.

Mr. Randall: Oh, okay. I heard asphalt, I didn't hear concrete. Okay, thank you.

Mr. Cobb: Yeah. And then the asphalt plant, we don't know. That would be one of the last things that was to get moved. If the mining activity does get that far over, that would be one of the last things to be moved back up to the top.

Mr. Leming: Hang on, just one minute. Is it on? You did have a perceptive question as to the time when the quarry operation would actually shift. And what Mr. Beck was discussing was the parameter and the moving of the stream which is driven by the permit. But, the excavation, as you correctly stated, would not move to that area until well after 2055 under this proposal, if that... under current circumstances, it would move over there anytime after 2035.

Mr. Jones: And the road that will move for the asphalt plant, after the stream has been diverted, that would be set up right away?

Mr. Cobb: No.

Mr. Jones: That would be down the road later.

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Mr. Cobb: Right.

Mr. Jones: Okay. Thank you.

Mr. Cobb: Thank you Mr. Jones.

Mr. Randall: Let's move over here.

Mr. Yosca: Ryan Yosca, 130 Debra Drive. My question is, I think the property you bought in 2019, was at 20-3A, if you can't do the buffers on 20-3, what happens to 20-3A then?

Mr. Leming: I'm sorry, what...

Mr. Yosca: So the property that Vulcan bought, I believe in 2019, is it 20-3A? My question is, if you can't expand or build the buffers and berms on 20-3, what would you do with that property that you own with 20-3A?

Mr. Leming: Okay. Well, the 3A is titled in the name of Vulcan... is titled to Vulcan now; 3 is still titled to Ms. Healy and myself. You know, we don't intend to... *inaudible*. The entire property, both those parcels, is immediately between two pits. So, probably the best answer right now is, I think, Vulcan would still have a significant interest in that property because they don't want something else happening there that's incompatible with their use, and right now those parcels are surrounded. So, if the parcel won't stay as it is, I'm too old to take care of it anyway. So, that will not be there like it is now.

Mr. Yosca: So then it'll eventually probably become Vulcan's anyways?

Mr. Leming: Well, one parcel has already been conveyed to Vulcan.

Mr. Yosca: Right. So my question is, if this doesn't go through, what do you do with 20-3A? Are you still gonna expand on it right now, meaning that there won't be any buffers on 20-3A?

Mr. Leming: Not clear, and you know, there hasn't been discussion about parcel 3, only 3A.

Mr. Yosca: Okay. Alright, thank you.

Mr. Smith: Hi. Nathan Smith, 24 Garfield Street. My question is this – it's already quite loud and dusty there where we're at. And so with your increased operations, what steps are being taken to enforce the statutory regulations in terms of the particulates and the noise ordinances? Will there be third party monitoring which is what I think probably should happen? Or will it be self-reporting on the part of Vulcan? Or how is that going to be regulated?

Mr. Cobb: Thank you for your question, appreciate that. If I'm hearing you, you're asking about sound issues, is it gonna be regulated or not...

Mr. Smith: Right, sound and the dust particulates in the air. It's already quite extensive now, so I can only imagine with the increased operational tempo that it'll get worse.

Mr. Cobb: First on the... there is no real anticipated operational increase. You know, we do have the Ready Mix proposal that would be over on that other parcel, so that's going to be kind of removed from

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the area that you're talking about. We do have dust control measures that are in place. We have water that we use frequently that you've probably seen. We have a sweeper truck which you've probably seen. We had some issues for about two weeks where we had trucks that weren't properly going through the wheel wash which we, thanks to the onsite staff, got with them and got that corrected. So, we're taking pretty extensive measures to make sure those things are under control. We are doing, as was requested, I mentioned earlier we're doing a sound study so that we can demonstrate what's going on at the facility and that we are well within any sound ordinances of the community, so.

Mr. Smith: Okay. But will there be a third party monitoring or are you self-reporting?

Mr. Cobb: No, we don't have any third party monitoring.

Mr. Smith: Okay, thank you.

Mr. Randall: Please go ahead.

Mr. Vonkelsch: Good evening. Hank Vonkelsch, 410 Oakridge Drive. One question for Vulcan, one for the Commission. Is there any intention to have another access road into the quarry off Oakridge or one of the other subdivisions in that area?

Mr. Cobb: Thank you for your question. I'm learning. No sir, there's no anticipated second road. On our plan, as you've seen, Dun Rovin Lane would basically turn into a dead-end into our property, and the County does want to have emergency access in there in case they needed to get rescue personnel or somebody into that portion back in there in the facility. But, there's no second site plan access.

Mr. Vonkelsch: Thank you. For the Planning Commission. My eyes are getting worse with age. Is there any place that I can look at a map and see what the different lots are, precisely where my house is, in compared... is there some place I can go to see that?

Mr. Zuraf: Yes. If you come to the County Government Center and come to the Planning and Zoning office, through the Community Development Service Center, and we can show you the plans and then show you the location of your site on the computers.

Mr. Vonkelsch: Perfect. Thank you very much. All of you, thank you for the information.

Mr. Randall: Thank you. Next.

Dr. Barner: Good evening. My name is Dr. Honney Laverne Barner. I live at 193 Toluca Road. Yes, Honney Laverne Barner, 193 Toluca Road here in Stafford. My interest is not so much what's going on in the inside per se as far as the actual construction process, but I'm interested in what comes out of there and the impact that it has. I just recently built a few years ago a 14,000 square-foot mansion. I don't say that to impress you, but to impress upon you that I've got millions of dollars invested in my property. So my concern is, first of all, wildlife displacement. Obviously, when you do your thing, the wildlife is gonna flee and we're gonna get more on our properties, which is already an impact. And I'm not sure if the County is prepared for that type of impact that's gonna happen. We've got bears, deer, squirrels, rabbits, the works. So that's one thing. And some of these are some things that I'd like for the County to take note of and hopefully that you'll be able to get back and answer these questions at the other hearing. Second of all, sound barriers. I know that you're using a buffer. I've got buffer around my property as well. But, guess what happens in the fall, winter, and early spring? There is none, right.

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And if you're doing operational things during that season, for all practical purpose, there is no barrier. And we hear a lot. So, my question or proposal would be that you build a manmade barrier around those areas to support the trees and vegetation that exists. Next, the impact of traffic. Would that be more traffic coming in out on 610 from the quarry entrance? Which means that if you change the directional timing on that one, is impact, the two traffic lights east and west on 610 which cause Toluca Road to take a lot longer to be able to get out on the highway.

Mr. Randall: Excuse me Doctor, great comment. Could you just phrase it in the form of a question please?

Dr. Barner: Okay.

Mr. Randall: Just ask how many trucks are coming out of the quarry and if there's gonna be an increase based on the application. I think that would answer your concerns with that. But, yeah, we want to get them in questions.

Dr. Barner: Okay, that was my question.

Mr. Randall: Thank you, just like that.

Mr. Cobb: Well, thank you for your question. Your first question about wildlife and concerns about what the impact would be. Again, what we're talking about doing isn't really gonna have any immediate impact on that; it's a slow progression. We actually have quite a bit of wildlife on our facility now. We're certified by the Wildlife Habitat Commission and, frankly, pretty proud of that. So I don't think there's gonna be a concern about wildlife migrating. They actually like being on our facility. There are lots of places that accommodate them. It's been a very interesting place to come observe. So, when you come take your tour with us, we'll try to point out some of those things for you. We'd love to host you and let you see what the quarry looks like. And again, these operations that we're talking about are going to be taking place through 2135, so it's a long progression of steps to ever get there. For your question about sound, we are gonna be building some berms all around that perimeter between our operations and Toluca Road. We'll have plantings, as well as the berms themselves. So I think you'll see that that's gonna be a very helpful thing. We'll be having engagements with all you folks that live on Toluca Road as we're moving forward with any of that. We've agreed... one of the conditions that we've agreed to is to make sure that we are notifying people before we start new activities. So, as we get started with activity over there, we'll be meeting with the community again to talk about those things. So, we'll appreciate your input in that, too. But those berms and things will certainly help. We're not really expanding the intensity of what we're doing at all in this application.

Dr. Barner: Alright. Just for FYI, as an engineer and understanding berms and trees, they are the least effective methods for barriers. [Applause] Will there be an employment impact, increase or decrease?

Mr. Cobb: There'll be a transfer of jobs from the Ready Mix site over on our current location to the current site.

Dr. Barner: Okay, thank you.

Mr. Cobb: Oh, I didn't... did you want me to answer traffic?

Dr. Barner: Yes.

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Mr. Cobb: I'm sorry, I forgot that part. It's a very minimal impact because the only thing that's changing is we're bringing over the Ready Mix trucks to work at that Ready Mix site. We did a Traffic Impact Analysis of that and it looked like there were gonna be roughly 20 trips a day maybe as a positive addition to that area that currently has 16,000+ trips a day. And in our application, we've got that information that you can see. If you go on the website, you can see the memo that would go with the traffic study on that.

Member of the audience: Could you repeat that again? Sixteen thousand a day?

Mr. Cobb: On Garrison Road, and that was from 2018, so that's probably low.

Dr. Barner: Very low.

Mr. Cobb: But that's the number that the traffic study used. So, if you'd like to see that traffic study, it's on the...

Member of the audience: Actually, your traffic study says 2019 VDOT and it says 16,000... *inaudible, not at microphone and being talked over...* just the number for Joshua, not for where you are.

Mr. Randall: Alright, everybody needs to be a part of the conversation. I don't have a problem with the conversation, but we need to make sure that we come to the podium, we ask a question, at that point in time we can extrapolate on the question. But this conversation is great but nobody heard it in the back, right.

Dr. Barner: Well, I'll tell you what, I will continue mine and then they can... *inaudible...* of that.

Mr. Randall: No, far be it from me to think I'm gonna kick you off the podium, off the microphone, okay. So, please answer your question... ask your question please.

Dr. Barner: Okay. My next question is, from your Noise Impact Analysis, what you can do, and from the signal traffic impact that it's gonna have, what impact do you guys project is gonna have on the property value that we have? People are very concerned when they live in the area that we live in, they want quiet, peace, and they plan on being there for a while. And I know that a lot of your work is not gonna be done until 2035 and 2055. I don't know about you all, but I plan on being here. So anyway, could you ask that question please about the property value.

Mr. Cobb: I'll try. I'm not a property expert so I don't know how to answer that. What I do know is what I've seen, and that's that property values have stayed very steady. We're a known entity in the community. And again, there's not really any big change of what we're looking to do, so we don't anticipate there are going to be any problems there.

Dr. Barner: Okay. My last question – my wife, Fran Barner, she wanted to know if you lived on Toluca Road, would you be voting for this? Honestly.

Mr. Cobb: I don't have any problems with the plans that we're proposing because I know how we operate things and I'm very proud of who our company is and the way we operate things. So, no, I would have no problem being a neighbor of this. And I actually live near similar circumstances myself.

Dr. Barner: Alright, thank you very much for your time.

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Mr. Cobb: Yes sir. Thank you for your questions.

Mr. Randall: Thank you. Over here please?

Mr. Clark: Michael Clark, 139...

Mr. Leming: Excuse me just one minute. Just one other point. You might check with the Commissioner of Revenue. I'm confident that they will confirm that the proximity to Vulcan Materials of any of those properties, including my own, has zero effect on your assessed value. And I can tell you that it doesn't have any effect on the value of my property, on my taxes. So, you know, it doesn't change anything.

Dr. Barner: That's not true. I'll let that ride, but that is not true. Right, he said assessed, right. So, I'm not interested in that piece. Okay.

Mr. Leming: Then you'd have to talk to an appraiser.

Dr. Barner: Correct. That's it, I'll let... *inaudible*.

Mr. Randall: Thank you doctor. Yes sir?

Mr. Clark: Michael Clark, 139 Debra Drive. I've been there since 1983 and I've never gotten the cracks to stop in my ceilings and floors and things like that. [*Applause*] I want to know, are there any serious seismological studies on the housing areas? I've been here since '83 and, like I say, I've got cracks that just keep running. I patch them and they just open back up. I've got a center post in the foyer that drops down out of the ceiling. I'd just like to know, are there any serious seismological studies in the housing areas? Not just the quarry. Not just the sound. I've been in my backyard and damn near had a heart attack when those things go off.

Mr. Tindall: Sir, I missed your name. I couldn't hear it at the beginning.

Mr. Clark: Michael Clark.

Mr. Tindall: Thank you Mr. Clark. I'm Travis Tindall. I manage the blasting program for Vulcan Materials Mid-East Division. I have about... sorry, can you all hear me in the back? Thank you. So, a couple of things I'll address on that and I do believe, Glenn, you have something in the appendix as far as a map goes? If I can get there. Yes. So, you're asking about seismic studies? We have a network of seismographs that monitor 24/7 around the quarry. And the intention of that, and they are third-party, by the way, so it's a company that specializes in vibration monitoring, the intention of that, and it's also a regulation requirement that we monitor vibration from our blast. Now, again, they do monitor 24/7, but they record any vibration or air overpressure from any blast that we perform at the quarry. And there's a few things that I'd like to address with your question. Number 1, as far as any cracks or things like that, I have them in my home as well. There are a lot of natural stresses and strains on every home in any part of the country. This is important. We are regulated below those natural stresses and strains. So those levels from any blasting vibration or air overpressure from the blast have to be below those natural stresses and strains. Not only that, they have to be below the damage threshold for the... actually it's for drywall it's the regulated limit and so, of course, anything structural obviously has much higher limits. But we're actually regulated below the limit for any potential damage to drywall. There's actually research from the US Bureau of Mines asserted in the 70's, carried through to the 80's, that's been verified since then, so it's backed in science on that. The amount of displacement or any vibration from

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the blast has to stay below levels that could cause any damage to drywall. Not just potential damage, there's actually a zero probability level for that. So, for example, these are some of the seismographic reports, but again, they monitor 24/7 so we do pick up some activity from Quantico. We'll pick up activity from thunderstorms. We'll actually pick up activity from animals as well, if they're close enough to a seismograph. So, again, monitoring 24/7 which of course includes the blasting events, this is the air overpressure with the permit limit being 133 decibels, which is a decibel pressure; not the same as acoustic decibels so it's not a weighted decibel scale. On the acoustic scale it's a different one. This is intended for pressure relative to any potential damage again. So, as you can see on here, a typical thunderstorm, or thunder, would be in about the 129 to 130 decibel range. We average around 119 to 120 decibels of the three seismographs that you saw on the map. Which is also well below the regulated limit which, again, is backed in science to have a zero probability of any structural damage. The vibration? Yes. This curve is essentially the stress limit for drywall. If the vibration levels stay below that, then there is not enough energy to stress drywall to the point of a crack or any kind of damage. And again, as I mentioned before, anything structural, especially such as a foundation, concrete, anything much stronger than drywall would be much higher than that line, but we are regulated to this lower line which is the stress limit for drywall. Again, I have it I my own home. It's common in homes for natural stresses and strains. Humidity changes, temperature changes, wind, there are a number of things, including you know things within our own home that cause stresses and strains, that's why there's no different building code or anything like that for being near a quarry because we're regulated below those other natural events that homes are built to by code. Hopefully that answers your question.

Mr. Clark: Are these readings available to the public? The seismic?

Mr. Tindall: These readings are part of our shop report record, which also includes all of the blast design details, and we are regulated to keep that on file. And that is also covered by the DMM, Department of Mineral Mines, so we do keep that on file. It's a technical document so we do not post it publicly. But we're regulated to keep that on file and, of course, it's reviewed and you know make sure that obviously we're within our regulated limits by experts who can understand the information.

Ms. Barnes: Is it possible that you can send those reports that you just put up there to the Planning Commission as well?

Mr. Tindall: Yes. Yes, this is a summary, so this is what you see now. I'm not sure if this is on the website Glenn?

Mr. Cobb: No, but we can make it available.

Mr. Tindall: Sure, we can make this available. But this is the summary which, again, shows a history of the peak vibration levels from the blast, along with the air overpressure relative to both a regulatory limit and again a few other things in the area, including thunder which is actually one of the higher air overpressure natural causes.

Mr. Randall: Right. Let me ask a quick question. I'm looking at this. Talk to me about where you locate these seismographs, please.

Mr. Tindall: That's a very good question.

Mr. Randall: Yes, it is.

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Mr. Tindall: So, by regulation, the seismograph has to be closer to the blast than any property not owned or controlled by Vulcan Materials. So, that's the way the regulation reads. And the reason that is, is because obviously the energy from the blast, the vibration, is gonna dissipate with distance. So it has to be closer than the property to the blast.

Mr. Randall: So where is it located related to ground level?

Mr. Tindall: So we actually have to measure all the ground vibration. So we mount it in the ground and there are regulated... there are specs from the International Society of Explosives Engineers on how to mount a geophone. The reason that we mount it in the ground is that it will actually capture all of the ground vibration energy that the geophone's capable of capturing there. Not all of that energy is transferred into structures. So if you monitor any structures, some of the energy will not be transferred into it, but actually be lower readings than what we're regulated to with ground leverage.

Mr. Randall: How far deep is it?

Mr. Tindall: It has to be three times the depth of the geophone, so it depends on the instrument that we're using. But that's the minimum depth... *inaudible, being talked over.*

Mr. Randall: So, the three that we look at right here, how deep are they?

Mr. Tindall: They're approximately... I know they're at least 6 inches deep, but again, we use a third party that specializes in vibration monitoring. So we don't mount them ourselves, we don't install them ourselves, that's done by a third party. So I don't know exactly how deep they go but I know what the minimum is.

Mr. Randall: Right, on Wednesday when you come back for the public presentation, could you have that information for us please?

Mr. Tindall: Yes.

Mr. Randall: Thank you. So, go back to the graphs if you would please?

Mr. Tindall: Oh, excuse me. Which ones?

Mr. Randall: Not that graph. Not that graph. That graph. Tell me, who sets that red line?

Mr. Tindall: So that is set by the state, the Department of Mineral Mines as a regulated limit. It's backed in research investigation 8507 from the U.S. Bureau of Mines...

Mr. Randall: Sure. So read to me the X and Y axis please, I can't read them from even here. What does it say on the X and Y axis please?

Mr. Tindall: The Y axis is peak particle vibration. The X axis is the frequency of that vibration wave. What's important, the reason that line is shaped the way it is, is the higher the frequency of the wave, the less time the energy has to be transferred into a structure. So, a structure can actually withstand a higher magnitude of vibration if the frequency of the wave is higher. If the frequency is lower, which is what you see when the red line drops off, you actually regulates a lower limit of magnitude of vibration.

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Mr. Randall: Okay, and what's the normal length or distance from the blast on those seismographs?

Mr. Tindall: Distance is a factor for each shot design.

Mr. Randall: So average?

Mr. Tindall: Average, a thousand to 1,500 feet.

Mr. Randall: Okay. Alright. Thank you sir. Yeah, we need some more information about this at our public hearing on Wednesday, if you would please. Alright, thank you. Did that answer your question sir? Did you have anything else you wanted to ask?

Mr. Clark: Somewhat. Your blasts – how are they controlled? Who sets the shots, how are they implanted or put in?

Mr. Tindall: Thank you for that question. Our shots are designed by engineers. We use surveying equipment to design the blasts, including some 3D modeling as well. And our intention with the blast is to create a pile of rock that can be safely dug. We're actually trying to minimize vibration in the air overpressure as part of our shot design. We want to use the energy to make a pile of rock. We want to minimize vibration. We want to minimize the air overpressure. So that is part of what we're doing in our blast design. To the limit that we can keep it safe, obviously that's priority one is keeping it safe and controlled. But we are actually designing it to break the rock and make a safe to dig pile, which also helps minimize the vibration and air overpressure from the blast. So we are trying, as part of our design, to do that. Our design goes through several hours of preparation and measuring, and all of that is documented and recorded as part of our shop report record as well. Both for the design side, and then it takes several days to drill. And then on the blast side it's resurveyed, it's rechecked, we have more information from the drill log. We factor all of that into our blast design and how we load it, again, with the intention of keeping a safe blast, just making a pile of rock on the ground. And also, minimizing vibration and air overpressure. And distance to the seismograph is one of the factors of the design that we consider. We actually predict the maximum vibration level from our blast design at this quarry. We will make sure so we know we're going to be below these limits, we don't blast and then hope that we're below these limits. We know we're going to be below our regulated limit as part of our blast design. Hopefully that's enough detail. I could go into more if you'd like.

Mr. Clark: Well, I'm more interested in how the shot is controlled when you're injecting, I presume, into these holes. And how is that formulary drip/drop/poured and who controls the switch on that? And how is it measured?

Mr. Tindall: So, that is part of our operating practices and our regulations is that we have a licensed blaster which has gone through training from the DMM and been certified as understanding the formulas that you're referencing to keep a blast under control. So, it has to be a licensed individual; it's not just anyone that can do that. And that is part of the design process as well. As we're alerting, we're using all of our surveyed information to figure out exactly how much to put where in the hole with the intention of keeping it under control. So there's formulas; it's an engineered design. The 3D modeling and the laser surveying is what helps us understand exactly what we have so that we can load it and keep it under control. So, we have enough measured information around it, along with the information from the drill that drilled the holes, so if there's any slight change in geology or anything like that we will actually address that with our blast design as well. The agents... the blasting agent is an oxidizer when it comes into our site. It's actually mixed on the bulk truck that we call it, as it's pumped into the hole. Then it's

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highly sensitized and that is when it becomes a blasting agent. And again, we have specific gravity measurements of that, we're doing quality checks of that as we're loading. That is controlled by a third party that delivers it. We don't store any explosives onsite. So they deliver what we need based on our design. We use it based on the surveyed information and the drill information, and then they take any unused explosives offsite, so we don't store anything onsite, and everything is essentially custom-loaded to the design with all the information that we gather.

Mr. Clark: But how many mistakes have there been? How many overloads, unders... the unders I'm not too worried about. It's the overs that bother me.

Mr. Tindall: Yeah, you're talking about you know, humans; humans are doing this, absolutely. To take care of that, we apply a large factor of safety. You know, I believe another gentleman is an engineer, it's a term, but basically we provide buffers in our design. So that is a very important part of the safe part of our blast design. So we do not push the limit so to speak. So there are safe operating ranges for what we can do with a blast design. We apply buffers on top of that. And in reference to the vibration in the overpressure, we have internal limits for those predictions that we make sure we stay under as well. So again, there's buffers; there's a safety factor there to address for anything that might be missed or you know, unknown essentially. We apply enough of the safety factor to cover that.

Mr. Clark: Just wondering about your safety checks as far as when they go and do the blast. How many people double-check...

Mr. Randall: Can you speak to the microphone please?

Mr. Clark: ... how many people double-check or you know the measurements of your explosions and things like that? Because of these, I mean, you stand in the backyard and you shake, that's a little bit overkill as far as I'm concerned.

Mr. Tindall: So, there's a few things there. The technology that we use, that's actually why I choose to work for the company that I do. They use the latest available technology, which does have safety checks as part of the process as well. So, the truck that we're using has measurement checks for the quantity that's going in. The detonation system that we're using is actually digital. And we have multiple checks that we do to ensure that the shot is going to detonate into the sequential timing that we planned, which is also very accurate but it also provides us multiple checkpoints through there to make sure that part of the design is going to be applied as we intended. I understand that it feels differently at times and that has to do with the distance to some degree, or the orientation. There's a few parts to design that go into that and we address that to make sure that we stay below those regulated limits. But, as you can see on the graphs, you know, each dot represents the maximum vibration from a blast and you can see that those are disbursed, so obviously there's a few different levels of vibration that you felt. So there's kind of a range there. But again, all below that limit.

Mr. Randall: Okay. Thank you sir. Alright, next.

Mr. Cobb: Can I add two quick things?

Mr. Randall: Sure, be quick.

Mr. Cobb: If you'd like to see this information, we do have a website about all this at staffordquarry.com, it's on the bottom of our slides – vulcanstaffordquarry.com where we have this information. And this

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does capture all 91 shots that we've had since I think it was '17, so it's really over 4+ years that we've had 91 shots. And you can have all the data for all of them are right there. And if you'd like to talk with us some more about it, we'd be more than happy to meet with you.

Mr. Tindall: Sir, and if you would like, I could go through more design details at the site. I'd be happy to meet with you and do that.

Mr. Randall: Thank you.

Mr. Smith: Hi. Nathan Smith, 24 Garfield Street again. And I just would like to say that I am actually a member of the International Society of Explosive Engineers. I did precision blasting and consulting for 7 years and I just would like to say, in terms of what the gentleman was saying with regard to regulation, detonation pressures, the techniques involved, based on my personal, you know, experience and knowledge I would say that the houses in the neighborhood really don't have much, you know, to fear of damage from the blasting activity. So, that's just my experience, thank you.

Mr. Randall: Thank you. Next.

Mr. Rosario: Hello, good evening. My name is Joaquin Jesus Rosario, I'm at 27 Garfield Street. I have two questions. One of them is for the Vulcan Quarry. And that is, right now we... my property, 27 Garfield Street, shares that current buffer. So, right now when we measured it and I provided the measurements, it was actually 80 feet from our property to the fence. And then after that I think it was about 200-something to the top of the berm. When you overlook it, you'll see it's very, really no vegetation. You know, we have some right now with some foliage and in the winter you see a little bit of pine trees here and there. That's just me setting it up. The question is, what is the plan for that buffer area moving forward? Because it's clearly not adequate for your current operations; not necessarily the blasts, because as you said, you did 94 shots in 4 years. But you do perform other activities such as your concrete recycling and asphalt. I know you have things are moving back there, but what is that plan for that buffer? So, that's the first question. And then after I hear that, I have one for the Committee... for the Commission.

Mr. Cobb: It's good to see you, thank you. Appreciate your question. And as we discussed before, we are aware that you have some concerns about the amount of plantings and we have talked about how we can enhance plantings along that area. Normally, we say it's an undisturbed buffer so we aren't supposed to touch it. But we were actually told about this the other day, that if we do want to try to do some additional plantings in that area to break off that visual acuity, we will have to talk to you guys about doing that. So, we will be pursuing that with you going forward.

Mr. Rosario: The part, and sorry that I have to make a comment, it's not a question, is that we have trees in there. So, you chop them down and then you try to replant them. In the last 6 or 7 years we've seen probably 3 or 4 feet of growth and that leads me to the next question for the Commission. And that is, is there been a consideration or discussion of probably establishing some kind of public/private partnership where perhaps we can solve some of these problems or perhaps we can get a third party group that may not necessarily, you know, require a lot of funding? But let's say, for example, a well-established University; they may have a vested interest in learning more about the situations. Our community, Eastern View, has a very unique situation. I'll just use my fingers to point – you see here, this is a colosseum. All of our houses go up. Is there anything that you do in there, even there might not necessarily a blast, it just amplifies. I jog every 10 in the morning. I think many people know me as the German Short-haired Pointer; has anyone seen me? Yeah, I'm the guy who runs. So, once I go

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halfway through a neighborhood, I can hear every machine going on, going [*made sound effects*]. I'm on the phone, it's like, oh my God, I'm supposed to be quiet. I can hear more from there than 610. And so this I think is a wonderful opportunity to find a solution. So, I would like to throw a couple things out there and maybe just to feed ideas. I think there's opportunities perhaps to see what is the, what is your baselines of what happens in the Vulcan Quarry when it's operating versus when it's not operating. And that affects four different things. We have seismic, which I know you say doesn't affect it, but I think we may have, and I'll just do a quick raise of hands – do we have any volunteers here to have some sensors in their houses? Okay, so I think I saw that's up for grabs. We also have the opportunity perhaps to go ahead and look at just general pollution. We know we can do baselines; I'm in IT so I know how to do baselines, it's a pretty well known practice. Because we have to think one step further, and that is right now you're working on east pit, but as you start activating the west pit or actually start going things in, all the discussion that we kept hearing once you're doing the bump down and then bump out, so which means that everything is just going to get closer and closer and closer to our property. The other one is, of course, we have light pollution. That's something you want to take into account. I think I mentioned the last one is sound... seismic, pollution, and light. And I think that's something that we'd like to see that's in the table, either that discussions are starting to happen because I think it's a wonderful opportunity to work on the buffer. Because that really is our shield.

Mr. Randall: Thank you. I'll make one comment to that. We talked to the applicant a couple of days ago and they were clear that undisturbed means undisturbed. You have an undisturbed forest in your backyard, it's undisturbed. So, if we left it undisturbed, it would be what it is forever. Okay. It dies, it dies. When it comes down, it goes down, right. Well, we talked to the applicant about that. That's a problem, right. It's not their fault, it just happens.

Mr. Rosario: Wait, wait, wait... can I make a statement there?

Mr. Randall: Nope, nope, you had yours. This is a question time and I didn't hear a question much in that last 5 minutes. So, you have one now, I understand. My turn. So, they are agreeable to us to work on our Stafford County Transitional Buffer Standards to help enhance those undisturbed buffers. So there is an ability to work as a partner with Vulcan and the County to work, using our Transitional Buffer Standards that we already have, to help enhance those undisturbed buffers. Because undisturbed would mean just that. And they've made an effort to go through, to put it in writing, to go help that process, okay? What those standards will still need to be discussed and still need to be worked out with Vulcan, right, but that's not necess... it's something that we addressed, that's something that we talked about, and that's something that we're still working on the language to finalize. Alright?

Mr. Rosario: So I have two questions. One is, who approved the original chopping down the trees, and second, what remedy do the people have to deal with the first problem? Two questions.

Mr. Randall: Thank you. Vulcan?

Mr. Leming: You want us to respond to that?

Mr. Randall: Yes please.

Mr. Leming: When the Pollard Tract was rezoned, there were certain undisturbed buffers that were established in the conditions. However, there was a provision that permitted those undisturbed buffers to be replaced with a berm. And in 2005/2006, there was a proposal that was presented both to the DMME at the State and to the County to replace a substantial portion of that undisturbed buffer with a

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berm. And it was authorized. Now, nothing happened for about 10 years. But that's why what happened, happened. And somebody from, we believe, Eastern View filed a complaint with the Zoning Administrator a few months ago and that was all addressed and resolved for I think the third time now. But that's why that happened, because the berm was authorized and then it was installed beginning, Aron, what, about 5 years ago? Yeah, about 2012 they started working on that berm and removal of the undisturbed buffer.

Mr. Rosario: So a follow-up to that question. Why was it required to take so much of it if you just needed to build a berm?

Mr. Leming: Well, who's the berm expert? They can talk to you about the dimensions that a berm has to be. It has to be built at a certain ratio. It takes up a certain distance. So, that was the basis for it. It's a 2:1 ratio. Anybody want to elaborate on that? But it has to be a certain width to get to a certain height, and it has to get to a certain height to be effective. But that's why there was that change there. Incidentally, I have a 300-foot undisturbed area next to my property as well, and the berm's coming that way, too.

Mr. Rosario: But if you a berm then you can no longer make the case you have undisturbed vegetation you said it to die. So, the question is, again, what is the plan to... I'm gonna leave it at that because you said there was already a plan. But I just wanna put that out.

Mr. Randall: Okay, thank you. Yes ma'am.

Ms. LoFiego: Hi, my name is Jessica LoFiego and I live at 59 Kelly Way. We're the closest residence to the proposed concrete plant, which was 650 feet; now thank you so much for the additional 50 feet; that's gonna make a huge world of difference. Sense the sarcasm there. I appreciate the added berm and the trees remaining there, but there is still the 5 AM, the 120 overnights. The asphalt plant also has 120 overnights, is that correct? So, you're proposing 240 nights, overnight activity behind all these residential areas with high-beam lights, is that correct? Nothing? You said 120 nights. The asphalt plant is 120 nights, right? That's 240 nights, correct?

Mr. Cobb: If I understand what you're talking about, in the development conditions, those do not run simultaneously. They're a separate company and, if they have the need to operate in those evening hours, then their provisions allow them to do that for up to 120 nights. That wouldn't have an impact on what we're asking for with the Ready Mix facility.

Ms. LoFiego: Yeah, it's 120 nights for the Ready Mix.

Mr. Cobb: But they wouldn't interact with each other. It would be if we had the need for whatever reason to ask for those additional operating hours, then there's a mechanism for us to do that. That's all that's asking for. But they're not gonna... I think I hear you adding those up saying 120 then another 120, that's 240. It wouldn't have any... they wouldn't relate to each other.

Ms. LoFiego: Because right now we hear the cars coming through, the trucks, the honking. When the gates close, we hear the chains going and people chatting out back behind our property, and we don't even have the action going right now behind our property. That's down the road. But the asphalt plant in the CPU is 120 nights, the concrete plant is 120 nights. So they could in essence work 240 nights, overnights, with the high-beam lights. Is that correct? I'm sorry, was that a yes?

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Mr. Cobb: Well, I think I've already answered that question.

Ms. LoFiego: It is a yes. So, you are not protecting any of the residents with a visual impact, the light impact. You want to start at 5 AM, 5 days a week, with this all going on in a residential area. Right now, the concrete plant's closest resident, according to Google Earth, is about 850 feet – from the concrete plant. And you're planning on moving this closer. Why can this not be put at the very back of your property, closer to where Quantico is? Why does it have to be 750 feet... 700 feet away from residents?

Mr. Cobb: So, your question is, why is it being proposed to be where it is versus somewhere else on our site?

Ms. LoFiego: Away from residents.

Mr. Cobb: Right, okay. As we looked at this site, this was very far away from residents. It also gave us the opportunity, as I mentioned earlier, to locate it in an area that's fairly flat and clear now. We have looked at if we push it further up closer to the asphalt plant, that would mean clearing out a lot of trees that are currently there, and we'd prefer to not clear out those trees at this point.

Ms. LoFiego: There's so many things... *inaudible*... that you guys have cleared out trees numerous times. You have opened land throughout the other property area where this could be, where it would be less disturbance for residents. I'm losing my train of thought with this, because you guys can... do have other options. I want to know, what is Stafford County getting from doing this expansion? Besides of winning a lawsuit from Leming. If you approve it, what is Stafford County getting out of it?

Mr. Leming: That's their question.

Ms. LoFiego: Anybody. What's the benefit to Stafford County... of winning a lawsuit from Leming? Think about that when you're putting all of us at a disadvantage, the residents who have lived here. I've lived here all my life. And you're doing this to avoid a lawsuit. [*Applause*]

Mr. Randall: Go ahead.

Mr. Jones: My name is William Jones, I live at 16 Garfield in the Eastern View development. I've watched your presentation. I've listened to my fellow citizen who's the engineer. I've listened to the other gentleman who's the blasting expert. I listened to the gentleman who was the IT expert. I'm none of those. I'm a CPA, so everything to me is dollars and cents. So I'm gonna dumb it down to something that which affects all of us. Everything is about dollars and cents. Revenues and expenses. Capital gains, capital losses, tax deductions, tax revenues. Our homes is one of the biggest investments that we as our citizens here... *inaudible*... that takes a part of. So, when you start messing with our home, we take this very personal. This is not just my home; this is going to be the home of my children when I'm gone. This is going to be the home of my grandchildren in 2055 that you're speaking of. So again, this is very personal to me. I know personally that individuals on Garfield, which is the street I live on, who have cracks in their foundations due to the blasting at Vulcan. [*Applause*] I know firsthand, my home when I moved in, there was zero cracks in my foundation. I have two cracks in my foundation. My neighbor's quote on that is \$25,000. The quote I've gotten on my foundation is \$15,000. So these kind of losses to you are business deductions. But these kind of losses to me is me pulling from my retirement, it's me pulling from my kids' education. So it's a lot more personal to me than just about taxes and dollars. So, my question to you is, as a business and as a resident of Stafford, you agree with me that

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you and I, we have a social contract. That our contract is we understand that you're in the business of making money. And you understand that we're in the business of living in our home and living in a peaceful environment. We don't want... we're not necessarily coming a standpoint of we don't want you to make money. But when you look at what you're asking for is, you're asking for an extension of your Hampton Plant, you're asking to expand the area that you're aggregating your production in, you're asking to relocate a cement plant. So, it sounds like on this social contract, you're coming out really good. But on the other side, my side of the social contract, I'm listening to a lot of booms, more cracks in my foundation, more blasting, reduction in my home values, more trucks, more noise, more pollution, more of everything. So my question to you... I hate to take a long way to get to it... but my question to you is, our social contract seems to be one-sided. So my question to you is, what am I getting out of this proposition? It sounds like you're getting everything and I'm getting nothing. What am I, as a citizen of Stafford County and as a resident of Eastern View, what am I getting from you with this deal? That's my first question.

Mr. Cobb: That's a very hard question to answer.

Mr. Randall: Hold on. This is a Special Meeting of the Planning Commission. We would not do this in the Board Chambers. We will not do it now. Please keep your comments to yourself. This is an official government meeting of Stafford County. I understand this is an emotional meeting. I understand these are emotions to you. I understand it's important to you. But this is not something that we can do here, right. We want to get everybody's questions answered. We want to get everybody up here. We want to do this professionally and responsibly. So, please, hold those to yourselves. Thank you.

Mr. Cobb: It's a difficult thing to have to give you an answer that you don't want to hear, but I'm gonna be honest with you. Blasting is an incredibly regulated activity. It has been studied for decades. We've shown you unequivocally what the results are of blasting. Houses do suffer from all kinds of atmospheric changes. They suffer from drought. They suffer from ground shrinking and swelling with your water table. They suffer from slamming your doors, walking up and down stairs. There are a myriad of things that can cause cosmetic damage. One thing that doesn't cause cosmetic damage to your home is our activity on our site. And I know you don't want to hear that and I don't know... I'm not gonna candy-coat it; I'm just gonna tell you what we know. You don't have to ask us, you can ask our third party that monitors all our blasting. We'll be glad to walk through it with you. It's an uncomfortable thing to have to look you in the eye and explain that that way, but that's the truth. So...

Mr. Jones: But there's a...

Mr. Cobb: If I can finish my answer.

Mr. Jones: Sure, sure, finish.

Mr. Cobb: You asked what you were gonna get out of it. The materials that we provide are very important to this community. You have roads, you have sidewalks, you have your home. You cannot do any of that without rock, right. Having that rock locally sourced is a huge price advantage for you. You may not feel it directly...

Mr. Jones: I pay for those with my taxes. I'm not paying for this.

Mr. Cobb: Well, there's public and there's private. About 50% of our work is public work, about 50% is private. But you do pay taxes so you are still paying for it. So, having our services here we think is

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very important to the community. We hope you feel that way, too. This is the first time you and I have ever looked at each other. I would love for us to have more dialogue about what's going on. We have quarries all over the country. We always get asked about home values, property values, and there is not a correlation between what we are doing and any potential of it hurting your property values. You can get an appraiser to get your own opinion on that. We can't give you that. But we're just telling you that our experience, all over the country, would bear that out.

Mr. Jones: So, it's just simply a coincidence that all my homes on Garfield, which I live, we constantly feel the vibration from your blasting and quite a few homes on Garfield have cracks in their foundations, and you're telling us oh, it's just a coincidence, it has nothing to do with blasting. That somehow or another, all of us are slamming our doors or moving our closets around and causing foundation cracks in our homes. I'm sorry, it just doesn't add up. I mean, you even said yourself that your studies and your blasting studies, you do so through third party; you can't really speak to that yourself. You can't say that. Because I have firsthand evidence of the cracks. This is not something I'm using a third party study on; you can walk through my neighborhood and see that. And every one of those houses on Garfield, Kelly, to Owens, we feel the blasting of your facility. And you're telling us that hey, just coincidental, quite a few of your homes happen to have foundation cracks but it has nothing to do with the blasting. To the common person here, that's nonsense. That's not, that's not applying here. My other question to you is, given the fact of the potential devalue of our homes with your expansion, given the fact of the foundation cracks and other issues that we've talked about, is your company planning to put together some sort of escrow or some sort of funding that could help blunt some of the financial impacts of the residents that's near your facility?

Mr. Cobb: Another uncomfortable answer, but I don't agree with the premise that you being in proximity to our operations would cause a financial hardship that we would need to compensate... *inaudible, being talked over.*

Mr. Jones: So that would be a no.

Mr. Cobb: That would be a no.

Mr. Jones: My other question... my last question to you is...

Mr. Cobb: Can I let Travis address something real quick?

Mr. Jones: Sure, sure.

Mr. Cobb: He's much better at the blasting portion than I am.

Mr. Tindall: Sir, I personally don't know you but I personally feel for you on the quotes for the cracks in your foundation. I recently had to go through that process myself with my home. When you got the quotes from a company that repairs foundations, you will probably note that they do work all over the country, not only at homes near quarries, not only in homes near blasting. That is because of all of those things that cause cracks to foundations in homes; yours, mine, there are a number of things that cause that. And that's why the companies that you got the quotes from to repair those do business all over the country, including in areas far away from blasting or quarries.

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Mr. Jones: And my last question to you is, why, why there? You have the Manassas... you have the airport right here. You have quite a few industrial areas you could do this. Why do you choose to do this so close to a residential area?

Mr. Cobb: Are you referring to the Ready Mix or the quarry?

Mr. Jones: The relocation of the, the relocation of the plant that you're gonna move.

Mr. Cobb: The Ready Mix?

Mr. Jones: I don't know what you call it, but I call it a relocation of that thing that's sitting out there on Courthouse. You call it Ready Mix, whatever you want to call that. Why couldn't you put that some other place? Why do you need to bring that to a residential neighborhood?

Mr. Cobb: Well, we have looked for a good location for upwards of 3 years now to try to find somewhere that's appropriately zoned and a good location. It's very common to put not only asphalt but also concrete in the same footprint as you have your quarry, because that's where the material that they use for either concrete or for asphalt comes from. Asphalt tends to be around 80% aggregates; concrete tends to be about 90%. So having it right there where the rock is, is a cost saving measure and it's a very effective way because of all the berms and protections. So, when we're doing our job the way we're supposed to be doing our job, you are insulated from what we're doing within our confines. And that's what we're trying to do with this location. So, if you have concerns about it, sightlines, noise, whatever, you need to let us know. As I've mentioned a couple times, we're having a sound study done so we'll be able to address a lot of sound issues that people have brought up, so. I was just reaching for my card; I might be giving you my card before I finish. Because, like I said, I can't give you answers that you want but I'm gonna try to give you honest answers because that's just how I am and that's how our company tends to be. And I do appreciate you taking time to be here and share all that.

Mr. Jones: Thank you, gentlemen, for your time.

Mr. Randall: Thank you. Next? Young lady? I think it's your turn. You want to roll that microphone down so she can talk into it please? Thank you.

Miss LoFiego: My name is Amelia LoFiego and I live at 59 Kelly Way. I am 10 years old and I love playing in my backyard and in the cul-de-sac with my friends. Our house will be 70 feet away from... 700 feet away from where Vulcan wants to make concrete. Have you read the safety data sheets from Vulcan's Ready Mix concrete plant? There's a list of scary health hazards listed. Is there going to be cancer causing dust in the air by my house? Will you be comfortable living on my block if there was a concrete plant 700 feet away?

Mr. Randall: Thank you very much for being here and for having the courage to ask your question in this forum. Did you get that?

Mr. Foley: I did, I think.

Mr. Randall: Okay, thank you.

Mr. Foley: Hi, my name's Tom Foley; I'm with Vulcan Materials. Thanks for coming up and asking your question. Alright, is that better? Thanks for coming up and asking your question. I know that's

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not always easy. Yeah, the material safety data sheets list a lot of things. Those usually deal with our employee exposures and making sure that our employees are safe. And we test our employees regularly to make sure that they are safe and they're not exposed. And we do not see exposure to our employees and we don't see environmental exposure to our neighbors. So, I think you're gonna be safe.

Miss LoFiego: But would you want to live that close to a concrete plant?

Mr. Foley: I did live that close to a concrete plant for a while, so yes. We will use... we have a lot of controls on our plants. It's a state of the art plant. We use water to keep the dust down. We have dust collectors to prevent dust from becoming airborne. It'll be a pretty clean plant. And you're welcome to come take a tour of it when we... if we're allowed to open it up.

Ms. LoFiego: We tried to yesterday; we need to schedule an appointment.

Mr. Foley: We'd love to schedule. I'll give you my card and we can take you on a tour.

Mr. Randall: Yeah, let me add a follow-on question to that. How much offsite testing do you do for environmental studies?

Mr. Foley: We haven't done... we don't do any offsite testing; we do onsite testing.

Mr. Randall: Okay. Would it be possible to do an onsite... an offsite testing and do a once or twice a year offsite testing in various locations?

Mr. Foley: It's possible, yep.

Mr. Randall: Is that something we can talk about on Wednesday?

Mr. Foley: Sure.

Mr. Randall: Alright, I'd like to talk about that on Wednesday, because I think it's important that we not only do... that you not only do your employees, but that we also consider the fact that there may be some hazard that could be potentially offsite.

Mr. Foley: Yep.

Mr. Randall: And so I think it's necessary that we talk about that and we can negotiate... *inaudible*. We can discuss that.

Mr. Foley: Discuss, yep.

Mr. Randall: Absolutely. Air monitoring.

Mr. Foley: Yep.

Mr. Randall: Okay, thank you. Next.

Dr. Barner: I'm Dr. Barner again, and the lady, she allowed me to come up just to get a couple more questions in because I have to leave. And they're mostly for the gentleman up there in the blue shirt.

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Mr. Tindall: Yes sir.

Dr. Barner: Would you agree that most cracks could occur in drywall inside of homes is a result of mostly because of the expansion and contraction of houses, and all houses have to go through that?

Mr. Tindall: Some cracks, yes sir.

Dr. Barner: Right. And it's like the body, the body has to expand and contract, you know, between winter and summer. Would you also agree that there are types of vibration that are natural vibrations and unnatural vibrations that exist?

Mr. Tindall: Yes sir.

Dr. Barner: Would you agree that unnatural vibrations can exaggerate other natural vibrations that take place on the earth's surface, below the earth's surface?

Mr. Tindall: That depends on the magnitude sir.

Dr. Barner: Yes, I know it does.

Mr. Tindall: And then it's... *inaudible*... the limit, actually the elastic limit – I'm sure you're familiar with that – with what you know that material can actually stand. So, again, there's a limit, an elastic limit, that it can take and that is what regulated to keep that energy below that.

Dr. Barner: Yes. Will you agree that the soil conditions and the rock conditions here in Stafford County is mostly rock and then below that it's sand and below that continue rocks again? There are different layers of rocks and soil material right here in the Stafford area, which is unusually different from a lot of other places.

Mr. Tindall: I don't know about unusually different; I'm not sure exactly what you're asking with that as far as the rock strata. But as far as, you know, generally, dirt to overburden, weathered rock to a harder rock, that is the general geologic formation. But I'm not sure exactly what you're asking as far as the uniqueness of it.

Dr. Barner: Well, the reason why I asked that question, would you agree or did you know that vibration, unnatural vibrations, causes vegetation to die in a shorter period of time which reduces the amount of barriers that exist in a wooded area that is close to an environment such as yours?

Mr. Tindall: There's nothing, again, as far as unnatural vibration. Again, there's... I'm sure there's a vibration limit the vegetation could withstand, but again, the regulated limits that we are at are very, very low so that we don't cause that effect. In fact, we have vegetation growing well within the pit, which is much closer to the higher level of vibration. Again, that dissipates with distance, so I'm not really sure what you're asking there. But we do have, and you're welcome to take a tour... *inaudible*... of the pit, but there's actually vegetation within the pit very, very close to the blasting.

Dr. Barner: The vegetation I'm talking about, usually I see 8 to 12-foot in... I'm not talking about low-growing vegetation. But I'm talking about things that would constitute as a tree. Usually, it's got to be 4½ inches in diameter and about 8 to 12 inches in height before it will be classified that, based on what the County requirements for the things that you can do that count towards being a forest. The reason

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why I ask that question is, is because the life expectancy of the plants and trees around this area right here within a 32 mile radius can be impacted as such which allow noise to travel further and faster because the root system in the ground also reduces vibration. The reason why a Garfield home has the cracks in their basement is because the low root growth that is not in that particular area. Sound travels and impacts the homes over a period of time and creates some surface failures. That's what causes cracks. [Applause]

Mr. Tindall: So I can address a couple of things with the vegetation. For one, again, the type of vegetation you're talking about is the same that I was referencing that is much closer to the blasting and, you know, essentially it's there; it's been healthy as well. The type of settling that you're talking about would occur at much higher vibration levels. Again, what we are regulated to is extremely minor, not enough to permanently if we go past the elastic limit of any of that material that you're referencing. So, again, there are vibration levels that could. We are not allowed to create any vibration levels at that and, in fact, we also protect our own structures on our property. We also, you know, have the vegetation that you're referring to with healthy root systems much closer to the blasts than the area that I believe you're referencing.

Dr. Barner: Depends on the vegetation, but I do agree you there. My last question is, and a comment, involves the citizens should be concerned with that these same vibrations, if you noticed in the last 25 years there are more cracks and subsurface failures, potholes on 610 and on most of the... *inaudible*... roads than Stafford ever had before. And that comes from vibration, unnatural vibration, that causes potholes. So, you'll see a lot more repair work taking place if you increase the frequency of the vibration of the work that you do.

Mr. Tindall: I'd like to address that in a couple of ways. For one, this proposal is not about increasing the frequency. It's actually still continuing to meet market demand, so it's not about increasing frequency. On the other hand, what you're referencing – and again, I believe we could have a good dialogue as well if you would like to catch up later – but you're talking about time, which is one of those factors. You're talking about weather... or excuse me, you're really not talking about weather which is also one of those factors. And so when you talk about the things that are causing what you're referencing, that is some of those effects that cause much greater stresses than what we are allowed to create from our blasting. And again, we are trying to minimize this. We are trying to utilize the energy to make a safe to dig pile of rock. We are... it is in our best interest to minimize this type of energy. But, what energy is there we are regulated to keep it at safe levels, which are very low levels, below those other effects that you referenced that do cause cracks and do cause the potholes and the sinking and the settling. Namely, time and weather conditions are the two greatest mitigating factors on that. I would hope that you would agree with me on that with your understanding of, you know, what does contribute to that.

Dr. Barnes: Yes I do. I do agree with that. However, it's aggravated by the shifting of the earth... below earth surface causing bigger cracks which allow surface conditions to impact the lower earth conditions. That is what's not being considered. So with the climate that we have here is seasonal and it's almost timely, it impacts the lower surface a lot more and faster which will cause our vegetation to die, trees will not last as long, that's why the garden place up here sells trees, sells so many, because they die. And the other reason is because it causes water pockets up under the ground's surface which causes subsurface failure and we have no control over what's taking place under the ground. Always saying this guys. We know you've got a business. We know you want to do it. But, like the gentleman said, we've got grandchildren and great-grandchildren and we're gonna live here and most of you may not be here and you're grandchildren probably won't live here. But this is our home and we're trying to make sure that the County recognizes that it's impacting these homes in a way that you can't see. You

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can't see it. And unless you got guys like me, and what the gentleman said over there is true, okay, about the blasting impacts, but what a lot of people don't do which I've been... I'm an engineer officer in the United States Army for 20 years, been all over the world testing soil and doing all of this stuff, seeing what the impacts is – for Homeland Security – and so therefore we find out exactly what goes below the ground. And the same thing that's happening has impacted these homes. And that's fact. That's not making up, that's just facts. And so if you take a look at the facts and update your standards, you're going to find out that the standard needs to be increased now because the standards that were set in the early 50's and 60's that a lot of the rules and regulations they have up in Richmond is outdated.

Mr. Tindall: You kind of threw a few things out there. So if I can hit on a few real quick, for the sake of time. The standards, the testing that is done on this, the research, and I believe another gentleman is a member of IOCE as well, that testing is continued. And if anything, if you've read some of the published works as well, these are actually considered conservative. If anything, they could safely actually be raised. But, obviously, if you do a research and it says hey, this is the safe level, and we can operate below that safe level, why would you raise it, so we don't do that. But, I could show you one more anecdotal piece that might reference your experience. When we blast, within 20 feet of the blast, we are drilling holes that will actually hold water. There's not cracks there. It's still solid. That is why we have to blast where we do and, as part of our blasting design, when we blast that rock the intention is not to cause damage. So it's a much different type of explosive design than one that is intended to cause damage. Ours is intended to break and cut a block of rock and create a pile that's safe to dig. And because we're effective at that, we do not even damage rock for much of a distance at all, you know, right behind the blast. And again, that could be part of a tour; we could show you a little bit of the reference on that. You could see some of the geologic strata that you're referencing, absolutely there is quite a bit of that. And that is also part of the predictive formulas for vibration. It takes into account the way the geology reacts to the blast. So, we have a good track record and history of that as well. So, again, each design is unique and each design is trying to account for as many things as we can measure. But hopefully some of that information addresses what you were just going through. I'm sorry, it's a little bit there.

Mr. Randall: Thank you.

Dr. Barner: Thank you very much. I pray for good will sir. You probably want to consider giving them some money and fixing their basements.

Mr. Randall: So, let me ask another question to follow-on that. Do we have a depth chart to show the depth of every one of the 91 blasts that we've done in the last 4 years?

Mr. Tindall: It's recorded as part of our blast design so we can get that information to you, yes.

Mr. Randall: Okay. And then do you have, do you have a, as part of that depth, as part of that blast information, so you have depth from the surface, and then you also have distance from the nearest house or the boundary?

Mr. Tindall: Yes.

Mr. Randall: Okay, I'd like to see those on Wednesday as well.

Mr. Tindall: Okay.

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Mr. Randall: Thank you. Okay, go ahead sir.

Mr. Hazelgreen: My name is Rick Hazelgreen of 4 Saint Roberts Drive. My concern is this – we’re seeing an increase of traffic here with the trucks. You have two trucks out on Garrisonville Road, that’s it, you cannot move beyond them. And they run up there up on 610 all the way down to the 95 exit. That has to be corrected. They should be keeping right I believe... *inaudible*. The other issue is that they’re not covering the loads. I’ve seen a number of loads come out of the quarry that have no tarps on them and the stones coming off the back-end of the truck because they’re not secured. And the stones are hitting the cars and damaging cars, the paint on the cars, the cars go to hell. So, you need to start doing that. Plus, with an increase in traffic and trucks, you’re having more diesel fumes come out. More pollution. Now, diesel is a carcinogen. It’s not... I believe it is. But anyway, you’re asking us to breathe more cancer causing fumes from these trucks, you know. If you’re not gonna work on these trucks to at least limit the amount of diesel fuel that comes out, at least do something. Thank you.

Mr. Randall: Thank you sir. So, I guess a question in that is, with this application and the approval, what will be the increase in the number of trucks on Garrisonville Road?

Mr. Cobb: So there will... our coming and going out of the quarry, the customers that come in and purchase our rock, that is totally based on demand and will not be impacted by this application at all. I guess you’re also inferring the Ready Mix impact. And, as I mentioned before, there’s a net increase we project of about 20 trips per day total; not all of those would be truck... you know, some of those are gonna be our mixer trucks that will be coming and going. So again, either maybe my numbers weren’t right, but I think it was 16,000 trips per day is what we were showing on Garrisonville Road. Those are not all us so we can’t, I can’t account for all of that. So I don’t know who else is using it, but our impact would be negligible through this application.

Mr. Randall: Okay. Did you have a follow-on sir?

Mr. Hazelgreen: Yes, a follow-up. What about applying with DOT roads, DOT regulations relative to securing the back of the dump trucks? That stuff is coming off there, hitting the roads. You can go right out there on 610 right now and look at all the stone out there. You could build a house probably with all that. You say you’re running a sweeper but the sweeper is just going down the main road, it’s not getting along the sides, it’s not getting in the side streets. You know, as a biker, I get hit by one of these rocks, it’ll kill me. When these trucks kick up a rock, the person’s dead. [*Applause*]

Mr. Randall: The question was covering the, covering the trucks.

Mr. Cobb: I’m sorry. To answer your question, it is a requirement that loads are covered when they leave the facility. And all the trucks leaving our facility have to come to our scale-house. They go through the wheel-wash, get weighed, come up to the scale-house and before they can leave they have to be covered. So, if they are not covered, they are violating the law.

Mr. Hazelgreen: They’re violating the law, but who’s gonna report them? Certainly you’re not. If you look at all the stone out there on 610. So, I mean, if you’re not conforming to the regulations...

Mr. Randall: Sir, can I have you speak to the microphone please?

Mr. Hazelgreen: My apologies. If you’re not conforming to the current DOT regulations, ones that have been in existence for years that tell you you need to chain the back lift or whatever that is called on the

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truck where they pour out, you need, you're supposed to be sweeping all the dirt and the rock off the truck so when it goes down the road, it doesn't, it doesn't vibrate off the road and hit the trucks or cars behind it. What are you gonna do about it? You haven't conformed yet.

Mr. Zuraf: If I can go ahead and add – so those are existing conditions in the existing conditional use permit that the loads be covered. So, if they're not, then that would be a zoning violation and it's up to the County to address it. And the challenge with that will be catching it, so, because we have to physically see, you know...

Mr. Hazelgreen: Go out and look at the rocks. Inaudible, not at microphone.

Mr. Zuraf: Well, we were hearing the complaint and we can talk about it.

Mr. Randall: Alright. Next, ma'am?

Ms. Kraft: I'm Christine Kraft at 25 Owen Street.

Mr. Randall: You can roll that microphone down for you. Thank you.

Ms. Kraft: Christine Kraft at 25 Owen Street and I am in Eastern View. The moving of this plant, which will be about a thousand feet from my house if it is moved, may not be a big deal to you, but it is a big deal to me. Will there be cement trucks that go to this plant if it is relocated at the quarry?

Mr. Cobb: I was waiting for you to finish.

Ms. Kraft: Oh, I have many questions.

Mr. Cobb: Oh, okay. Thank you for your question and yes, it is a big deal to us, that's why we're going through the application process. We take it very seriously and we appreciate you being here to share your concerns. Cement, just to make sure everybody understands, is the powder that you mix together with water, with sand, and with rock. The product that comes out of that is concrete. A lot of you probably know that, but I just wanted to make sure we all understand. So, your question – yes, we do receive deliveries of cement in a truck that brings that cement to the site.

Ms. Kraft: How many of those will be on Route 610?

Mr. Cobb: We project... it's demand based and I will have to double-check. Probably not more than 2 per day.

Ms. Kraft: I keep hearing this it is because of demand, and that we won't have more detonations because it's all based on demand. But what if the demand rises? Will there be more? We almost are talking like this is a done deal, that this is going to take place. This is to the board over hear – is it a done deal? Just so that we're... or are you really considering perhaps saying no to them.

Ms. Barnes: I can't speak for everybody else, but I know in my case it is absolutely not the case. I'm considering this very carefully.

Ms. Kraft: What is your plan B for this plant if the answer is no? You are associated with a big, big corporation. Surely you have a plan B.

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Mr. Cobb: Well, the answer is no, we don't have a plan B. I guess we would continue to operate where we currently are situated for as long as we could.

Ms. Kraft: I have lived in my house in Eastern View for 31 years. You've managed to operate without having this plant for 31 years, without it being a thousand feet from my house with the accompanying dust and traffic... and noise. Why can't you continue to do that, especially if we had a wonderful prayer that was, that prayed for the military personnel in our County. We have retired military personnel in Eastern View. We have Veterans who have fought in wars. In my opinion, you show your regard for them with how you have managed the berm and with saying, oh, we're gonna put this 700 feet from your house. So truly, if you are interested in the welfare of the police – we have many police that live in Eastern View, too – and the military personnel, who have been willing to sacrifice all for the residents of Stafford County, as well as the nation, I would encourage you to find your plan B and not put it a thousand feet from their houses. Thank you very much. [Applause]

Mr. Randall: Go ahead ma'am.

Ms. Davis-Smith: Hi, my name is Denise Davis-Smith. I am representing 760 Garrisonville Road, which is the 55 acres of land in between these two subdivisions that we keep hearing about. It is under a conservation easement. And I'm very concerned about the wildlife impact that your quarry is already having on my land, as well as the future impact of this expansion. In 2010, Vulcan was made aware of the existence of an endangered plant species called Harperella, as well as concerns for the threatened species of muscle in Aquia Creek. Has there been an impact study, an environmental impact study done for this particular expansion onto Mr. Leming's property that they're trying to buy? And does that include a search for the Harperella plant on that property?

Mr. Cobb: I was getting to say that I'm not familiar with that. And nice to put the face with the name.

Ms. Davis-Smith: Thank you.

Mr. Cobb: Thank you for your input to date. I think Walter was telling me there will be a Harperella... okay. He's saying there is a requirement if you have to go before the Army Corps, you do have to do a Harperella study.

Ms. Davis-Smith: Well, an impact study for all endangered species and threatened species.

Mr. Cobb: Yeah, and maybe you could give me some more information on it; that's something I'm not familiar with.

Ms. Davis-Smith: It was found on the border – I have a copy of the letter from the Department of Conservation and Recreation sent to Vulcan Quarry in... Vulcan Materials in, excuse me...

Mr. Cobb: And that was in 2010?

Ms. Davis-Smith: ... in 2010. It also, it also enumerates the fact that this plant can be killed by the siltation coming off of not only the quarry itself, but the berms that we so lovingly talk about over and over again; those big piles of leftover dirt and rock from your quarry but conveniently get piled up in between us and you. The other part of my concern is that your berms and fences have actually lessened the ability of wildlife to move about off of your property. So, as the gentleman earlier had stated, he doesn't want the wildlife; my property has been a wildlife refuge for hundreds, HUNDREDS, of years.

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The 200 year old oak tree that everybody has driven by that came crashing down, of its own accord, I'm not blaming anybody – 200 years is a long time for a tree – this is where, this is the property I'm talking about. Most people know it as the place with the big old tree. There are more big old trees. There's one in the backyard that's relatively 150 to 175 years old. I would love for you to come and visit the land and see what you're impacting on that as well. [Applause] Thank you. Some of the neighbors have already been there. So, I guess my question is, do you have any wiggle room on... for one thing, the berm behind my house, behind the land, is completely bare. The fence that is built there is I believe 8 feet tall; it might be 10. I understand the ability, you know, your want security-wise to keep people off of the land. Is there any wiggle room on allowing that fence to not be continuous at the back of this land so that the wildlife can move? So that my bear can come back to my property and eat his blackberries in July? [Applause] It's not your bear, it's my bear. He's been on my land at least as long as he's been traipsing around on yours. So is there... and then I have a question for the board, but... is there any ability to move that fence from the property line back, and what are you going to do to keep the ability of wildlife to move back and forth when you take over the one remaining corridor between my land and Quantico? Because that's really where all the wildlife is living. They come and hang out, I'm sure they come out, they eat, they play, they romp, you guys go oh look at the bunnies, look at the bear. Somebody mentioned a mountain lion. Somebody was high that day. Sorry. There's not a mountain lion back there. But what are you going to... what can you provide to make sure that that wildlife corridor stays open?

Mr. Cobb: Yeah. Great question. And we talked a little bit about this once before, so I appreciate you coming to tonight and sharing some more...

Ms. Davis-Smith: You didn't talk to me.

Mr. Cobb: Okay. We do worry about safety, that's why we have perimeter fencing around our facilities. It's certainly not our intent to try to impede wildlife. We're all pretty big wildlife advocates as well, so we definitely want to work with you to figure out why we may be impeding that flow that you're mentioning – because I'm not aware of that. But we're certainly wanting to hear it because that's not our intention. So we'd love to work with you and figure that out. Whatever we can do to work with the County that they're comfortable with, we'd certainly be willing to talk about that.

Ms. Davis-Smith: And what about the... there was supposed to be vegetation added to the berms. All of the descriptors of the berms when they first became berms was that there would be vegetation, and even your drawing had vegetation at least at the base of the berms. None of that exists between the fence and the berm at the back of my land. There is no vegetation at all, and your silt fence, by the way, is laying on the ground so all of the dirt from your berm is coming into my creek, as well as Dun Rovin Lane. The washouts from Dun Rovin Lane are also landing in my creek. May Mr. Leming, who's, um... someone is taking that road could maybe address that with me personally later. I know that doesn't...

Mr. Leming: What are you saying is in your creek?

Ms. Davis-Smith: The rock from the Dun Rovin Lane. There's actually a pile of gravel covering the cement marker for the property line. So I can't even completely describe the property line right now.

Mr. Leming: We'd like to have that rock back on Dun Rovin Lane.

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Ms. Davis-Smith: I would like you to have that rock back on Dun Rovin Lane, too. Maybe you and I can get together later and talk about that. That does not impact this. This is not the quarry's direct fault.

Mr. Cobb: Yeah, if we can get together, I'd love to come see the area that you're talking about because that sounds like something we'd want to address and get fixed.

Ms. Davis-Smith: I'd love to!

Mr. Cobb: Okay. If we can... I can give you my card... *inaudible*.

Ms. Davis-Smith: Sure, absolutely.

Mr. Cobb: Thank you.

Ms. Davis-Smith: Thank you.

Mr. Randall: Did you have another question for us?

Ms. Davis-Smith: Oh, I did.

Mr. Randall: I thought you had.

Ms. Davis-Smith: I did.

Mr. Randall: Three – two – one.

Ms. Davis-Smith: That's okay. If I think of it I'll get back in line.

Mr. Randall: No worries, no worries. Go ahead sir.

Mr. Perl: Alright, so I'm a simple 16 year old...

Mr. Randall: I need a name and an address sir.

Mr. Perl: Andrew Perl, 238 Toluca Road. So, my mom recently started dialysis because her kidneys are pretty bad. And, you know, I have to take care of her and stuff. Occasionally our power turns out, stops her dialysis machine, and it makes this loud beeping noise like hey, hey, help her, she needs help, like, help her. Like, yeah. Occasionally our power just turns off at night and I have to watch her and what if I'm not home? What if like I'm out with my friends or doing something? What's gonna happen? Is she just gonna die in her bed? Are we gonna allow that? My main question is what are you going to do to make my mom safe?

Mr. Randall: I got it, I got it. So, are you asking a question about whether your power's gonna stay on because of the quarry?

Mr. Perl: No, I'm saying it just turns out because... well, I don't know, it just turns out and I would like it to stop.

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Mrs. Perl: *Inaudible, not at microphone.* Hi, sorry to interrupt. So my name is Tracy Perl. This is my son...

2:35:46 – 2:36:50 Audio Glitch; Inaudible.

Mrs. Perl: ... and hear Vulcan say there's no impact. That has got to be a lie quite honestly. Everybody here would agree there is an impact, okay. [*Applause*] I think my son is trying to connect why in the world does the electricity go off so often? And I think he might be trying to connect that to is it because of the quarry? I don't think it is. He is correct. I contracted COVID at work and it left me bedridden for months, including needing to start dialysis, and I do home dialysis. The medical equipment draws a lot of electricity and I think that that's his impact. And he's done a phenomenal job of taking care. Andrew, a worrier by nature, I think also, you know, hearing this, I bought this home, this is my savings, this is my investment. Without my home I have nothing. Without my home my kids have nothing. And you bet when I picked this property of land, it was with my grandchildren in mind, my great-grandchildren in mind, and my home is actually titled to when I die, they're next, and then they're next, and then they're next. This is not just a, oh, this doesn't happen until 2055, don't worry about it. This is a... this is happening right now. The questions that I have are, what's the visual impact for, we're Toluca Road, I'm concerned about Toluca but, as a resident of Stafford County, I'm concerned about the other roads as well. What's Toluca going to look like? What is Garrisonville Road going to look like? Not only the visual impact, what's the environmental impact? What are the house values going to do? Like I said, this is my life, my savings. If I don't have this, my kids don't have anything and I'm going, where am I going, really? In terms of environmental impact, I've got to have a very sterile environment. There are UV lights in my home. There's a million things that I have to do differently now, but it's not just me. I don't have asthma. The other residents might have asthma, you know. What is moving this quarry, expanding the quarry, going to do to other peoples' health? Diesel is a carcinogen. It is. Fact. You do not have to argue that. What are we doing to our community and why? A question I have is, really, why are we doing this? What is the benefit to the residents of Stafford County? What's the benefit to Vulcan? What's the benefit to Stafford County as a government? I'm curious. What part of what is mined, what percentage of what is mined even stays within Stafford County? [*Applause*] I think the people who picked where they lived, picked where they live for a reason. Some people, they're transient, they're military, they move, I get them. Some people don't. And I think the people who have been here a really long time are kind of getting tired of the growth in the wrong direction. So, a huge question is, what benefit is it to, what benefit is the quarry modification to the residents? And what benefit is it to the County? Additionally, I have a family member who has severe PTSD, severe. I could only imagine moving the quarry moves the sound and what is that going to do? I just wonder the mental affects of this, the mental health effects, and what are the physical health effects that we just haven't yet seen? The gentleman who brought up the point about the rocks; absolutely. I cannot tell you how many times I've had to call USAA to fix a chip in my window, or to replace my window. And it is a direct result of following, and not too closely, but the trucks that come by and they don't have the screens on the top or they're half off or just the rocks are spinning by. I think probably everybody who has shown up who has reasonable behaviors and extreme concerns that this not going to work out well for any of us who are good citizens, who pay our taxes, who want to live in a beautiful community, who want to continue to have the value of our home stay stable. I'm not even concerned about increasing in value; well, some people might want that to happen. I cannot see this in a positive light in any which way I look. And I happen to be a business owner. So I understand we want to generate income; that's the point of business. But you have a community that you are encroaching in far beyond what I think anybody should be doing. It's quite the violation in my mind. So, maybe the big picture is, who's benefitting? And I think a lot of people have asked that question. And at what cost? And who is bearing the cost, emotionally, physically, from a beautification standpoint? Again, we pick our homes for very

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specific reasons. We want to like and love where we live. The blasting to increase and move and further damage the house, because I promise you there is damage to the homes, not just mine but the others. It's not okay. And I don't know, I don't know what your answers to these questions could possibly be that justify why there has to be a change, other than there's a gentleman that has two parcels who wants to sell it to Vulcan, which is very profitable, right? But what is this doing to all of us?

Mr. Cobb: Thank you for sharing, and Andrew was it? Thank you for the care you're taking of your mom; it's awesome. As far as your electricity issues, I would be very surprised if there's any correlation with what we're doing, and I would definitely...

Ms. Perl: I don't think there is.

Mr. Cobb: ... I would definitely have you contact your provider and say you're having some temporary outages use. There might be something going on with the wiring and stuff that you would certainly want to check.

Ms. Perl: Yeah, I would say that there's zero connection between the quarry and that. I think it's just pulling too much electricity, the medical equipment.

Mr. Cobb: And just to make sure that you understand where we're talking about any additional extraction activities right now, none of the activity from going toward the west is new. That's all stuff that will happen far down the road; that's all been approved where I'm asking to change those schedules. Where we're looking to change is over where we have identified reserves immediately adjacent to that pit, that Hampton Pit, that's on our eastern side. We know that rock is already there. It's very difficult to start a new quarry. And one of the things that the County tries to do is encourage you in their mineral resources plan; they want you to try to use existing identified resources. So, we think that's a benefit to the community that those resources are there and we can get to them without doing anything incredibly different. We just need more time to be able to do that. So, what we've been doing for 40 years, we want to continue to do that a little bit longer in that pit so that we can access that little pocket – you may remember in that drawing that orange section – we want to be able to access those. It's not different than what we've been doing, it's just they'd be doing it a little longer. Instead of stopping in 2035, we'd like to stop in 2055. And then there is that additional portion at the Pollard Tract that goes toward... it's actually closer to my wildlife friend that was speaking earlier. That activity isn't moving down toward Eastern View, it's moving more toward the eastern side, so it'd be closer to that conservation property by 4 or 500 feet in that direction, maximum. And again, that's moving the benches; that's not doing really any kind of heavy extraction on that Pollard Tract. We take very seriously what we do. Aron, his crew, Jim Cooper, have been doing this for a long time. They would argue that the service that we provide is a very specific service and a technical service. We're sitting in an auditorium that was built with product from our quarry. We're very proud of what we do. You have to have rock. Sometimes I liken it, I kinda call it the grocery store syndrome, that when I'm ready to go buy my groceries, I go in the grocery store and I get them. I don't really understand what's gone into having all that there; I just know it's always there. Well, our rock is sorta that way. I mean, people just assume when it's time for their road to be repaved, it's gonna get repaved. If it's time for somebody to build a new shopping center that people are excited about, they'll have the materials they need to build it. And that's just not the case. So, we think we are a good asset for this community. We've been here 40+ years. So, your home values, everything else, we're not an unknown commodity. That's all I can tell you. We think we do a good job. We try to be good neighbors. If we haven't met you before, then we certainly want to use this as a way to move forward, especially with residents on Toluca; but to have more dialogue with you. But we want to continue what we're doing and doing it in a very responsible way.

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Ms. Perl: So, specifically, how will Toluca be affected? What will look different on Toluca? What will sound different on Toluca? The now. The intermediate. And the future.

Mr. Cobb: The only change from what we already are allowed to do on that whole Martin Jones side of our operation, the only thing we're wanting to do that's different is bring the Ready Mix site back up in that lower corner closest to our entrance, way far away from the back part of Toluca. That's the only thing that we're asking to do that's any different on the Toluca Road area.

Ms. Perl: So, now, is there going to be traffic on the Toluca Road side?

Mr. Cobb: No.

Ms. Perl: Okay.

Mr. Cobb: We're all good to Garrisonville.

Ms. Perl: What I would also hate to do is have such a myopic view of just Toluca.

Mr. Cobb: Sure.

Ms. Perl: So, what is going to happen for Garrisonville Road? What is going to happen... I hear a lot of people talking about eastern edge, the pollution impact the noise impact? You can't say there's not going to be a change. I can tell you, again, my walls crack, my ceilings have cracked, my crown molding has fallen, my pictures fall, and my windows break. I did not buy a home for that to be the case. Did I know natural settling would occur? Sure, I've owned homes in the past. Is what I experience now far beyond anything in any previous homes? Yes. Visual impact. Environmental impact. Emotional health impact. I don't know that we're really looking at that aspect of it as well as we need to. I also do believe, when people are searching for homes, if a realtor brings a person by and they hear bang, bang, bang, blast, blast, blast, you can't tell me that's not gonna turn somebody off from wanting to purchase a home. Then to look at it in their backyard. Sounds like that won't be in my backyard – that part of it anyway. But, I wonder, is Vulcan looking out for a partnership in the community? Because again, I can't see how this is favorable for anybody who pays their taxes, any resident who pays their taxes. Again, how much of what is mined stays in Stafford County? Why are we doing this? What's the benefit?

Mr. Randall: Ma'am, can I... I'm going to need to go to somebody else.

Ms. Perl: Understand.

Mr. Randall: Thank you.

Ms. Perl: Okay, thank you.

Mr. Randall: Please.

Mr. Toplyn: Andrew Toplyn, 6 Owen Street in Eastern View. I just wanted to... it's the first I'm seeing these graphs and I just wanted to drill down on this one and the overpressure one a little bit. The blue dots are explosions, right?

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Mr. Tindall: The blue dot represents the peak vibration level from a single blast. So the Y axis is a magnitude. The X axis is the frequency of that wave; you know, it's a vibration wave. So it's basically the width of it. It's hertz, so, obviously, you know, the higher the number, the narrower it is.

Mr. Toplyn: Okay. So, each explosion, in and of itself, is below the red line that would cause damage. That's what this graph is saying?

Mr. Tindall: Yes.

Mr. Toplyn: Okay. But nothing in this graph is showing that 91 blasts over 4 years won't add up to damage.

Mr. Tindall: No, that's the point of the red line. That actually is part of the research investigation that put this information together and again, continues to be verified and studied. And actually is based on repeated blasts. And so that limit is not just what it takes to actually cause a crack; it's what it would take to cause it to move enough that if you did it enough times, it would cause a crack. So, one way of... it's kind of a poor analogy, but I'll do my best to explain. But think of like a paperclip. That red line is if you were to bend the paperclip and it would actually bend out past its elastic limit. It's not saying you're gonna break the paperclip that first time you do it but, if you did it enough, you could potentially break the paperclip or cause a crack. So, the red line is actually that limit for drywall. And again, there's other lines. I mean, for brick, concrete, you know, structural things would actually be much higher on that. But we're regulated to cosmetic damage. So, I hope I'm explaining it okay. That's the elastic limit. So, you could repeatedly have vibration below that line and it not compound. Now if you go over that line, then again, it's not saying that it's causing damage, but if you repeatedly went over that line, you would stress it to the point that it would crack.

Mr. Toplyn: Okay. Okay. Just 10 seconds to talk to the Stafford people because I can't go to the meeting next Wednesday because I have to work. That's all fair enough. These are massive explosions. And they absolutely rock your house. And I'm on a... [Applause]... I'm on a police bomb squad, so I deal with explosives every day. I cause my own explosions, frequently. I'm not a shrinking violet that's afraid of loud noises or explosions. I'm here to tell you, these absolutely rock your house. This is, this is, this is beyond me, but for what that's worth, these things are... yeah, they're big. That's all I got. [Applause]

Mr. Tindall: If I could, if I could reference one thing that's kind of unique to this area versus, say, some other quarries, I think, and Glenn had it in the proposal there, the electronic notification part of our blasting, I would hope that the electronic notification so that you know whether it's our blast or say potentially Quantico, something from over there, may help to differentiate a little bit. But I don't mean to assume anything on that, but I am hoping that at least the notification part would help with that. And again, our blasts are twice a month. The duration's typically 500 to 700 milliseconds, about half a second. Again, on average, twice a month. So, you know, I heard the bang, bang, bang, blast, blast, blast comment, but at least with what we do we're trying to do just enough to get a safe size pile to dig and not too much at one time but not so little that we have to do it all the time either.

Mr. Toplyn: I'm not worried about notifications. Like I said, I'm not afraid of explosions; I'm afraid of my house getting damaged. And you can – 10 more seconds – you can make graphs... there's plenty of ways to make graphs to show what you want. These things are huge. So just know that. Thank you. [Applause]

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Mr. Randall: I just want to make note, look at your watch, look at your time, look at your phone; we have to be out – to be good stewards of what we've been asked, we need to be out of North Stafford High School at 9:30. That's not gonna happen if we end at 9:29. So we're gonna probably end here in about another half an hour? So, those of you that have questions, ask your questions. Again, we need to make sure that we're... we're gonna close the meeting about 9:12, 9:13, so we give us plenty of time to get out and get the staff out, those that have to break down everything that they have up on top so we can be out by 9:30. Go ahead sir.

Mr. Johnson: Mike Johnson, 9 Garfield Street. Two quick questions to Vulcan; the rest go to County and staff. What time do current operations on the mine cease? Current today? When does the last truck leave? If I'm asking the wrong question. Yeah, operating hours are great. We gotta go, so let's go. That's an easy one.

Mr. Cobb: Well, I was trying to... yeah. I was trying to say too much. The last trucks are gone by 4 PM.

Mr. Johnson: Four PM. Proposed, what time will it close? Same? I thought I saw a proposal for increased hours, but okay. That suits me; take that for the record. The concrete mix plant – what time will that close, if this goes through? Your mic's not on sir.

Mr. Cobb: We asked for the Ready Mix operation hours to go from 5 AM to 7 PM.

Mr. Johnson: Copy. And then to the County, do you have a better knowledge of the proffers? I believe the increased hours were for all operations till about 6 or 7, if I'm correct.

Mr. Cobb: Well, if I can address that, what they're talking about is what time we close. Our allowed operating hours are through 6 PM. So, that's why I was trying to take time to answer that question.

Mr. Johnson: No, no, no, no, okay.

Mr. Cobb: Accurately. And based on where you live, you certainly... *inaudible*... help with that.

Mr. Johnson: Yeah, yeah, okay. So, moving to the County, can you give me a concise definition of what a proffer is, for the record? What is it? The dumbed down version.

Mr. Zuraf: Yeah. A proffer is basically an extra regulation on top of what the County's zoning regulations already restrict.

Mr. Johnson: Would it be a fair summation to say it's an agreement between Vulcan and the County.

Mr. Zuraf: Yes.

Mr. Johnson: Okay. So I guess my question, several people have commented about the benefit to Stafford, right, and I get it. You provide rock. I completely acknowledge that. And so, my question is, we have current proffers in place. Probably negotiated years ago. They now want to change those proffers, and so I could list multiple reasons specifically to the increased operation hours, the evening hours – I forgot to ask that, but we'll go right on past it – and the concrete mix plant. If I can list a bunch of reasons and people could why we don't want that, my question is why would the County even consider a proffer unless the County has something to specifically benefit? Like, why would we entertain a proffer

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for more hours? Not Vulcan, I'm saying anybody. Like, I just don't understand. If that's an agreement to me, a normal agreement as I purchase something, I give you money you fix my car. So, I guess, unless I'm misunderstanding proffers, that's what I don't get. I get that they, you know, want to use their land to the maximum extent possible. But, again, Vulcan assigned this. As I missing something?

Mr. Zuraf: One way I can answer, I guess, and respond, is proffers aren't always going to specifically be a benefit to the County. It's really trying to mitigate and minimize impacts to adjacent properties.

Mr. Johnson: Okay, fair enough, fair enough.

Mr. Leming: Could I make one other point, though, regarding proffers is, the lawyer's speaking, right now you have a bunch of proffers in place. They vary by parcel when they were approved in the past. If nothing happens, if all of these applications are denied, all of those proffers stay in place and things stay exactly as they are.

Mr. Johnson: Correct.

Mr. Leming: So, to the extent that you believe something needs to be changed, this is the only forum where that happens.

Mr. Johnson: Fair enough. That's a fair statement. Does the County have County employees or independent contractors that inspect proffers, not just Vulcan, proffers of any kind?

Mr. Zuraf: Yeah, we have staff who handle and inspect any violations to proffers.

Mr. Johnson: Interesting answer. Do you actively go out, do you sit outside of Vulcan – just picking on you – and check if the lids are closed on trucks? Or do you wait for a complaint and then you investigate the complaint?

Mr. Zuraf: It's complaint based.

Mr. Johnson: Fair enough. And then lastly, the pit, 2035, you're expecting a 2055 extension, right? It's currently today going to the County in 2035, correct? You want an extension. Again, I look to the County. Why would you approve that? I don't see... again, in that case, they want it; are they renting it from the County? You don't have to answer that, but that just seems odd, right. Back to these proffers, they want to change these terms. And then back to something I heard at one of the Planning Commission meetings. I haven't validated this information. It was in respect to the water of Stafford County, right. My understanding is typically these are water reservoirs. I think that's what the picture showed. And Stafford County's good to go till 2045. We're supposed to get this in 2035. Seems like great timing. So again, is the County – and maybe you can't answer this question – prepared to free-lease this property back to Vulcan that was previously committed?

Mr. Randall: I'll tell you from my perspective, and this is my perspective, one of seven. That's still a very open discussion, okay. Because that definitely has a question and we don't have time tonight... I have the experts here but I've wasted their three hours. But I'm not gonna bring them up because I think there's questions that can be answered by... asked by other people. But, we are still talking about that. We are still looking at that. Our Comprehensive Plan and the studies that we have say 2045, right. It would be disingenuous on our part to ignore those. So, we have some discussions that we need to take

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place in order to make sure that not only are our water needs being met, but that we're doing what's right for the future of Stafford County.

Mr. Johnson: Fair enough. And thank you for this forum because coming to the Commission meetings is great but it's just me talking to you. So I appreciate that, thank you.

Mr. Randall: Yeah, we can't talk about it... inaudible... and I agree. Alright, thank you very much. Next? I have somebody over here with a question?

Unknown speaker: Everyone stole my question, so.

Mr. Kraft: Alan Kraft. I live at 25 Owen Street. Appreciate everyone being here tonight. Thank you for this forum and this opportunity. We've heard a lot from Vulcan, and I appreciate their information. But I have a specific question for the members of the Planning Commission, so I would like to hear from you. Given the current operations, we have heard in the prior public hearing and tonight that Vulcan's attempts to mitigate adverse impacts from dust, noise, and visual impacts, although those things are attempted that they're not adequate, they're not sufficient. So, given that the mitigations are currently not sufficient, my question to members of the Planning Commission, is what would be your justification for increasing the impact and extending the duration years into the future, decades into the future, with a new set of impacts from the concrete Ready Mix plant, and from bringing the quarrying operations closer to the impacted citizens of Stafford County? Members of the Planning Commission, please tell me what would be your justification for adding these additional impacts and extending the impacts decades out into the future if the current mitigations are insufficient.

Ms. Barnes: Once again, one of those open-ended questions. That's what we're here trying to decide. That's why we're listening to you. We haven't made that decision yet. And, you know, we want to hear from you guys on what you think would make these mitigations more effective. What mitigations would you like to see? As far as that... the answer to your question, that's to be determined. That's the whole exercise that we're going through right now. Maybe not the answer that you want right now, but that's the only one I have for you right now.

Mr. Kraft: Okay. Well, then, let me ask a follow-on please. So, in this forum there isn't enough time for a long discussion of some of the existing insufficient mitigations. But I will send you each, at your email addresses, a detailed letter with photographs and a series of questions about the dust impacts, about the noise impacts, about the insufficiency of the berm. If I do that, will you respond to me?

Ms. Barnes: I have personally responded to every single email that I've gotten on this one. It's in my district, so that is kind of my responsibility. If you would like to send it, I, you know... the more information that we get from you, the better the decision that we can make.

Mr. Kraft: I'll be sending that. Thanks again. I appreciate the forum and I appreciate all of the time that each of spend serving our community. And I look forward to hearing your response. Thank you.

Mr. Randall: Thank you very much. Yes ma'am.

Ms. Johnson: Rachel Johnson, 9 Garfield Street. I'm gonna try to be super quick. So, I was told recently that Vulcan does not have to adhere to noise ordinance, the 61 decibel, because it's unreasonable. So, the truck noise, the crushing noise, any of the ancillary noise that they make that is not blasting can be

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as loud as they want, is what we were told. Am I correct? No? So you do in fact have to adhere to the 61 decibel noise limit that the County has as an ordinance?

Mr. Cobb: Yeah. I think the question is, as measured at the property line?

Ms. Johnson: Yes.

Mr. Cobb: I believe we are... I believe we are responsible...

Ms. Johnson: And is this part of the noise study? Or is your noise study you're conducting simply the blasting?

Mr. Cobb: It'll be part of the noise study as well.

Ms. Johnson: Okay.

Mr. Cobb: The sound study.

Ms. Johnson: And then, we have asked several times, Eastern View at least, for a list of the proffers that you originally have as they stand now, and what you would like them to change to. We need to see them side by side because, as far as we can tell, you're asking to extend hours. That's a huge deal. We all, for the past year and a half, have lived at home, have schooled at home, have worked at home, have done everything at home, and to go out at 7 at night to have dinner on my deck and have to listen to constant trucks and beeps and backups that used to end at 4 is unacceptable. Okay. My question I have is will you be able to provide a side by side before anything is decided on this so we can clearly see where we need to advocate?

Mr. Randall: I believe the intent is to have a side by side on Wednesday at our public hearing.

Ms. Johnson: And can you guys, I know they have a lawyer, I need someone to be behind the specific language on this because, as we've seen before, they were allowed to remove vegetation because there was an allowance where we could just put a big pile of dirt and it was close enough to wild trees. It's not. And if there's any chance for language to be manipulated or used, I believe it will happen. Okay. The fencing – we've had threats of fencing at the property line, so right up against my little 4-foot picket fence they're gonna move their 10-foot chain link fence. And it felt very threatening and a very, like, hey, we can do this to ruin your property. Lastly, has anyone looked at property values studies close to a quarry? Because they exist. And quarries absolutely do affect property values. There are tons of studies. That's what I did. I understand data. I understand how this works. And it matters not only being next to the quarry, but how far you are from the actual mining. So, to the people on Oakridge, please make sure, if you don't have time to look at them, let me know, I will bring them. But have you looked at them? Has anyone investigated that? I was told that the assessed values will stay the same. That's not what we're worried about. Nobody's looked at that? Okay. Thank you.

Mr. Zuraf: If I can address the question about the noise. The question about the noise limits; we did discover there is a State Code provision that restricts the localities from enforcing any noise, decibel level limits. So, it's really gonna fall back to whatever DMME, the State agency that oversees this, they're gonna have to follow the DMME regulations.

Mr. Randall: Yes sir, go ahead.

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Mr. Baber: Good evening, I'm Ashby Baber, 134 Debra Drive, Suburban Estates. First off, I'd like to thank the Planning Commission for having this forum tonight so we could come up here and talk. And I'd like to thank Vulcan for having representatives here to help answer some of the questions we may have. And the first one I have can be answered by either party. Is there a list of people based on distance from the quarry that letters were sent out to? Because I know I got some from the County, I got some from Vulcan, but I don't know if there was something in writing saying everybody within a 4 mile radius, everybody within a 5 mile radius, or how was... what was the radius?

Mr. Zuraf: We sent notices to approximately 530 residents with basically a thousand-foot radius from the edge of the quarry property limits.

Mr. Baber: About 530 residents?

Mr. Zuraf: Yes.

Mr. Baber: I'm kinda thinking that whatever's going on over there is gonna affect much more than 530 residents. It sounds similar to the polls that they take on who you're gonna vote for. X number of millions of people vote and they base their response on well, we talked to 387 people and this is the way they felt so this is the way everything is gonna go. But, in any event, being 530 households, I don't think is a tip of the iceberg of how many people are gonna be affected. There's probably 530 houses between Eastern View and Suburban Estates, but I'm sure, like is say, what goes on at Vulcan is gonna affect a whole lot more than that. In any event, the reason I was looking for that number, I was wondering, one of the problems seems to be, and I thought it was just me with the cracks in the household, but it appears that a lot of people have these problems and Vulcan seems to think it's not their fault. So, it is from something else apparently. I was wondering if either Vulcan or the County was interested in sending out a letter, if it's just to those 530 households or however many you want to go to, asking people if they feel... if they have damage to their home and they feel it was caused by Vulcan Materials. Means Vulcan feels it wasn't their fault, I'm sure they wouldn't be afraid... [Applause]... to send a letter out to these 530 households and ask them do you have damage to your home? We'll come and look at it and, if it's our fault, we'll be glad to take care of it. But I got a kinda feeling like I say they're trying to convince us that it's not their fault. The other thing is, what they're proposing to do will affect me in the future as not as much as it is affecting people in Eastern View now. Here again, the berms, trees, fence, plants, I'm not sure what all they're putting back there, but based on something new I've just gotten into since the last Planning Commission meeting, there's apparently a noise problem in Eastern View that I wasn't aware of and it doesn't sound like the berms and fences and plants and trees are fixing that problem. I wanted to know what Vulcan has planned if they get the property that backs up to my property rezoned from Agricultural to Heavy Industrial, which is a pretty big span. I'm not sure how many different, different things are between those two, residential and commercial, but I'm sure from Agricultural to Heavy Industrial is a pretty long stretch between the two. I just wanted to know what Vulcan had planned to do if they get the rezoning different in my neighborhood than what they did in Eastern View. Because apparently it's not working in Eastern View. [Applause]

Mr. Cobb: Thank you very much for the question. There obviously is a pretty big gap between what we are saying is going on from a sound perspective and what some of the neighbors are saying is going on from a sound perspective. We're hearing that and we're trying to talk with you, we're trying to figure this out. And the best thing I can tell you is we have asked to have a sound study done that will model everything that we'll do. It measures what we do, it measure how that sound comes out, and as soon as that's available, we're gonna make that available to all of you and glad to discuss it with you. And we'll see what it says. We're trying to be responsible to make sure that what we are doing is mitigated well.

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If we're not, we count on you letting us know when you think it's not so we can try to address things. But we feel like we're doing a pretty good job and we think are plan is a good plan moving forward. And I know you and I haven't talked specifically about how things look down the road...

Mr. Baber: Can I get your card?

Mr. Cobb: ... and would love to do that. Thank you for coming. We appreciate your... *inaudible*.

Mr. Baber: The only other thing I would say to the Commission is, like I say, they're looking for something additional to do in my area as opposed to Eastern View to take care of the problem. Pretty much the only thing that I'm aware of that would solve the noise problem would be not change the rezoning from Agricultural to Heavy Industrial... [Applause]... and I think that would take care of that problem. And would also take care of any additional problems that people have with alleged damage to their homes by Vulcan because the blasting won't get any closer than what it is. Here again, based on everybody up here talking tonight and at the Commission meeting, that there's a problem with damage to homes and it may not be caused by Vulcan, just everybody thinks it is. But, here again, if the County or Vulcan could pursue those people, like I say, the 530 homes and ask them if they have damage to their home so we can get a head count on who has damage and then we can sort out who it was caused by. Thanks everyone for your time.

Mr. Randall: Thank you sir. Yes ma'am.

Ms. Davis: Good evening. My name is Darlene Davis and I live at 164 Longstreet Avenue in Fredericksburg. I know you're wondering why I'm here to speak about the quarry. But my interest is on the Pollard Tract that you all are going to want to expand into, if that's my understanding. My great-great-grandparents are buried on that Tract, along with one of their grandson's and probably three more of their children. When that property was sold to Vulcan, it was... my great-uncle sold it and the deal was brokered by someone that my great-uncle knew from church that I suspect worked for Vulcan when he came here and, you know, that was what his job was. And that's fine. We don't have a quabble with that at all. But it was the family's understanding that the site for the graveyard, which at that time was shown to Mr. Sullivan, would be fenced in and taken care of and would not be part of the excavating. We're not totally sure where the graveyard is and... but my question to you all is at what point will you do an archeological investigation to find, preserve, or exhume what you find in the Embrey cemetery? And I also believe that there is a slave cemetery on that property back there somewhere, whether it was on the Holmes' or the Embrey's, I don't have any idea about that. Or the Native American holdings. I know some of the family has contacted Vulcan and I know they have been out there and looked around and could not find the area at the time. I have contacted a friend of mine that used to hunt back there with Uncle Wilbur and he would like to come down and go over it. He was shown, back when he was a teenager, if he can still remember back that far. And my grandson has been doing a lot of looking at aerial photographs and trying to determine; we know where the house was. I have actually been back there and I can tell you your security gate's not... fence back there is not very good because that's what I got through.

Ms. Barnes: Ma'am, can I ask you a quick question about that cemetery? Do you know... have you contacted the Stafford County Cemetery Committee and talked to them about that?

Ms. Davis: Yes. And they have been out there, I don't know how many years ago it was now, 4 or 5, maybe even a little longer then that, they went out there with my husband and my aunt who thought she knew where it was. But things have changed a lot back there and they weren't able to find what they

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were looking for. I'm not sure they were looking in the right spot. Because they were looking to, I don't know east or west back there, but from the house site, they were looking to the left. And my friend who thinks he can probably, you know, would love to help find it, he said that the graveyard was between Arthur Embrey's house and Huey Embrey's house, which is where Suburban Estates and Raintree is. But it was to the right side. But we would just like to make sure that some effort is made, particularly now that you're going to come into the Pollard area to find that cemetery.

Mr. Randall: Yeah, I don't even think this needs to be answered. I think this just needs to be taken care of. We'll definitely make a note. They'll do their homework and see what they can come up with. If they need to get together with you, they need to do that and make sure that that's available. We do need to find if that's there, register it with the County – the County's got a Cemetery Committee that will register that. We need to get that done.

Ms. Davis: Yeah, they've just not had much luck finding it.

Mr. Randall: If they can't find it... they can't register it if they can't find it.

Ms. Davis: Right.

Mr. Randall: Thank you very much.

Ms. Davis: Thank you.

Mr. Leming: If you'll see us after the meeting, we'll get some more details.

Ms. Davis: Thank you.

Mr. Randall: Alright, just so everybody's aware, we have 7 minutes. This is the 20 minute diatribes from the people that were before you that we tried to stop. This is all the people that won't get to speak because they did for so long. Go ahead, sir.

Mr. Rys: Good evening. Jeff Rys, 3 Jody Court. Where are we on the proposal for the fence? On 12 May, staff said... the staff report said that the proposal said we're gonna take the fence down. Vulcan said no, we want to move the fence out to perimeter. So, how has the proposal changed? Where are we right now?

Mr. Randall: I believe... my understanding was is that the removal of the fence was a mistake, that they never intended to remove the fence, and that the fence currently is at the... every... all the fence that they have currently is gonna stay where it's at and the new fence will be put at the property line.

Mr. Rys: So the new fence... the new fence being put over on Suburban Estates is going to be right up against those folks' backyard? They're gonna look out their back door and they're gonna see an 8-foot fence topped with barbed wire at the edge of their property?

Mr. Cobb: We're gonna fence the perimeter as best we can, as well as have play things and things around it. Over at your house, as you know, the fence is way off the property line and that creates issues for us as well so. We will work with those property owners to make sure that where the fence is going is okay.

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Mr. Rys: Alright. So the fence over by Eastern View is not gonna move? And that's gonna be in writing? Right now, it's part of the conditions that the fence is gonna be maintained in its present position. Is that gonna be in the conditions? Because we all know if it's not in writing, it's gonna change. They'll do whatever they want.

Mr. Zuraf: I don't think the fence limits and locations have fully been vetted and complete. So, we're still working on that with the applicant.

Mr. Randall: Yes. We have intentions of making sure that that's in writing as to where that fence is... where the current fence is and where the new fences will be. But as was mentioned, there is a liability issue that they have regarding on their specific property, regardless where the fence is, if something happens on their property, there is some liability that needs to be taken into consideration. And so, there is some thought as to where those fences should be. So yes, we're still talking about that.

Mr. Rys: Okay. Vulcan hasn't been worried about the liability up to this point. My interaction with the mine, back in 2003 when Hurricane Katrina came through and took down a tree that came over my fence and was on their property and my property, I talked to the mine supervisor at that time and he said well, I don't know if we can get somebody out there to get it. I said you don't need to do that; is it okay for me to come over and cut up the tree. He said that's fine. Any deadfall between the fence and your property, feel free to cut it up. And that's what we've been doing. In 2013, a Vulcan employee sat in my dining room and said he wasn't worried about my daughter's treehouse that was in the property between us. Now, all of a sudden, Vulcan is very worried about the liability where they haven't been for the last, what, 40 years? 30 years? So, I understand that. And two, to Vulcan's traffic summary, yes, the numbers are incorrect in it. They quote the number of traffic as 1,600 there at that... from the VDOT traffic study, the number 1,600 goes all the way down west as Joshua. Closest to Vulcan, which is Shelton Shop, it's 3,200. And then it continues to increase as you go down 610. So, to answer that question. Thank you very much.

Mr. Randall: Thank you. So, we'll have time for one more, if we do it quick. We may get to a second one. Otherwise, we need to close the meeting at 9:15. Thank you.

Mr. Grabner: I'll make this very quick. I'm Duane Grabner, I live at 28 Garfield Street. And what I'd like to know is what the County's plan is to assure that the proposal... that the proposal expansion does not cause health and safety risks in nearby residences. And what I mean by that, is doing sound... you talk about sound studies, dust studies, all these studies – how will we know that they're not biased in any way?

Mr. Randall: Here's what I will tell you. Here's what we're gonna look at, and I'll do this quickly as well. This is not the only quarry in the country, this is not the only sound study, this is not the environment. So, what I'm gonna look at is I'm gonna look at something that says okay, I need to show me 50 other quarries in the country that have done air studies outside their quarry, that do exactly what Vulcan does, and I want to be able to compare them, right. We're not living in a bubble. They are there. We need to go find them. We need to go look at them. We need to go see what's done, see what the 50-year study is in Albuquerque, New Mexico, for example, right, and find out what that is. They talked about air monitoring, they talked about air monitoring outside the quarry. We're gonna have them start doing that, right, because I think that's important. Those are some things that we'll be looking at as we go through and we discuss this and we continue to investigate. Okay, does that help?

Mr. Grabner: Yes.

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Mr. Randall: Alright, thank you. Alright, ma'am, we've got one more for you.

Ms. Kuzma: Thank you. Bridgette Farrell-Kuzma, 30 Garfield Street. Not my first time for anybody who wants to say they haven't set eyes on me. I've been here. As a resident of Eastern View, one of my biggest concerns is trust. And I'm not just jumping into this and being new to this. In March, I went to Summit Presbyterian Church, I met with Vulcan representatives, I asked a very direct question – does Vulcan plan to acquire parcel 20-3. And I was told yes. So, 3 months later, now, it was addressed earlier as, well, we're not sure. So, I'd like to directly ask, does Vulcan have plans to acquire parcel 20-3?

Mr. Cobb: Good to see you. Thank you for the question. I think the answer to the question that you heard earlier was, if we were not allowed to use parcel 20-3A, would we be interested in 20-3. And the answer we really haven't talked about what that would be. But yes, our intention is to acquire 20-3 as we showed it on the plans.

Ms. Kuzma: Thank you. A procedural question about tonight. And when you were speaking about starting at 6 o'clock. I received a notice. I was a little... I don't know the right word. Not alarmed, but unsettled by the fact that I came in and was asked my name as if I was voting here tonight. And then people had a list of who had received the letters. And so somebody behind me was asked, well, did you receive our distribution? So, if I had come to, we keep calling this a special meeting of the Planning Commission, if I came to a meeting of the Planning Commission, I would not be asked to sign in there. So, what was the purpose of people signing in here tonight?

Mr. Zuraf: That's just something we generally do for these community meetings to find out to see who's all attending.

Ms. Kuzma: I mean, it's kinda for data purposes? Who received the letter, who showed up.

Mr. Zuraf: Yeah, yeah.

Ms. Kuzma: Because if it's advertised as a public meeting, I don't feel like anybody should feel like oh, am I not supposed to be here. So, just what that feeling might have been. And then I didn't know where was gonna need to be a sign-in so when we had this big long line, that was why, and then people are trying to come in.

Mr. Randall: Totally understand, totally understand. And we could have started at 6 o'clock. We thought for the deference... let me rephrase that... I thought for the deference of everybody out there that they needed to be here when we started. So, we had given a couple extra minutes but yes, we probably could have done a better job of that.

Ms. Kuzma: And, too, so to think about the sign-in process and the start time, I sat through the, whatever it was, 5 hour and 15 minute meeting, and if we are looking at this same setup next week, I am concerned about what time of night it will be when citizens are actually able to comment. So if we could think about limiting the applicant and staff reports to anything that is new and different, because that was a long time.

Mr. Randall: Yes. The intent would be to give a cliff note version, for those of you that are old enough to remember cliff notes. We'll do a cliff note version. I specifically have asked for a couple of things from Vulcan that they probably haven't prepared yet, so we will need to go into some sort of depth

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regarding those things. But for the most part, the application that you see online, that everybody knows, everybody sees, I don't expect that we'll do... we'll have to rehash that.

Ms. Kuzma: Okay. And, I want to make sure...

Mr. Randall: Just a minute ma'am. Steven, did you have something to add?

Mr. Apicella: Actually, our plan for the 23rd, although you're going to be chairing the meeting, Mr. Randall, is to allow the public to comment as soon as the Vulcan items come up. So, that would be the first order of business, and then we would get briefings from the staff and applicant. Again, to avoid the issue that happened at the last meeting.

Mr. Randall: Okay. So we will change the order a little bit to allow that to happen.

Ms. Kuzma: Okay, thank you.

Mr. Randall: And then it'll just be the Planning Commission that'll be there until midnight.

Ms. Kuzma: And one last point to the trucks. I am concerned about the traffic. I have students who walk across 610. My daughter recently walked over here and commented on the number of dump trucks on 610 that she was able to see at once. And I know when I spoke with Vulcan, one of the points that made is that we can only control so many of them because there aren't many owned by us. And so ones that are independently owned, we can't control much. And so I think that's really something that needs to be given consideration when we are concerned about the truck traffic. Can they really control that? And, you know, what we have over all of that truck traffic. So, thank you so much for your time tonight.

PLANNING COMMISSION QUESTIONS

CLOSING REMARKS

Mr. Randall: Thank you. Alright. On that note, thank you everyone for being here. We really appreciate your ability to talk to us tonight. We took away a lot of good notes. We have several pages up here. Vulcan has some homework to do. And with that, I will adjourn our Special Meeting of the Planning Commission. Thank you.

ADJOURNMENT

With no further business to discuss, the meeting was adjourned at 9:18 PM.