

South Carolina	)	
Department of	)	
Environmental Services	)	
	)	Transcript
In Re:	)	
Luck Stone Corporation	)	of
Luck Cherokee Quarry	)	
	)	Public Hearing
	)	
	)	

Date: September 18, 2025

Time: 7:20 p.m.

Location: Institute of Innovation, 175 Campus Drive,
Gaffney, South Carolina

Reported by
Breanna Sharper

COPY

APPEARANCES

Hearing Officer: Catherine A. Sawyer, SCDES

SCDES Officials Present: Colby Myers
Nick Hoehn

Speakers from the public: Dennis Linda Sentell
Terry Manning
Angie Peeler
Kathryn Kosloski
Mary Jones
Julia Humphries

Also Present: Aliah Cisson,
Court Reporter Shadow

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1 PROCEEDINGS

2 HEARING OFFICER SAWYER: The time is now 7:20 p.m., on
3 Thursday, September 18th, 2025, and this public
4 hearing will now begin. The public hearing is
5 being held by the South Carolina Department of
6 Environmental Services, also known as SCDES, to
7 accept comments and supporting information on the
8 application submitted by Luck Stone Corporation to
9 mine gneiss at a site located on Old Post Road in
10 Cherokee County, approximately one mile northeast
11 of Macedonia, South Carolina.

12 As a formal proceeding, the purpose of this
13 hearing is to accept oral comments from the
14 audience and record them for the official record.
15 Therefore, a SCDES staff will not be responding to
16 questions or comments during the hearing. A
17 written transcript will be prepared by the
18 certified court reporter, the transcript will serve
19 as the official record of this public hearing and
20 will be posted on the Department's web page when
21 available. The web page address is
22 des.sc.gov/luckstonecherokee, and it will be
23 updated with information as it becomes available.

24 Again, my name is Catherine Sawyer, and I will
25 serve as your hearing officer tonight. Thank you

1 for taking the time to be here for this important
2 step in SCDES's permitting process.

3 Before I go over how we will proceed, there
4 are a couple of items that I would like to address.
5 First, I would ask that you please silence your
6 cell phones or other electronic devices so that
7 others are not disturbed during the hearing. Next,
8 if you have not already done so, I encourage each
9 of you to sign the attendance sheet located at the
10 sign-in table so that we have a complete record of
11 everyone here tonight. We've asked for your
12 mailing or email address on the sign-in sheet so
13 that we know how to notify you of future
14 information regarding the proposed quarry.

15 The permitting process at SCDES begins when an
16 application is received for one or more
17 environmental permits. During this process, an
18 applicant must show that its proposed operation can
19 comply with all applicable state and federal
20 regulations. These regulations have been written
21 to ensure that human health and the environment are
22 protected. In addition to reviewing the
23 application, the Department's role is to write and,
24 if issued, enforce permits that meet the
25 requirements and regulations.

1 You also have a role in SCDES's permitting
2 process. That's what brings us here tonight, to
3 receive your comments, formally, for the record.
4 Although final permit decision cannot be made based
5 on a vote or how many people say the same thing,
6 your comments are important and may influence the
7 terms and conditions written in the permit, if one
8 is issued. Comments and concerns given here
9 tonight, as well as those submitted in writing by
10 the end of the public comment period, are welcomed
11 and encouraged.

12 A presentation on the proposed mine and DES's
13 permitting process was provided by Colby Myers and
14 Nick Hoehn during the public meeting held at 6 p.m.
15 This presentation will be made available on our web
16 page before the end of the public comment period.

17 We'll now move on to the order in which we
18 will proceed with this hearing. A brief statement
19 about the proposed mine will be read for the record
20 by Colby Myers, and an overview of the draft air
21 permit will be read by Nick Hoehn. I will then
22 begin the public comment portion of the evening by
23 calling on those of you who indicated on the
24 sign-in sheet that you would like to make a
25 comment. If you have decided that you no longer

1 wish to comment when you're called upon, you may
2 decline at that time. Once everyone has had a
3 chance to speak, I will ask if anyone else in
4 attendance would like to make a comment. After all
5 comments have been heard, I'll make closing
6 remarks, and the public hearing will be adjourned.

7 For everyone to have a fair and equal
8 opportunity to participate tonight and to ensure
9 that we proceed in a timely and effective manner,
10 the following four guidelines have been
11 established. No questions will be answered during
12 the public hearing. Your comments should not go
13 over three minutes for individuals or five minutes
14 for elected officials and those speaking on behalf
15 of an organized group. I will remind you if you do
16 not conclude your comments in that time. If you're
17 unable to present all of your comments within the
18 allotted time, please remember that you may submit
19 them to SCDES in writing by the close of the public
20 comment period.

21 Please be respectful towards anyone speaking
22 here tonight. You each have a unique, valued
23 perspective. No one comment is considered more
24 important than another. And please don't interrupt
25 or ask other participants to respond to your

1 comments. Should any comments or actions begin to
2 move away from the intent of this hearing, I may
3 ask the speaker to limit their statements and be
4 seated.

5 I will now call on Colby Myers to read a brief
6 statement about the mine operating permit.

7 MR. MYERS: On May 9th, 2025, Luck Stone Corporation
8 submitted a mine operating permit application to
9 mine gneiss in Cherokee County. The total
10 permitted area is proposed to be 347.6 acres,
11 consisting of 253.3 acres of affected area, 94.3
12 acres of buffer, and no future reserves. The
13 reclamation plan proposes to reclaim the site as a
14 pond or lake and grasslands.

15 HEARING OFFICER SAWYER: Now, we'll ask Nick Hoehn to
16 read a brief statement about the draft air permit.

17 MR. HOEHN: Luck Stone Corporation-Luck Cherokee, has
18 applied to the Department for an air construction
19 permit to install and operate a new gneiss
20 aggregate mine and processing plant. The draft
21 permit and draft statement of basis has been
22 written, which outlines the proposed project and
23 applicable regulations. This permit will enable
24 the facility to construct and operate in compliance
25 with federal and state air quality regulations.

1 The permit includes federally enforceable
2 facility-wide limits to remain below the major
3 source thresholds for both Title V Operating Permit
4 and prevention of significant deterioration of
5 regulations. The limits are less than 250 tons per
6 year of particulate matter emissions and less than
7 100 tons per year of particulate matter emissions
8 less than 10 microns.

9 HEARING OFFICER SAWYER: As we transition to the comment
10 portion of this public hearing, I would like to
11 reiterate that SCDES staff are here to listen to
12 your comments. Answers or responses to questions
13 will not be provided tonight. All comments made
14 during this hearing are being recorded. If you're
15 unable to complete your comments in the
16 three-minute allotted time, you may submit them in
17 writing through the end of the public comment
18 period on October 3rd, 2025.

19 We will now hear from those of you who
20 indicated on the sign-in sheet that you would like
21 to make a comment. You will be called upon in
22 random order. Please clearly state and spell your
23 name for the court reporter before you begin
24 speaking. And I'm going to have you come down and
25 use this microphone.

25 state and spell your name for the court reporter.

1 MR. MANNING: For the record, my name is Terry Manning,
2 T-e-r-r-y M-a-n-n-i-n-g. As a native of Gaffney,
3 South Carolina, and as a resident of the Macedonia
4 Community, I am concerned about Luck Stone or
5 Luck Cherokee's commitment to maintain the beauty
6 of our community, the health and well-being of the
7 project's neighbors and their properties, and what
8 some have described as the inevitability of further
9 commercial development in this area.

10 We are not resistant to all change. Change is
11 inevitable. What we are resistant to is change
12 that threatens what we have enjoyed, and committed
13 to preserving for our family, both now and in the
14 future.

15 Even a cursory review appears to show that
16 there have been some issues with the application
17 process. These issues have raised questions, and I
18 hope that the applicant, and state officials
19 understand how this has tainted the perception of
20 this entry into our area. If they can be
21 addressed, I hope that they are addressed
22 adequately and with understanding that, when you
23 start off on the wrong foot, it's hard to get back
24 on the right foot. Thank you.

25 HEARING OFFICER SAWYER: Next, I'd like to call Emily

1 Holbert? No?

2 (No response.)

3 HEARING OFFICER SAWYER: Gayle White?

4 (No response.)

5 HEARING OFFICER SAWYER: Sloan Sentell?

6 (No response.)

7 HEARING OFFICER SAWYER: Okay. Timothy Daniel?

8 (No response.)

9 HEARING OFFICER SAWYER: All right. Lee Byers? No?

10 (No response.)

11 HEARING OFFICER SAWYER: All right. Dave Hoover?

12 (No response.)

13 HEARING OFFICER SAWYER: Angie Peeler?

14 MS. PEELER: My name is Angie Peeler, A-n-g-i-e

15 P-e-e-l-e-r, and I'm very concerned about this, and

16 I'm concerned for the quality of the water. I'm

17 concerned for the quality of our property. And if

18 something goes wrong, our property values just go

19 down, and who's going to fix that? I'm worried

20 that we've had this land forever, that was to be

21 passed from generation to generation, and it's

22 going to be spoiled. And I'm worried about the

23 sound pollution. And that's all I have. Thank

24 you.

25 HEARING OFFICER SAWYER: Shawn Peeler?

1 (No response.)

2 HEARING OFFICER SAWYER: Lanese Peeler?

3 (No response.)

4 HEARING OFFICER SAWYER: Kathryn Kosloski?

5 MS. KOSLOSKI: My name is Kathryn, K-a-t-h-r-y-n,
6 Kosloski, K-o-s-l-o-s-k-i, and I, again, represent
7 Luck Companies. As a hundred-year-old family owned
8 and operated business, we have an immense amount of
9 respect for the level of history and pride that you
10 each take in your community. We hope, if we have
11 the ability to join this community, to be active,
12 engaged, and transparent member of your beloved
13 homes.

14 We acknowledge that an application like ours
15 takes an immense amount of trust, and we are
16 committed to earning that trust on a daily basis,
17 from the time the permit is applied to our hopeful
18 joining of the community. And we hope to do that
19 by meeting not only the federal, state, and local
20 regulatory expectations, but we hope to also exceed
21 those expectations, as well as most importantly,
22 exceeding your expectations as our neighbors and
23 community members.

24 I hope that if you leave here tonight with
25 additional questions, that you reach out to a

1 member of our team. And I'm here to share my
2 contact information with you. Again, my name is
3 Katy Kosloski or Kathryn Kosloski. My phone number
4 is (804)400-2591. And my email address is my first
5 initial and last name,
6 K-K-o-s-l-o-s-k-i@luckcompanies.com. I'm happy to
7 come down and sit and share more information with
8 each of you or invite you to tour one of our active
9 operations here in South Carolina or across the
10 southeast.

11 Thank you so much for your time and your
12 feedback, and thank you to DES for their thorough
13 consideration of our application.

14 HEARING OFFICER SAWYER: That concludes everyone who
15 signed up to make a comment. Please raise your
16 hand if you've not had the opportunity to speak,
17 but would like to do so now. All right. It looks
18 like I've called on everyone.

19 Whoops. Whoops. I didn't see you. Come on.
20 Come on down and please state and spell your name
21 for the court reporter.

22 MS. JONES: I didn't sign to speak. My name is Mary
23 Knuckles Jones. M-a-r-y K-n-u-c-k-l-e-s, Jones,
24 J-o-n-e-s. I'm here to speak on behalf of the
25 Macedonia and Shady Grove communities. And we

1 are -- have been long residents of this community.

2 We were not -- or I was not made aware of this
3 initiative that has already taken hold, taken root.
4 I just happened to be reading the newspaper, maybe
5 a month or so ago, about these [sic] meeting --
6 about what was going on with the -- and there was
7 going to be a quarry in our neighborhood, and I
8 just couldn't believe that.

9 I think about -- I don't know how many of you
10 are familiar with Limestone Quarry that was located
11 at Limestone College, thousands of miles deep,
12 filled with water, and took so many in drownings
13 over the years. But I also want -- I'm concerned
14 about the noise. I'm concerned about the
15 atmosphere. I'm concerned about this thing that
16 may or may not come into our community. But I
17 assume that once it's here, if it is here, and if
18 we have anything to say about it, it will be here
19 for 50 years. I see we can't ask questions, so I'm
20 making that statement. I'm not sure if that --
21 whether it's true or not, but apparently, once it's
22 here, it's here. We're stuck with the -- and I
23 personally do not want this in our community. How
24 is it going -- I don't know how it's going to
25 profit Cherokee County. We'll have some more

1 walking trails, and some more -- another lake to
2 fish in. What -- I'd like to know the provision,
3 and I've tried to record all of those websites and
4 all those email addresses. I don't know if it --
5 this may be a done deal, I don't know. But if it
6 is, I'm very sorry. Thank you.

7 HEARING OFFICER SAWYER: Is there anyone else who would
8 like to make a comment tonight? Okay. State and
9 spell your name for us, okay?

10 MS. HUMPHRIES: I sure will. My name is Julia
11 Humphries, J-u-l-i-a H-u-m-p-h-r-i-e-s. I want to
12 say for our community and for Cherokee County, I
13 have the same concerns that you guys do. I grew
14 up, from a baby, right next door to where this is
15 going to be. I do hope, as I'm sure everyone
16 hopes, that this will be held to a standard just
17 like anything else is in our community.

18 I work in healthcare, and you could not -- we
19 can't just let the place fall all to -- you know,
20 and have the accrediting bodies and come in and
21 say, "Hold on a minute." You know? That's a lot
22 of this checks and balances. That's why the -- I'm
23 still going to call you "DHEC" is here. So I think
24 that what I've been taught is to place my trust in
25 those agencies and hope that they'll follow through

1 and do their due diligence for our community.

2 I just -- I wanted to just say that, but I do
3 have the same concerns, but I do believe that
4 they're going to uphold to those standards.

5 HEARING OFFICER SAWYER: Would anyone else like to make
6 a comment?

7 MS. JONES: Can we make a second comment?

8 HEARING OFFICER SAWYER: I think we have time for that,
9 yes, ma'am.

10 MS. JONES: My husband says no.

11 HEARING OFFICER SAWYER: Okay. Then since no other
12 attendees would like to speak, the comment portion
13 of tonight's public hearing is concluded. On
14 behalf of the South Carolina Department of
15 Environmental Services, I'd like to thank everyone
16 for coming here tonight and giving us your
17 comments. Please note, once again, that written
18 comments may be submitted to SCDES through October
19 3rd, 2025. All written comments received on or
20 before this date will be considered in SCDES's
21 decision-making process.

22 If you have questions about submitting written
23 comments after tonight, please see a staff member
24 before you leave. SCDES's Bureau of Land and Waste
25 Management will review and consider all comments

1 received and may request additional information
2 from the applicant if necessary. A decision will
3 then be made to approve or deny the mine permit
4 application and the mine operating permit.

5 Once a final decision is made, SCDES will
6 provide a summary response to all comments
7 received. The permit decision and summary response
8 will be provided to everyone who signed in here
9 tonight, as well as those who submitted comments
10 during the public comment period. The final permit
11 decision and summary response will also be posted
12 on the web page. You will receive notification of
13 SCDES's permit decision by standard U.S. mail or by
14 email. If you wish to be notified of the final
15 decision by certified mail instead, please make
16 your request known in writing no later than October
17 3rd of 2025. If you have questions or if you're
18 interested in discussing specific aspects of the
19 proposed mine, please reach out to any of our staff
20 members. We will be happy to begin a conversation
21 with you.

22 On behalf of the South Carolina Department of
23 Environmental Services, thank you again for your
24 attendance and comments this evening. The time is
25 now 7:42 p.m., and the public hearing is officially

1 adjourned.

2 (Whereupon the within hearing was

3 concluded at 7:42 p.m.)

4 (*This transcript may contain quoted material.

5 Such material is reproduced as read or quoted

6 by the speaker.)

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