



DEPARTMENT OF THE ARMY
U.S. ARMY CORPS OF ENGINEERS, CHARLESTON DISTRICT
1949 INDUSTRIAL PARK ROAD, ROOM 140
CONWAY, SOUTH CAROLINA 29526

January 2, 2024

Regulatory Division



Dear [REDACTED]

This is in response to your request for an Approved Jurisdictional Determination (AJD) (SAC-2023-00050) received in our office on December 13, 2002, for a 16.22-acre site located on four (4) properties (PIN#s 426-12-03-0008, 425-09-04-0007, 426-13-02-0001, and 425-00-00-0311), on Pine Island Road adjacent to Coastal Grand Mall, in the City of Myrtle Beach, Horry County, South Carolina (Latitude: 33.7027°N, Longitude: -78.9171°). An AJD is used to indicate the Corps has identified the presence or absence of wetlands and/or other aquatic resources on a site, including their accurate location(s) and boundaries, as well as their jurisdictional status pursuant to Section 404 of the Clean Water Act (CWA) (33 U.S.C. § 1344) and/or navigable waters of the United States pursuant to Section 10 of the Rivers and Harbors Act of 1899 (RHA) (33 U.S.C. § 403).

The site is shown on the attached survey plat entitled "WETLAND MAP OF / PARCEL G2-A, G2-B, TRACT 7 AND TRACT 8 / LOCATED ADJACENT TO COASTAL GRAND MALL / MYRTLE BEACH, HORRY COUNTY, SOUTH CAROLINA / PREPARED FOR: / MYRTLE BEACH FARMS COMPANY INC." and dated July 19, 2023, prepared by Development Resource Group, LLC. Based on a review of aerial photography, topographic maps, National Wetlands Inventory maps, soil survey information, and Wetland Determination Data Form(s), we conclude the site, as shown on the referenced map, does not contain any aquatic resources subject to regulatory jurisdiction under Section 404 of the CWA or Section 10 of the RHA.

Attached is a Memorandum for Record describing the basis of jurisdiction for the delineated area(s). Note that some or all of these areas may be regulated by other state or local government entities, and you should contact the South Carolina Department of Health and Environmental Control, Bureau of Water, or Department of Ocean and Coastal Resource Management, to determine the limits of their jurisdiction.

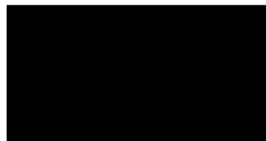
This AJD is valid for five (5) years from the date of this letter unless new information warrants revision before the expiration date. This AJD is an appealable action under the Corps of Engineers administrative appeal procedures defined at 33 CFR Part 331. The

administrative appeal options, process and appeals request form is attached for your convenience and use.

This AJD was conducted pursuant to Corps of Engineers' regulatory authority to identify the limits of Corps of Engineers' jurisdiction for the particular site identified in this request. This AJD may not be valid for the wetland conservation provisions of the Food Security Act of 1985. If you or your tenant are USDA program participants, or anticipate participation in USDA programs, you should request a certified wetland determination from the local office of the Natural Resources Conservation Service, prior to starting work.

In all future correspondence, please refer to file number SAC-2022-00050. A copy of this letter is forwarded to State and/or Federal agencies for their information. If you have any questions, please contact me at (843) 365-1707, or by email at Wiley.c.Bracey@usace.army.mil.

Sincerely,



Attachments:

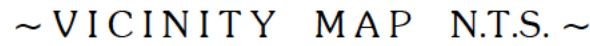
Memorandum for Record

Notification of Appeal Options

Map entitled "WETLAND MAP OF / PARCEL G2-A, G2-B, TRACT 7 AND TRACT 8 / LOCATED ADJACENT TO COASTAL GRAND MALL / MYRTLE BEACH, HORRY COUNTY, SOUTH CAROLINA / PEPAED FOR: / MYRTLE BEACH FARMS COMPANY INC."



[REDACTED]

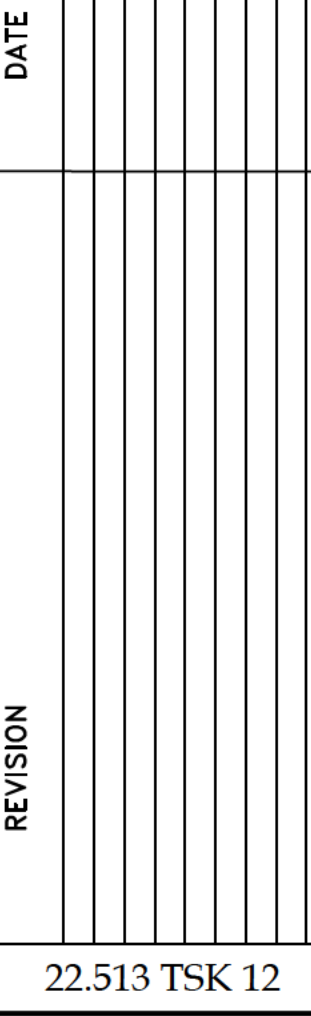


- Parcel - G2-A
Tax Parcel: PIN: 426-12-03-0008
TMS: 180-00-02-203
Last property transfer Deed Book 3859, Page 3032
Owner of Record:
Burroughs & Chapin Company Inc.
8800 Marina Parkway
Myrtle Beach, SC 29572
2. Parcel - G2-B
Tax Parcel: PIN: 425-09-04-0007
TMS: 180-00-02-308
Owner of Record:
MOSCI LLC ETAL
c/o Burroughs & Chapin Company Inc.
8800 Marina Parkway
Myrtle Beach, SC 29572
3. Parcel - Tract 7
Tax Parcel: PIN: 426-13-02-0001
TMS: 180-00-02-204
Owner of Record:
Myrtle Beach Farms Company Inc.
8800 Marina Parkway
Myrtle Beach, SC 29572
4. Parcel - Tract 8
Tax Parcel: PIN: 425-00-00-0311
PIN: 425-16-01-0003
Last property transfer Deed Book 3859, Page 3032
Owner of Record:
Myrtle Beach Farms Company Inc.
8800 Marina Parkway
Myrtle Beach, SC 29572
5. This property appears to be located in Flood Zone "X", According to FEMA Flood zones per F.I.R.M. 45051C 708 K, dated Dec. 16th, 2021. Any Flood zone lines shown hereon are based on provided data, this plat is not the basis for flood zone determination or flood zone related issues.
6. Declaration is made to original purchaser of the survey, It is not transferable to additional institutions or subsequent owners.
7. This survey is only valid if print of same has original signature and embossed seal of the surveyor.
8. Surveyor has made no investigation or independent search for easements of record, encumbrances, restrictive covenants, ownership title evidence, or any other facts that an accurate and current title search may disclose.
9. Subsurface and environmental conditions were not examined or considered as a part of this survey. No statement is made concerning the existence of underground or overhead containers or facilities that may affect the use or development of this tract.
10. This property is subject to all easements or restrictions of record.
11. All Bearings are based upon the South Carolina State Plane Coordinate System (NAD83)(2011). All distances shown are Horizontal not grid distances.
12. Date of Field Survey: July, 2023

1. Plat of Tracts 15, 15, 17 and 18 Mall of South Carolina Subdivision prepared for Mall of S.C. Limited Partnership by Associated Land Surveyors dated June 28th, 2004 at the Horry County Register of Deeds in Plat Book 199 Page 131.



Michael D. Oliver, P.L.S. No. 13520
as agent



I hereby state that to the best of my professional knowledge, information, and belief, the survey shown hereon was made in accordance with the requirements of the Standards of Practice Manual for Surveying in South Carolina, and meets or exceeds the requirements as specified therein.