



AGRICULTURAL ADVISORY BOARD

415 South Pine Street - Walhalla, SC TEL (864) 638-4218

LIMITED IN-PERSON ATTENDANCE PERMITTED

Due to the Novel Coronavirus pandemic and the ongoing state of emergency, in-person attendance at this Commission meeting by members of the general public will be limited. Attendance will be limited to twenty percent of the stated maximum occupancy, which equates to thirty-four (34) persons (including Council members, other elected officials, and staff). Attendees will be required to sit in designated seats, appropriately spaced. In-person attendance will be allowed on a "first-come" basis.

*Additionally, to ensure the meeting otherwise remains open to the public, we will continue to broadcast it live on the County's YouTube channel, which can be found via the County's website at Oconeesc.com. Further, the public may call in and listen by dialing **888-475-4499 OR 877-853-5257** and entering meeting ID # **828 4377 0168**. And, individuals parked in close proximity to Council Chambers may listen to the meeting on FM 92.3.*

PARTISAN POLITICAL ACTIVITY PROHIBITED

During this election season, please remain aware that engaging in partisan political activity during a County Commission meeting is prohibited. Oconee Code of Ordinances Section 2-61. "Partisan political activities" are those activities that are directed at the success or failure of a political party, candidate for political office, or political group.

AGENDA

6:30 PM, Monday July 13th, 2020

COUNCIL CHAMBERS

OCCONEE COUNTY ADMINISTRATIVE COMPLEX

1. Call to Order
2. Approval of minutes from 06/08/2020
3. Citizen comment
4. Board member comment
5. New member welcome
6. Development standards
7. H.S.306
8. Farmer's resource guide
9. Agricultural Disclosure Act
10. County Right-to-Farm act
11. Non-traditional and specialty agriculture assistance
12. "Victory gardens"
13. Adjourn

Anyone wishing to submit written comments to the Agricultural Advisory Board can send their comments to the Planning Department by mail or by emailing them to the email address below. Please Note: If you would like to receive a copy of the agenda via email please contact our office, or email us at achapman@oconeesc.com.

AGRICULTURAL ADVISORY BOARD

415 South Pine Street - Walhalla, SC



TEL (864) 638-4218 FAX (864) 638-4168

Minutes

6:30 PM, Monday, June 8, 2020

COUNCIL CHAMBERS

OCONEE COUNTY ADMINISTRATIVE COMPLEX

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Members Present

Edward Land

Rex Blanton

Doug Hollifield

Vickie Willoughby

Debbie Sewell

Staff Present

Adam Chapman

Vivian Kompier

Media Present

Caitlin Herrington

1. Call to Order – Mr. Blanton called the meeting to order at 6:30pm.
2. Approval of minutes from 03/09/2020 – Sandra Gray was not in attendance at the March meeting and Ms. Gray motioned to approve the minutes with the amendment, seconded by Mr. Land.
3. Citizen comment – None

4. Board member comment – Mr. Blanton mentioned that it’s good to be back, good to be back doing Ag business.

Ms. Sewell has been meeting with the Farmers market managers and discussing marketing and possibly doing surveys with vendors and customers to see if their needs are being met. Foothill market has been going since May and is going well. The market building was open and a great place to have the market. There is not a lot of produce yet, but they do have a new coffee vendor.

5. Discussion on “New and Old business” – The County Attorney would like to remove Old and New business off of the agenda. Mr. Land made a motion to remove those items and was seconded by Ms. Gray and approved 5/0.

6. Agricultural Disclosure Act

8.1.1.8: Work with the state Real Estate Licensing commission to add an “Agricultural Disclosure Act” to ensure that potential home/land/business purchasers are made aware that agricultural activity is occurring on land adjacent to the purchaser’s property of interest.

1. AAB Board members

- a. Mr. Land
- b. Mr. Blanton
- c. Mr. Hollifield

2. Research other states agricultural disclosure acts

3. Meet with our local State Real Estate Commission member

4. Draft a resolution to recommend, bring to AAB, bring to Planning Commission and send to Council.

7. County Right-to-Farm act

Strategy 8.1.2.6.: Support South Carolina right-to-farm laws and consider adopting a county right-to-farm policy.

1. AAB Board members – **No volunteers**

2. Research our right-to-farm act and any other states as well as local right-to-farm acts.

3. Define “why we are doing this”

5. Draft a resolution to recommend, bring to AAB, send to Council.

8. Non-traditional and specialty agriculture assistance

Strategy 8.1.2.2.: Provide appropriate assistance to expand non- traditional and specialty agribusiness opportunities.

1. AAB Board members

- a. Ms. Sewel
- b. Ms. Gray

2. Research other states transfer of farmland from older to younger generations plans

3. Define “why we are doing this”

4. Meet with Oconee Food Summit and come up with a plan.

5. MAYBE Draft a resolution to recommend, bring to AAB, bring to Planning Commission and send to Council.

9. “Victory gardens”

Strategy 8.3.1.2.: Encourage residents to supplement personal food sources with gardening and fresh food preservation.

1. AAB Board members – Kim Alexander has done a lot of research on this topic as per Ms. Sewel
 - a. Mr. Land
 - b. Mr. Blanton
 - c. Ms. Gray

2. Establish a communication/advertisement plan

3. Link providers with end-users

4. Establish the “why”

10. Old Business – Food policy group got together and fed the tornado victims for 3 or 4 days, as well as many other groups.

The Beginner Farmer Guide we need to get moving on this.

Advertising in the newspaper calendar for farmers’ markets.

USDA grants for small farmers.

FSA has money if you’ve lost money.

We need to educate everyone on the programs that are available.

11. New Business - None

12. Adjourn – 7:11pm

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Farm Resource Contacts Guide



**Farm Resource Guide Directory, Table of
Contents**

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Federal Agencies



1. **USDA Farm Service Agency**

www.fsa.usda.gov

See your individual County Listing for the correct office contact #
The **Farm Service Agency’s Mission** is to serve all farmers, ranchers, and agricultural partners by delivering effective, efficient agricultural programs for all Americans. **FSA’s Vision** is a market-oriented, economically viable and environmentally sound American Agriculture that delivers an abundant, safe and affordable food and fiber supply while sustaining quality agricultural communities.

FSA provides a financial safety net for the Nation’s farmers and ranchers. FSA also helps ensure that American agriculture remains competitive and productive in global markets while increasing the viability and stability of domestic agricultural operations.

Under the Food, Conservation and Energy Act of 2008 (The Farm Bill), FSA assists farmers and ranchers through a number of key programs.

Serving Oconee County

FSA Service Center Office
Oconee County Farm Service Agency
301 South Broad Street
Walhalla, SC 29691-2101
(864) 638-2213
(855) 733-3581 Fax
Mailing Address:
Farm Service Agency
301-B W South Broad St.
Walhalla, SC 29691-2102

County Executive Director: Beth Blackwell
(864) 638-2213
(855) 733-3581 fax
Beth.Blackwell@usda.gov

Farm Service Agency Offices Serving Outside Oconee County

FSA State Office
 South Carolina State Farm Service Agency
 1927 Thurmond Mall, STE 100
 Columbia, SC 29201-2375
 (803) 806-3820
 (855) 563-9305 Fax

Mailing Address:
 1927 Thurmond Mall, STE 100
 Columbia, SC 29201-2375

State Executive Director: **Boone Peeler**
 (803) 806-3820
 (855) 563-9305 fax
 Boone.Peeler@sc.usda.gov

2. USDA Animal and Plant Health Inspection Services



<http://www.aphis.usda.gov/>

Mission: APHIS leads the way in anticipating and responding to issues involving Animal and plant health, conflicts with wildlife, environmental stewardship and animal well being. Together with our customers and stakeholders, we promote the health of animal and plant resources to facilitate their movement in the global marketplace and to ensure abundant agricultural products and services for U.S. consumers. APHIS is comprised of several divisions including Veterinary Services, Plant Protection and Quarantine and Wildlife services.

a. Veterinary Services

Customers located in South Carolina are requested to contact the APHIS VS Service Center located in Nashville, Tennessee for assistance.

USDA-APHIS-National Import Export Services
440 Hogan Road | Jennings Building
Nashville, TN 37220
615-781-5315
vspstn@aphis.usda.gov

b. State Plant Health Director:

Carl Lightfoot
USDA, APHIS, PPQ
4600 Goer Dr. Ste 104
Charleston, SC 29406
Phone: 843-480-4334
Fax: 843-746-2954
Email: Carl.W.Lightfoot@aphis.usda.gov

c. Office Manager:

Kim Williams: (843) 480-4334
Email: Kim.P.Williams@aphis.usda.gov

d. Associate Executive Director:

Calvin Shuler: (919) 855-7326

e. South Carolina Wildlife Services

South Carolina Wildlife Services State Director
400 Northeast Drive
Suite L
Columbia, SC 29203
Phone: (803) 786-9455

Toll Free: 1-866-4USDAWS



3. USDA Natural Resource Conservation Service

<http://www.nrcs.usda.gov/>

See your individual County for the correct office contact #

Since 1935, the [Natural Resources Conservation Service](#) (originally called the Soil Conservation Service) has provided leadership in a partnership effort to help America's private land owners and managers conserve their soil, water, and other natural resources.

NRCS employees provide technical assistance based on sound science and suited to a customer's specific needs. We provide financial assistance for many conservation activities. Participation in our programs is voluntary.

Oconee County

Field Office

301 West South Broad Street

Walhalla, SC 29691

Phone: (864) 638-2213/Fax: (855) 733-3583

[Heather Ramsay](#), District Conservationist

Ext. 103/Cell: (864) 903-4290

[Jason McCay](#), Soil Conservation Technician

Ext. 104

[Eddie Martin](#), SWCD District Manager

Ext. 101

National Organic Products (NOP) Links

[Crop Producers](#)

[USDA NOP Handbook Regulations](#)

[USDA NOP Homepage](#)

[USDA NOP](#)

[Using Organic Seals](#)

STATE OF SOUTH CAROLINA RESOURCES

State Agencies



The South Carolina Department of Agriculture is made up of four main Divisions: [Agency Operations](#), [Agricultural Services](#), [Consumer Protection](#), and [External Affairs & Economic Development](#). Within these four areas are additional divisions such as [Grading & Inspection](#), [Food/Feed Safety Compliance](#), and [Economic Development](#). To find your specific area of interest, click on the link in the section menu above.

4. Certified South Carolina Product



Products that are eligible for inclusion in the program include agricultural products and food products that are manufactured or processed in the state that may or may not always include

ingredients grown exclusively in South Carolina. This includes value added products, manufactured food

products, and other agricultural products that may be further sorted, graded, blended, processed and packaged, in South Carolina. In addition, Specialty agricultural food businesses located in South Carolina may have an exclusive recipe manufactured in another state, under the South Carolina address and company label, and be eligible for membership in the program. All items that shall bear or potentially bear the logo or potentially be included in promotional efforts shall be included on the application form and approved by the South Carolina Department of Agriculture. Any new items must be sent to the SCDA for approval to update a member product listing. All products must meet the accepted USDA or FDA industry standards for the product, whichever is appropriate. Any processed, cooked or manufactured item must be produced and packaged to accepted industry standards in an approved kitchen or facility.

For more information about participating in the Certified South Carolina program or to receive an

application by mail, contact [Ansley Rast Turnblad](#).

5. Certified South Carolina Grown



To be eligible to use the Certified South Carolina Grown logo, the producer shall complete a list of all products he/she grows in South Carolina and wishes to list as *Certified SC Grown* for approval by the South Carolina Department of Agriculture. All items that shall bear or potentially bear the logo or potentially be included in promotional efforts shall be included on the application form and approved by the South Carolina Department of Agriculture. Any new items must be sent to the SCDA for approval to update a member product listing. The member shall agree that the SC Grown logo shall only be used on first quality products, grown in South Carolina, that meet the US #1 Quality Grade Standard, or higher U.S. Grade Standards, whichever is the accepted USDA industry grade standard for that commodity. The logo shall not be used on secondary labels or cull products.

Membership in the Certified South Carolina Program is made by application to and acceptance by the South Carolina Department of Agriculture. All farm producers, food manufacturers, specialty food producers, packing facilities and others engaged in the production or manufacture of agricultural products in South Carolina are eligible to apply.

Apply Today: [Certified SC Member Application](#)

6. Clemson University Cooperative Extension

Clemson Extension helps improve the quality of life of all South Carolinians by providing unbiased, research-based information through an array of public outreach programs in youth development; agribusiness; agriculture; food, nutrition and health; and natural resources. With offices in all [46 counties](#) of the state, Extension works to help support South Carolina's \$42 billion agriculture and forestry industries; strengthen families and communities; improve stewardship of natural resources and the environment; strengthen connections between people and their food; and expose South Carolina youth to opportunities in agriculture, science, technology, engineering and math.

Oconee County Extension Office

Clemson Extension employs Extension Agents who work closely with state extension specialists and researchers located on campus and at the various research and education centers located across the state. Your local Extension Agents provide expertise in Agribusiness, Agronomy, Food Safety & Nutrition, Horticulture, Livestock & Forages, Forestry and Wildlife Resources, Water Resources, and 4-H and Youth Development.

Local Staff Contacts for Oconee County Extension Office

Name	Title	Email
Lindsey Craig 864-878-1394	Area Livestock and Forage Agent	lcraig@clermson.edu
Mallory Dailey 864-638-5889	Oconee County 4-H Youth Development Ag.	mallord@clermson.edu
Carolyn Dawson 864-638-5889	Area Extension Forestry Agent	dawson4@clermson.edu
George Dickert 864-365-0642	District Extension Director	gdicker@clermson.edu
Tina Reif 864-638-5889	Administrative Assistant	treif@clermson.edu
Kerrie Roach 864-638-5889	Area Commercial Horticulture Agent	kwalker@clermson.edu
Christopher Talley 864-359-3382	Senior Associate Extension Agent	talley2@clermson.edu
Morris Warner 864-638-5889	Senior County Extension Agent	mwarner@clermson.edu 864-

Extension Publications

Clemson University Cooperative Extension shares research-based knowledge with the citizens of South Carolina through an extensive catalogue of topical publications, fact sheets and research publications in subject areas including entomology, gardening, forestry, water and wildlife. These publications are written by extension agents and professors and are designed for industry professionals, lay enthusiasts and homeowners, and scholars. These cover topics such as agronomic crops, agribusiness, entomology, forestry, horticulture, livestock, pesticide safety, water and others.

<https://www.clemson.edu/extension/publications/index.html>

Other Extension Services

<http://www.clemson.edu/extension/resources/index.html>

a. Laboratory Services

Agricultural Service Laboratory

Provides analytical and diagnostic testing of soil, feed and forage, plant tissue, irrigation water, animal waste, and compost. Services include;

[animal waste](#) | [compost](#) | [feed & forages](#) | [irrigation water](#) | [plant tissue](#) | [soil testing](#) | [solutions & other](#)

b. Plant Problem Clinic & Nematode Assay

Provides diagnoses and management recommendations for plant problems, which include diseases, nematodes, weeds, and insect pests of plants. We also identify insects infesting structures, humans, pets and livestock.

c. Pesticide Services

Pesticide Safety Education

A pesticide is any substance or mixture of substances intended for defoliating or desiccating plants, preventing fruit drop, inhibiting sprouting, or for preventing, destroying, repelling, or mitigating any insects, rodents, fungi, bacteria, weeds, or other forms of plant or animal life or viruses, except viruses on or in living man or other animals. The Pesticide Information Program at Clemson University provides training and information for pesticide applicators and county Extension Pesticide Training Coordinators throughout the state.

Pesticide Regulation:

Department of Pesticide Regulation

Works to protect health, property, and our environment by promoting the safe and proper use of pesticides.

<http://www.clemson.edu/public/regulatory/pesticide-regulation/>

d. Livestock-Poultry Health (LPH)

The role of Clemson Livestock-Poultry Health (LPH) is to protect animal health through control of endemic, foreign, and emerging diseases in livestock and poultry and to protect the health of S.C. consumers by providing a comprehensive inspection service to ensure that meat and poultry products are safe, wholesome and accurately labeled. LPH serves as South Carolina's animal health authority, state meat and poultry inspection department, and the state's veterinary diagnostic center in fulfilling its role.

7. Organic Certification:

<http://www.clemson.edu/public/regulatory/organic/index.html>

Stephen Nix at Organic Certification Program

Department of Plant Industry

511 Westinghouse Road

Pendleton, S.C. 29670

Phone: 864-646-2129

Fax: 864-646-2178

organic@clemson.edu /

www.clemson.edu/organic

Other Information

Industrial Hemp Information

<https://agriculture.sc.gov/faq/hemp/>

Department of Plant Industry

Serves to protect South Carolina's agricultural resources and natural ecosystems from the introduction and spread of plant and honey bee pests and invasive species and serves to enhance the efficiency of South Carolina's agricultural producers by providing unbiased, third party quality assurance programs for the fertilizer, organic and seed industries.

Emergency Preparedness

Clemson University Cooperative Extension Service (CUCES) is one of the lead agencies in defending South Carolina against agroterrorism. This is being accomplished by providing training to emergency preparedness agencies, farm producers, processors, inspectors, veterinary services, extension service agents and other first responders.

eXtension

eXtension helps Cooperative Extension System professionals (agents, educators, faculty, specialists) do their work more effectively using an online constellation of people, resources and tools within the Cooperative Extension System.

Home & Garden Information Center

Produces and delivers information on landscape, garden and indoor plants, plant pests and diseases, and food safety, nutrition, diet and health. More than 600 fact sheets are available online or by calling 1-888-656-9988 (SC Residents only).

Household and Structural Urban Entomology

Household and Structural Urban Entomology encompasses the many insect pest problems in and around structures used by people. The term urban does not imply these insect pest problems are only found in cities. Urban entomology potentially impacts all citizens of the state and their quality of life. Pest problems associated with humans occur wherever people live, work or play. Research and extension activities in this area of entomology may involve cockroaches, fleas, carpenter ants, fire ants, stored product pests, ticks, biting flies, filth flies, wood destroying insects such as termites, and most other pest problems that are generally considered non- agricultural.

Public Service and Agriculture

Clemson is part of a national system of land-grant universities and the U.S. Department of Agriculture. Statewide research, extension and regulatory programs

(Public Service Activities) enhance economic growth in S.C. agriculture and forestry industries through a continuous process of identifying critical issues, finding solutions and transferring knowledge to farmers, foresters and land managers.

Membership in the Certified South Carolina Program is made by application to and acceptance by the South Carolina Department of Agriculture. All farm producers, food manufacturers, specialty food producers, packing facilities and others engaged in the production or manufacture of agricultural products in South Carolina are eligible to apply.

Office of the South Carolina Commissioner of Agriculture

Hugh E. Weathers has been serving as South Carolina’s Commissioner of Agriculture since September 2004. Under Commissioner Weathers’ leadership, the Department has created the *Certified SC Grown* branding program to help consumers easily identify and purchase South Carolina products, while increasing market opportunities for farmers across the state. In 2009, Commissioner Weathers introduced the 50 by 20 goal to grow the economic impact of South Carolina agribusiness (agriculture and forestry) from \$34 billion to \$50 billion by the year 2020. From the time of the plan’s introduction to 2013, the economic impact of agriculture, alone, increased from \$16.9 billion to nearly \$18 billion. In addition, Commissioner Weathers led the relocation of the State Farmers Market to Lexington County. This new facility, in West Columbia, is a great venue for helping citizens connect with agriculture. The campus includes a new multi-purpose auditorium and the T. Ashton Phillips Conference Center, as well as a Consumer Protection laboratory facility.

Commissioner Weathers was born in Bowman, South Carolina and is a fourth generation farmer. He graduated magna cum laude from the University of South Carolina in 1978, earning BS Degrees in Accounting and Finance. He was inducted into Phi Beta Kappa in 1977. Upon graduation, he was employed as a Corporate Banking Officer with C&S National Bank before returning to Weathers Farm. He is a partner in the family’s 80-year old dairy business and row crop farm. He and his brother, Landy, also operate a bulk milk delivery business for thirty other South Carolina farmers.

The Commissioner serves on numerous local, state, and national agricultural, business, economic development, and banking committees and boards. In 2011, he was inducted into the South Carolina Dairy Hall of Fame and has received numerous other awards and recognitions both prior to assuming office in 2004 and as an elected statewide constitutional officer.

He is married to the former Blanche Gramling of Spartanburg County, who grew up on her family’s peach farm. They have three sons: Gill and his wife Elizabeth, Edward and his wife Anna, and Julius, as well as 2 granddaughters. The Weathers are members of Orangeburg First Baptist Church.

Commissioner Weathers considers it a privilege to serve the citizens of South Carolina and to lead our state’s largest industry — agribusiness.

To contact Commissioner Weathers’ office, click to the [Office of Commissioner](#).

Aaron Wood, *Assistant Commissioner*

awood@scda.sc.gov

803-734-2182

Cristina Key, *Executive Assistant*

ckey@scda.sc.gov

803-734-2190

Hannah Arndt, *Administrative Assistant*

harndt@scda.sc.gov

803-734-2179

Clint Leach, *Assistant Commissioner*

jcleach@scda.sc.gov

803-734-2210

Non-Governmental Organizations

1. Oconee Cultivation Project
Oconeecultivationproject@gmail.com
Workshops and training for teens.

Casey Certain
 864.873.8924

4-H

Mallory Dailey at
mallord@clemson.edu
 864-638-5889 ext. 117

. 2. Bee-keepers Association:

Meetings are held on the 2nd
 Thursday of each month
 (exceptions Jan, July & Nov)
 at 6:30pm. Potluck

Location:

DSS Building

223A

Kenneth

St.

Walhalla,

SC 29691

4. Oconee County Poultry Growers

Tim Donald
 864-972-9691

5. Oconee County Cattleman's Association

Pat Williams
 864-710-8779
cowpatty@NCTV.com

6. Ag South Farm Credit, ACA
<https://www.agsouthfc.com/>

Anderson
1325 Pearman Dairy Rd (28
Bypass) Anderson,
 29625 Anderson

864.226.850
 7

864.224.960
 4

Local Farmer's Markets in Oconee County

1. Seneca Farmer's Market Tuesday, Thursday, Saturday
 Contact James Cumming
 (864) 638-5889
2. Foothills Heritage Market Saturday
 Contact Gwen Mcphail
 www.foothillsheritagemarket.org
3. Walhalla Farmer's Market
 Contact James Cumming
 (864) 638-5889

Other roadside markets:

1. 3 Oaks Farm
 222 N. Seed Farm Rd
 Westminster, SC
 29693
 864-324-4231
 Open 8am-5pm YEAR ROUND
[More information](#)
2. Ables Orchard
Apples, Peaches
 Mike Ables
 Hwy. 76 near Long Creek
 (864)647-6455
 Open: July 15 through early November
3. Chattooga Belle Farm
 454 Damascus Church Road
 Long Creek, SC 29658

(864)647-9768

[Visit their website](#)

Fruit, jams, wines, and specialty items are all available at this operating orchard and event facility. The Farm Store is open daily from 9-5 and the recently added Belle's Diner serves lunch from 11am-2pm, Tuesday thru Sunday.

4. Berry Thyme Farm

Blueberries

Doris & Gene Hutchins

Berry Farm Rd., Westminster, SC 29396

(864) 647-6383

Open: July thru August, 7 days/week – honor system.

Pay cash or check

Directions: From Westminster, go S on Hwy. 123, R onto Cleveland Pike Rd., R onto Berry Farm Rd.

5. Bryson's U-Pick Apple Orchard

Apples & Peaches

U-Pick or Picked

1011 Chattooga Ridge Rd., Mountain Rest, SC 29664

(864) 647-9427

Email: gbryson@hughes.net

Open August 1-November 15, 9 – 6

Directions: Hwy. 123 to Westminster; Hwy. 76 to Long Creek; turn L onto Chattooga Ridge Rd. Apple stand is 1 mile down on right.

6. **Patch of Heaven Heritage Farm**

121 Old Flat Shoals Rd,

Walhalla, SC 29691

864-726-1999

A small local organic farm that started for veteran to farmer therapy. It's a met experience for everyone. It supplies poultry and produce locally and gives people a hands on experience to farming. See us on Google Maps search for Patch of Heaven Heritage Farm.

And, www.turkeylivestock.com

7. **Friendship Valley Christmas Tree Farm**

130 Friendship Valley Rd., Seneca

864-903-0751

Offers variety of trees grown locally as well as fresh Fraser Firs from the mountains of NC.

Opens Thanksgiving day through Dec. 23, noon - 6pm.

[visit their website](#)

8.Gnat Hill Orchard and Farm

Apples, Blueberries, Peaches, Pecans and vegetables

Wall Spring Rd. in Long Creek, just off Hwy. 76

(864) 723-2410

email: wgb263ada@hotmail.com

Open: June through mid-November

9.Lighthouse Food Farm

A non-profit organization with a mission to eradicate hunger, alleviate poverty and green our environment.

1282 Dr. Johns Road

Westminster, SC 29693

[website](#)

10 . Mr. T's Strawberries

Curtis Tilson

(864) 638-8093

Directions: On Hwy. 11, 1-½ miles north of traffic light in West Union, on the right.

11.Produce Patch

12. Ronnie K. McCall

101 S. Ann St.

Walhalla, SC 29692

(864) 638-9800

Open early March thru Christmas
vegetables, jams, jellies, honey, jarred veggies,
baskets, bedding plants, pots, planters

Directions: Hwy. 28, east of Walhalla, turn south on S. Ann St.

13.Ronald Martin Dairy

460 Dairy Farm Rd.

Westminster, SC 29693

(864) 972-9829

A Family farm, milking 110-140 Holstein cows; DHEC Certified Grade A all natural raw milk in gallons and half gallons, self-serve available at the farm and at Redmond Boy's Produce.

Directions: Hwy 59, north of Fair Play, turn east on Dairy Farm Road; go 2-3 miles to #460.

14.Sorrels Christmas Tree Farm

156 Radisson Rd.

Seneca, SC

864-882-5054

Open the weekend before Thanksgiving through December 23, Mon. - Sun.
10am - 7pm.

Features "you choose" and "we cut" Murray cypress, White Pine, Carolina
Blue Sapphire, Cedar and Leland Cypress as well as fresh cut Fraser Fir
from the NC mountains.

38-9.#

Development standards

Oconee County is growing. In order to encourage and maintain a harmonious living and business environment the following standards shall be applicable to all developments indicated herein.

1. Lighting

- a. Lighting Standards for lighting of horizontal tasks such as roadways, sidewalks, entrances and parking areas, and fixtures including , but not limited to, outdoor lighting such as floodlights and spotlights shall be aimed, located, designed, fitted and maintained so as not to present a hazard to drivers or pedestrians by impairing their ability to safely traverse and so as not to create a nuisance by projecting or reflecting objectionable light skyward, onto a neighboring property or onto a public roadway.
- b. Flashing lights are prohibited.

2. Screening and buffering

- a. Screening and a physical separation (buffer) must be provided at least the entire length of the proposed developed area +25% and up to the entire length of the shared property lines as determined by the planning director for the purpose of screening and buffering adjacent activities from view of proposed projects including but not limited to: buildings, solid-waste, parking & drive lanes, outdoor storage, signage, lighting.

Where lighting standards, screening & buffering is required:

Proposed use :Party responsible for installation and maintenance of screening and buffer		Adjacent existing use or zoning district
Non-residential Multi-family Mixed-use		Agricultural Residential
Proposed use :Party responsible for installation and maintenance of screening and buffer		Adjacent existing use or zoning district
Residential subdivision Multi-family Mixed-use		Agricultural Non-residential

b. Screening requirements:

Unless otherwise required, the following minimum landscaping and screening provisions will apply.

- a. A minimum 6-foot-tall wall, fence, berm, evergreen screening plant material, existing vegetation or a combination of wall, fence, berm or evergreen screening plant material, existing vegetation, with a combined minimum height of 6 feet above grade shall be used for the purposes of screening.
- b. If evergreen plant material is used, it must be at least 4 feet in height at the time of planting and capable of forming a continuous opaque screen at least 6 feet in height, with individual plantings spaced not more than 5 feet apart.
- c. Berms, if utilized shall have a side slope no greater than a ratio of 3:1.
- d. Existing vegetation may be utilized provided it provides the screening required as determined by the Planning Director or their designee.
- e. Fences or walls installed for the purposes of screening shall have a “finished” side toward the adjacent or neighboring properties.

c. Buffer requirements:

A buffer is a physical separation by distance between development and the adjacent property lines. The size of the buffer, measured running parallel with the shared property lines the length of the developed areas in view of adjacent existing uses. These are not in addition to any required setbacks, the required setbacks are included within this measurement as applicable.

Buffer width

Acreage of proposed use	Minimum size of buffer
Less than 0.5 acres	5 feet
0.5-2 acres	15 feet
More than 2 acres	25 feet

Uses permitted in the buffer:

- Additional landscaping
- Agricultural plantings
- Storm water drainage easements and any necessary drains, culverts, riprap, etc.
- DHEC approved storm water retention/detention areas
- DHEC approved septic systems
- Permitted signage
- Sidewalks
- Shared-use driveways
- parking lot stub outs (not parking lots) for the purposes of connectivity

Exemptions

The buffer and screening requirements may be waived or modified between two or more non-residential, mixed-use, residential, and/or multi-family developments and the planning director if all adjacent property owners provide a notarized, recorded statement that permits the new development not to follow the standards herein.

Agricultural and Forestry uses as defined by the South Carolina Right-to Farm act and the South Carolina Right-to-Forestry act.

South Carolina General Assembly
123rd Session, 2019-2020

H. 5306

STATUS INFORMATION

General Bill

Sponsors: Reps. Chumley, Burns, Hiott, Magnuson, Haddon, R. Williams, V.S. Moss, Martin, Willis, Jones, Forrest, Hixon, Spires, Wooten, Ott, Hill and Ligon

Document Path: I:\council\bill\ncd\11366sd20.docx

Introduced in the House on February 27, 2020

Last Amended on May 12, 2020

Currently residing in the House

Summary: Agriculture property

HISTORY OF LEGISLATIVE ACTIONS

<u>Date</u>	<u>Body</u>	<u>Action Description with journal page number</u>
2/27/2020	House	Introduced and read first time (House Journal-page 20)
2/27/2020	House	Referred to Committee on Agriculture, Natural Resources and Environmental Affairs (House Journal-page 20)
3/4/2020	House	Member(s) request name added as sponsor: Ott
3/11/2020	House	Member(s) request name added as sponsor: Hill
3/11/2020	House	Committee report: Favorable with amendment Agriculture, Natural Resources and Environmental Affairs (House Journal-page 7)
4/8/2020	House	Debate adjourned (House Journal-page 33)
5/12/2020	House	Member(s) request name added as sponsor: Ligon
5/12/2020	House	Amended
5/12/2020	House	Read second time
5/12/2020	House	Roll call Yeas-114 Nays-0

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VERSIONS OF THIS BILL

[2/27/2020](#)

[3/11/2020](#)

[5/12/2020](#)

1 AMENDED
2 May 12, 2020
3

H. 5306

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6 Introduced by Reps. Chumley, Burns, Hiott, Magnuson, Haddon,
7 R. Williams, V.S. Moss, Martin, Willis, Jones, Forrest, Hixon,
8 Spires, Wooten, Ott, Hill and Ligon

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10 S. Printed 5/12/20--H.
11 Read the first time February 27, 2020.

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A BILL

TO AMEND THE CODE OF LAWS OF SOUTH CAROLINA, 1976, BY ADDING SECTION 27-1-80 SO AS TO PROVIDE THAT WHEN REAL PROPERTY WHICH IS IN AGRICULTURAL USE AND IS BEING VALUED, ASSESSED, AND TAXED UNDER THE PROVISIONS OF ARTICLE 3, CHAPTER 43, TITLE 12 IS APPLIED TO A USE OTHER THAN AGRICULTURAL USE, ANY NEW RESIDENCE OR STRUCTURE BUILT ON THAT REAL PROPERTY IS SUBJECT TO A RECIPROCAL SETBACK AT THE TIME A CONSTRUCTION PERMIT IS ISSUED AT LEAST EQUAL TO THAT WHICH APPLIES TO ADJACENT REAL PROPERTY WHICH IS IN AGRICULTURAL USE AND IS BEING VALUED, ASSESSED, AND TAXED AS SUCH IF THAT ADJACENT PROPERTY IS CURRENTLY SUBJECT TO MANDATORY SETBACKS FROM PROPERTY LINES, AND TO PROVIDE FOR A WAIVER OF THE ABOVE REQUIREMENTS WITHIN A CERTAIN TIMEFRAME.

Amend Title To Conform

Be it enacted by the General Assembly of the State of South Carolina:

SECTION 1. Chapter 1, Title 27 of the 1976 Code is amended by adding:

“Section 27-1-80. Any agricultural operation that has previously satisfied residential setback requirements is deemed compliant for an expansion of the operation. All other setbacks required by Section 46-45-80 still apply.”

SECTION 2. This act takes effect upon approval by the Governor.

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