



DEPARTMENT OF THE ARMY
U.S. ARMY CORPS OF ENGINEERS, CHARLESTON DISTRICT
#69A HAGOOD AVENUE
CHARLESTON, SOUTH CAROLINA 29403-5107

March 27, 2025

Regulatory Division

Mr. Jeff Hiers
509 Carteret Street
Beaufort, South Carolina 29902
Jeff@jhhiers.com

Dear Mr. Hiers:

This is in response to your request for a delineation concurrence (DC), received in our office on August 22, 2024, for a 91.4-acre site located within a portion of TMS 052-00-03-012, starting directly to the southeast of the intersection of Heritage Road and State Road S-27-38, in Varnville, Jasper County, South Carolina (Latitude: 32.6935 °, Longitude: -80.0532 °).

The review area is part of an overall project known as Pine Level Rd Phase 1. Based on a review of the information you submitted, the delineated boundaries depicted on the depiction titled "Pine Level Road – Phase 01, Jasper County, South Carolina" and dated March 17, 2025, are a reasonable representation of the aquatic resources located onsite.

This information is sufficient for planning and permitting purposes with our office. Unless otherwise requested, no further correspondence will be forthcoming regarding this request.

In all future correspondence, please refer to file number SAC-2024-01011. A copy of this letter is forwarded to State and/or Federal agencies for their information. If you have any questions, please contact Eileen Foss, Project Manager, at (843) 329-8037, or by email at Eileen.K.Foss@usace.army.mil.

Sincerely,

A handwritten signature in blue ink that reads "T. Brian Hardee".

T. Brian Hardee
Team Lead – South Branch

Enclosures:
Pine Level Road – Phase 01, Jasper County, South Carolina

Copies Furnished:

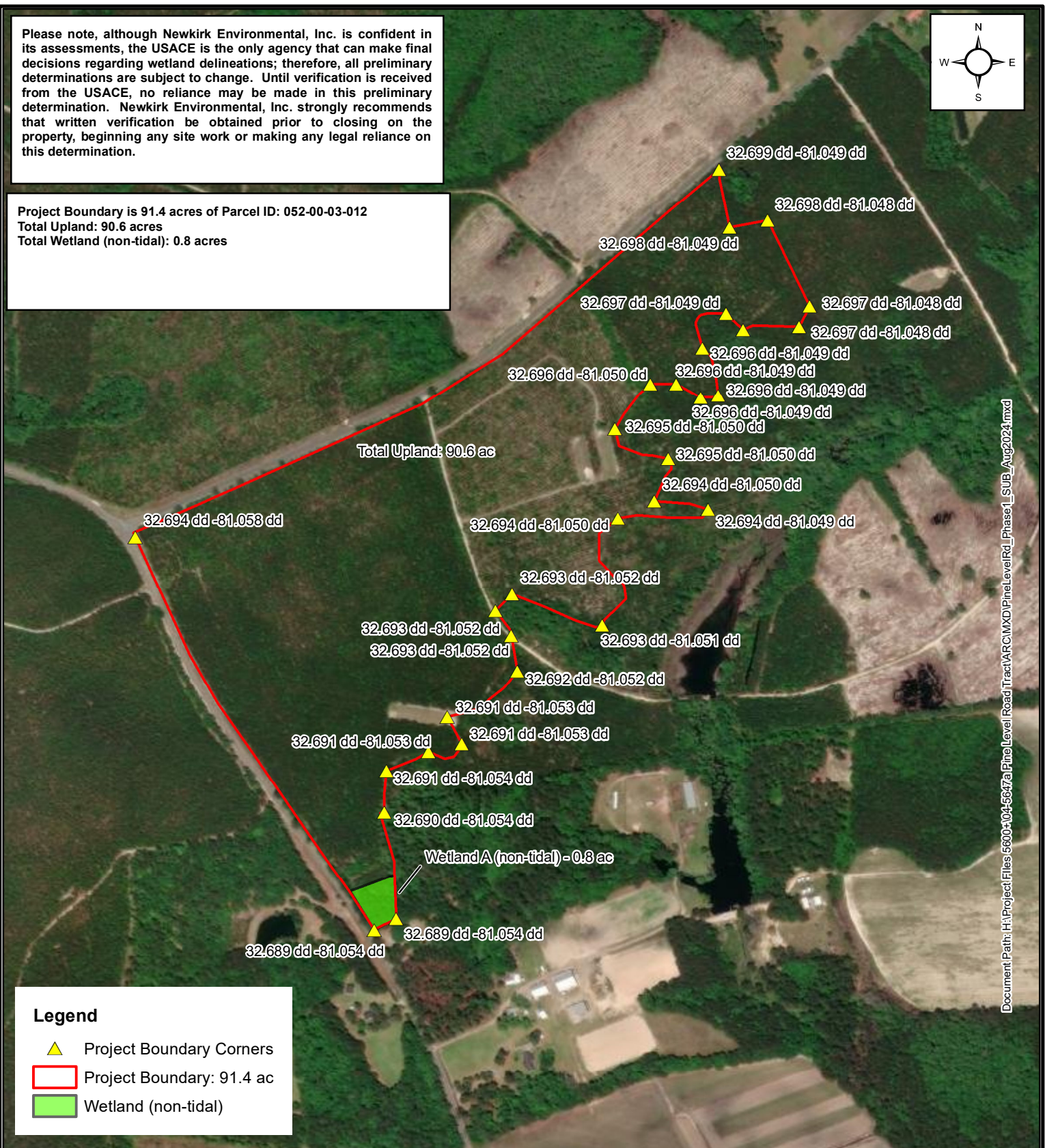
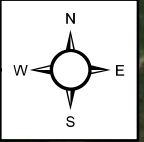
Mr. Connor Breedlove
Newkirk Environmental Inc.
P.O. Box 746
Mount Pleasant, South Carolina 29464
Connor@newkirkenv.com

SCDES – Bureau of Water
2600 Bull Street
Columbia, South Carolina 29201
WQCWetlands@des.sc.gov

SCDES – Bureau of Coastal Management
1362 McMillan Avenue, Suite 400
North Charleston, South Carolina 29405
OCRMPermitting@des.sc.gov

Please note, although Newkirk Environmental, Inc. is confident in its assessments, the USACE is the only agency that can make final decisions regarding wetland delineations; therefore, all preliminary determinations are subject to change. Until verification is received from the USACE, no reliance may be made in this preliminary determination. Newkirk Environmental, Inc. strongly recommends that written verification be obtained prior to closing on the property, beginning any site work or making any legal reliance on this determination.

Project Boundary is 91.4 acres of Parcel ID: 052-00-03-012
Total Upland: 90.6 acres
Total Wetland (non-tidal): 0.8 acres



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Figure 05: Resource Map

Project #: 04-5647a Date: August 20 2024 (Rev.3/17/25)

Created by: CAB



Pine Level Road - Phase 01 Jasper County, South Carolina

