

Minutes  
S. C. Heritage Trust Advisory Board  
February 3, 1994  
Columbia, S. C.

Members Present

Dr. John Dean  
Dr. Whit Gibbons (Vice Chrm.)  
Dr. Terry Ferguson  
Mr. Jack Lunn  
Dr. Bruce Rippeteau  
Mr. Joe Mills (for Hugh Ryan)  
Mr. Russ McCoy  
Ms. Wendy Parks  
Mr. Brock Conrad (for Dr. Timmerman)  
Mr. Joe Watson (for Grace McKown)  
Mr. Michael Ray (for Dr. Tony Ganong)  
Mr. Tony Merck  
Dr. George Vogt

Others Present

Mr. Tom Kohlsaas  
Mr. Steve Bennett  
Mr. Stuart Greeter  
Dr. Bert Pittman  
Ms. Linda Lundquist  
Mr. Jeff McLemore  
Mr. Greg Lucas  
Mr. John Cely  
Mr. Chris Judge  
Ms. Monica Beck  
Mr. Ken Prosser  
Ms. Kathy Boyle  
Lt. General James Vaught

Members Absent

Mr. Ed Drane (Chairman)

Dr. Whit Gibbons called the meeting to order. Dr. Gibbons stated that Chairman Drane was ill and had asked him to chair the Heritage Trust Advisory Board (HTAB) meeting today.

Nominating Committee

Dr. Gibbons reported that Chairman Drane had appointed Dr. Rippeteau to be in charge of the Nominating Committee. Dr. Rippeteau said that Chairman Drane did not actually have a Nominating Committee, but he would present Chairman Drane's nominations for Chairman and Vice-Chairman of the HTAB.

Dr. Whit Gibbons was nominated for the position of Chairman. The two-year term of office would begin immediately and expire on December 31, 1995. Dr. Gibbons was asked to leave the room for a vote to be taken by the HTAB. A motion by acclamation was passed declaring Dr. Gibbons the new HTAB Chairman.

Next, Dr. Rippeteau presented former Chairman Drane's nomination of Dr. Terry Ferguson for the position of Vice-Chairman. Dr. Ferguson left the room for the nomination process. A motion by acclamation was passed declaring Dr. Ferguson Vice-Chairman of the HTAB.

Approval of November 4 Meeting Minutes

A motion was made and seconded to approve the Minutes of the November 4, 1993 Heritage Trust Advisory Board meeting. The motion was approved.

## Comments from the Executive Director

Mr. Brock Conrad stated that due to Dr. Timmerman's busy schedule, he would be unable to attend the meeting. Brock stated the Commission has appointed Dr. Timmerman as director designee for the new Department of Natural Resources which begins operation July 1, 1994. He added that reorganization efforts are continuing to progress in a positive manner towards the transition.

## Access Easement Request at Lewis Ocean Bay Heritage Preserve

Chairman Gibbons recognized General Vaught and asked him to explain his request for an access easement to the HTAB. He asked Stuart Greeter to present a map of the area. Stuart displayed the map and described the access road and adjacent property holdings.

General Vaught thanked the board members for the opportunity to speak on behalf of the joint owners of 754 acres of land that is surrounded by Heritage Trust property.

The General reported that the property has been in his family for over 100 years. It was acquired primarily for hunting and timber purposes. He said the road in question is called Telephone Road and it is the primary road that goes through the property. Gen. Vaught stated their objective is to acquire a 60 foot wide easement.

The General said his primary concern is that he and the other owners would like to bushhog the right-of-way to keep it clear in order to provide a firebreak. Since 1954, the General said three major fires had occurred within the Buist Tract and he feels the time is right for another major fire. Since he is surrounded by Heritage Trust holdings, the General said he would like to obtain a carefully designed fire protection plan for both areas.

The General said that International Paper (IP) has already given them an easement for over 8 acres from the edge of Heritage Trust property to the Wampee-Myrtle beach Road. He added that they had dedicated six acres of property recorded in the RMC office in Horry County.

In conclusion, General Vaught stated his request was for the HTAB to approve a 60-foot wide easement, which is less than 2/10 of one acre within 6,000 acres of holding by Heritage Trust.

Chairman Gibbons then asked Buford Mabry to comment on the legal aspects of the request by General Vaught.

Buford said the property was initially acquired through negotiations with General Vaught's brother. Buford stated that if the Vaught family removed objections to acquisition of the property, we would enter into good faith negotiations with them for access into the Vaught tract via Telephone Road, which is a 30-foot wide unimproved dirt road.

Buford said that the initial proposal was that the department would exchange a corridor using the Telephone Road center line as the northern boundary. This proposal would keep the Vaught's land from being landlocked by Heritage Trust property. In exchange, the Vaughts would give us a portion of their property which Buford described on the map to board members as "the lip of the bay".

The Vaught family did negotiate in good faith, Buford said, but the transaction was not culminated. At the same time, the Vaught family and the Department agreed to exchange reciprocal easements over the currently existing Telephone Road so that the Vaught family would have access both to the east and west on currently existing Telephone Road. The Department, in turn, would have access across the Vaught tract.

Buford said he thought the Department was obligated to a 30-foot wide access easement to the Vaught family. Buford asked General Vaught if his request was for a 60-foot wide easement extending from the easternmost edge of our property to the westernmost edge of the Vaught property not crossing the western portion of the tract. General Vaught replied that was correct.

Buford also asked General Vaught if it was his intention to improve the road in any way, shape or form, other than by motorgrader or bushhog.

The General answered that was all they had in mind at this time, but he could not predict what the future holds. Again, Vaught stated his primary concern was fire protection.

Tony Merck asked about a reciprocal type easement. Buford interjected that this is a proposed agreement, it hasn't been executed. He said the proposed agreement between the Vaughts and the Department is for a reciprocal easement along Telephone Road which is a 30 foot wide, unimproved road. Buford stated that General Vaught is asking that in addition to that agreement, the Department consider expanding access from 30 feet to 60 feet in width. Buford also said 30 feet has not been executed at this time.

Dr. John Dean asked about agreements with IP. Buford answered that we didn't have any agreement with IP about this when we bought the property. Buford added that IP may have reserved the right to go across our property, but only on the existing 30 foot road.

Dr. Dean then asked if the General has an agreement with IP. Buford said the Vaught family does have an agreement with IP for a 50 foot access right-of-way.

Buford asked the General if that was correct. General Vaught said it was and he had the documents to verify it.

Steve Bennett introduced himself to General Vaught as the person who will be managing the property. He also introduced Jeff McLemore as the person in charge of prescribed burning. Steve said

if the primary concern is fire control, then there may be other avenues to pursue.

Steve stated that science has developed to show that the communities located on the property must be burned and said it is his intention to develop a fire management plan. He suggested that Jeff and the General get together to work out a plan. However, Steve feels that the road is already an adequate firebreak. Steve then introduced Jeff McLemore to provide additional insight into prescribed burning of the area.

Jeff stated if you have a wildfire spreading through the area, an extra ten or twenty feet is not going to stop it.

Jeff added that the best route to go is prescribed burning. Jeff said that although a fire management plan hasn't been started, one avenue may be to prescribe burn by helicopter. This method could burn approximately two thousand acres per day. In addition, lines to set backfires could also be established.

Chairman Gibbons asked if there were any other questions and stated that the question before the board concerns the 30-foot right-of-way. General Vaught interjected that there is a 50-foot easement from IP. Chairman Gibbons concluded that there are two different interpretations about whether there is a 30-foot or a 50-foot corridor.

Buford Mabry stated his historical research shows that he thinks the Department has an obligation to grant access to the Vaught family a 30-foot wide unimproved dirt road. The request, however, is for 60 feet.

The General said if loss of land was a problem, he would give us that much land. The General added that he had earlier offered to swap acre for acre, but was denied.

Jack Lunn asked the footage of the area for the easement. General Vaught answered it was about 270 feet, which is less than 2/10 of an acre if the existing easement is now 50 feet. If it is 30 feet now and expanded to 60, the total would equal 1/2 acre.

Buford remarked that in a request for access through Department property, there is a certain procedure to follow which is outlined in Commission policy. This presentation by General Vaught is part of the procedure.

Tony Merck asked if the right-of-way was expanded to 60 feet, would that make the out parcel developable. Buford stated he could not give an exact answer. He said he did know the standard easement for the Highway Department is 66 feet. The county may accept less. Stuart interjected there is a 50-foot minimum for the county. Therefore, Buford stated an improved road entering the property is a possibility and the property could be developed at the owner's discretion.

Next, Merck asked about the promise of reciprocal easements. Buford said there is an unfulfilled obligation for a right-of-way along this route between the Vaughnts and the Department.

General Vaught remarked that when original negotiations took place and the issue came before the Horry County Delegation for consideration, one reservation was that his family, the Department and IP were to meet some agreement for access. The General added that the road has been 30 feet wide for the last 60 years and that it is that way today.

Stuart interjected that IP was not a party to the agreement with the Delegation.

Chairman Gibbons asked if there were any further questions for General Vaught and stated that the board would take the matter under advisement, discuss and possibly get back with the General for additional information.

Tom Kohlsaas stepped forward and asked if some alternatives to an easement could be discussed. Tom said the concern seems to be getting equipment in to fight a fire on the property. Tom asked the General if we were able to provide a cleared area to work from, short of an easement in the form of a lease or arrangement agreement or just agree to do the work, would that be agreeable?

General Vaught replied that he didn't know if that would be objectionable but he didn't see the problem with an easement since he received one from IP.

Tom stated that since this is a state program and there is a lot involved in transferring an easement, there might be an easier way to accomplish the same thing.

General Vaught replied that if a proposal is made, he and his family would certainly consider it.

Chairman Gibbons stated there is no legal easement right now, but asked if there was access. General Vaught stated there was access.

Chairman Gibbons concluded by stating the Board will take up the matter and get back in touch with the General as soon as possible.

Stuart suggested that perhaps there could be a meeting with General Vaught in the interim. Chairman Gibbons asked General Vaught if this would be all right and the General replied that it would.

#### Other Business

Stuart Greeter handed out copies of the updated preserve list that was mailed out to HTAB members. Stuart noted we now have

57,000 acres in heritage preserves.

Stuart also handed out copies of the annual report for the Heritage Land Trust Fund. He said the report is submitted to the legislature each year and describes what we have done with HLTF money. Stuart noted we acquired just under 5,000 acres for just over two million dollars at an average cost of \$431 per acre. Land valued at 609,000 was donated to the Heritage Trust Program.

Stuart said that the acquisition of Otter Island played a significant role in lowering the average cost per acre. He noted Otter Island was acquired with a federal grant of \$944,000 and was the most significant acquisition of the year. Stuart added that Linda Lundquist of The Nature Conservancy was crucial in acquiring this property since she negotiated directly with the owners and made the purchase possible.

Next, Stuart distributed copies of briefs that Governor Campbell sent out as part of his State of the State Address. The briefs gave a description of the Heritage Trust Program and its mission. As a result of the briefs being sent to reporters, copies of several articles written in support of the program were distributed to HTAB members.

#### Natural Areas Committee

Dr. Dean reported that the first item on the agenda was the Longleaf Pine Barrens site.

Steve Bennett stated this is the beginning of a project that will be a four year survey of longleaf pine ecosystems in South Carolina. Steve added that this discovery is one of the most significant to date for longleaf pine.

Bert Pittman presented a brief presentation of the project, which is located just outside of Aiken. Bert stated that the area is composed of approximately 16,000 acres. However, he said the immediate project is about 1,000 acres. Bert described the property as containing extensive longleaf pine-scrub oak type vegetation. Bert added that much of the land is already in longleaf pine management.

Steve remarked that an incredible find has occurred in the discovery of gopher tortoise burrows on the property. Steve said the gopher tortoise is state endangered and a candidate for federal listing. He noted that to find a gopher population in Aiken County is impressive. Steve said this is the northernmost population of gopher tortoises in the world. In addition, the longleaf pine-xeric scrub is the habitat for which the gopher has adapted to in the Southeast. Steve noted that the apron of the burrow provides a spot for re-establishment of longleaf pine when abandoned and the burrow also provides a refuge for a number of other species.

Bert interjected that he would like for this project to be a

new approach for Heritage Trust. Bert described this as an ecosystem approach whereby Steve, Jeff, Kathy and he pool their respective disciplines to find these type of areas.

Dr. Dean stated the committee recommends approval of this site as a protection project.

A motion was made and passed by the HTAB to approve the Longleaf Pine Barrens as a protection project.

Dr. Dean informed members that the next item to be discussed would be South Williman Island.

Steve Bennett stated this project is an addition to the existing National Estuarine Research Reserve, and in fact, the ACE Basin project itself.

Linda Lundquist said this proposal is similar to Otter Island and an option has been obtained by TNC to purchase the island for \$900,000. The option would be exercised in March and closed in June. Then, we would await possible NOAA appropriations to the state for re-purchase of Williman Island from TNC.

Linda stated that each National Estuarine Research Reserve is eligible for up to 5 million dollars of acquisition funding through NOAA. So far, Linda said TNC has protected approximately 4 million dollars worth of land value and have only had to call on NOAA for \$700,000. Therefore, she feels there is a good chance to get funding for this project.

Dr. Dean stated the committee recommends adoption of South Williman Island as a protection project.

Tony Merck asked about the possibility of acquiring North Williman Island. Linda replied that it is on the market, but the price is too high at this time.

A motion was made and approved by the HTAB to establish Williman Island as a protection project.

Next, Dr. Dean reported that the committee discussed the Sandhills Experiment Station that is managed by Clemson University. Rather than registration, the committee recommended the Department discuss a memorandum of understanding between Clemson and the Department relative to activities at the station and report back to the board.

Finally, Dr. Dean stated the committee reviewed the management plan for St. Helena Sound which is composed of Ashe, Big, Beet, Warren and Otter Islands.

Tom stated the management plan needs to be approved now so that the hunts can be printed in the Department's rules and regulations booklet. He said the plan is fairly general and follows

the principles of the overall National Estuarine Research Reserve Management Plan.

Bruce Rippeteau asked if any cultural resources were involved. Tom replied that none were identified, although inventory work was not complete.

Dr. Dean interjected that the committee had a complete discussion on this item and recommends approval with the addition of the completion of the natural areas and cultural areas survey prior to any implementation.

Tony Merck asked if there was anything in the management plan about fishing.

Dr. Dean replied that this was covered in the initial approval by the designation of the whole area as a National Estuarine Research Reserve and it is in that management plan.

Linda remarked that the plan did not change any current regulations.

Merck next asked what it took to modify that plan.

Linda replied that a public comment period is held and then the plan is approved by NOAA and state agencies.

A motion was made and approved by HTAB to pass the St. Helena Sound Management Plan.

#### Cultural Areas Committee

Dr. Bruce Rippeteau stated he would start the meeting since Dr. Vogt had been delayed.

Dr. Rippeteau said the following projects were discussed:

1. Sucessionville-Ft. Lamar: Dr. Rippeteau stated they are getting close to acquisition of this valuable property.
2. An opportunity to acquire the John Lander pottery complex: Dr. Rippeteau stated that John Lander was a famous South Carolina potter and his complex consists of the remaining homestead, kiln and waster pile. He said we will hear more on this later.
3. An addition to Nipper Creek: Dr. Rippeteau stated this preserve is located north of Columbia and was the first archaeological acquisition by the Heritage Trust Program.
4. A proposal submitted and discussed for Bee's Creek Battery: Located just outside of Beaufort, this property is number 79 on the 100 most significant archaeological sites.
5. Top 100 Archeological Sites: Last November, Dr. Rippeteau said it was agreed to send letters to the owners of the 100 most significant archaeological sites in the state.



At the present time, they have already spoken with 25 owners and are trying to find the owners of several other sites. Sixty-five letters have been mailed on Heritage Trust letterhead with the signatures of George Vogt, Dr. Timmerman and Dr. Rippeteau. The letter explains what Heritage Trust is and asks them to consider dedication, easements or registration of their property.

6. Buzzard's Island: Dr. Rippeteau stated that the acquisition of Buzzard's Island was completed. Stuart noted that this was the first acquisition project of 1994.

#### Budget Committee

HTAB entered Executive Session and Stuart Greeter presented the budget. The HTAB went back into regular session and voted to approve the budget as presented and to also approve making an offer on Sucessionville.

The next meeting will be held May 5 and 6 at Donnelley Wildlife Management Area in Colleton County.

Adjourn.

Heritage Land Trust Fund Approved Expenditures to January 1995  
1-31-94

Approx. January 1, 1994 Cash Balance: 2,748,000

Revenues Expected by January 1, 1995: 1,400,000

Less 1994 Expenditures:

Archaeology Contract (30,000)

Land Protection Asst. (25,000)

Roadwork and Gates (4,000)

Preserve Management (100,000)

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(159,000)

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Total Cash Available in 1993/94: 3,989,000

Less Commitments:

Fort Lamar Charleston (318,000)

Ferguson's Mountain York (261,000)

Cathedral Bay Addn. Bamberg (33,000)

Glassy Mountain Addn. Pickens (395,000)

Stoney Creek Battery Beaufort (28,000)

Buzzards Island Charleston (5,000)

Waccamaw Bridges Addn.-IP Horry (1,760,000)

Forty Acre Rock Addn.-Horton Lancaster (48,000)

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(2,848,000)

Proposed Additions (2-3-94):

Waccamaw Riv. Addn.-Head Horry (50,000)

Lynchburg Sav. Addn.-Willis Lee (15,000)

Pacolet HP Gates Spartanburg (12,000)

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(77,000)

CURRENT ESTIMATED BALANCE ON January 1, 1995 1,064,000

HLTF Budget summary, page 2

Approved Expenditures - No Time Frame:

Dukes Bay	Hampton	363,000
Long Branch Bay	Barnwell	80,000
Savannah River Bluffs Addn.	Aiken	332,000
York Subdivision Outcrop	York	30,000
Branchville Bay	Orangeburg	50,000
Dalzell Bay	Sumter	50,000
Halfway Gut Branch Bay	Dorchester	30,000
Reevesville Bay	Dorchester	20,000
Fish Haul Creek	Beaufort	100,000
Barton Bay	Allendale	255,000
Mt. Pleasant Church Bay	Lee	82,000
Lewis Ocean Bay Addition	Horry	793,000
Hazel Lake	Aiken	939,000
Sandhills Bay	Clarendon	159,000
Saluda County Highponds	Saluda	54,000
LPD River Addn. (GP)	Marion	5,275,000
Cartwheel Bay Addn.	Horry	145,000
Lewis Ocean Bay Addn.-Waccamaw	Horry	64,000
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	TOTAL:	8,821,000

NOTE: All expenditures must meet State approval requirements and accounting standards.

94BUD1

HERITAGE LAND TRUST FUND BUDGET

1-31-94

January 1, 1994 Balance:		2,748,000
Expected 1994 Revenues:		1,400,000
Less: Definite Commitments:	Acres	
Preserve Management		100,000
Inst. of Arch. & Anthropol.		30,000
Contract Employee		25,000
Roadwork & Gates		16,000
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TOTAL		171,000
	1995 Revenues Available:	3,977,000

	ACRES	
Expected 1993 Expenditures:		
Fort Lamar	40	318,000
Waccamaw Bridges Addn.-IP	2,873	1,760,000
Cathedral Bay Addn.	35	33,000
Buzzards Island	5	5,000
Forty Acre Rock-Horton	116	48,000
Waccamaw Bridges Addn. II	2,005	1,250,000
Waccamaw Riv. Addn.-Head	65	50,000
Lynchburg Sav. Addn.-Willis	16	15,000
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TOTAL	5,155	3,479,000

Average Cost = \$643 / Acre

Total Expected 1994 Expenditures:	3,650,000
Projected Balance, Jan. 1, 1995	=====
	498,000

94PROJBAL

**HERITAGE TRUST PROGRAM  
POTENTIAL 1994 PROPERTY ACQUISITIONS**

<u>NAME</u>	<u>COUNTY</u>	<u>ACRES</u>	<u>APPROX. COST</u>
Waccamaw Bridges Addition	Horry	2,873	\$1,712,000
South Williman Island	Beaufort	2,764 (1,000)	25,000
40 Acre Rock Add. - Horton	Lancaster	118	48,000
Waccamaw River Add. - IP	Horry	2,000	1,250,000
Waccamaw River Add. - Head	Horry	65	40,000
Cathedral Bay Addition	Bamberg	39	33,000
Buzzards Island	Charleston	5	5,000
Olde Island	Charleston	3,160 (400)	30,000
Peters Creek Hexastylis	Spartanburg	157	325,000
Little Pee Dee River -IP	Marion/Horry	15,000	7,500,000
Fort Lamar	Charleston	40	318,000
Ferguson's Mountain	York	110	261,000
Glassy Mountain Addition	Pickens	400	395,000
Stoney Creek Battery	Beaufort	15	28,000
Lynchburg Savanna Add.	Lee	20	15,000
Aiken Scrublands (Gopher Tortoise)	Aiken	3,000	1,250,000
<b>TOTAL:</b>			<b>\$13,235,000</b>

Heritage Land Trust Fund Approved Expenditures: January 1995  
4-28-94

Approx. January 1, 1994 Cash Balance: 2,748,000

Revenues Expected by January 1, 1995: 1,600,000

Less 1994 Expenditures:

Archaeology Contract (30,000)

Land Protection Asst. (25,000)

Roadwork and Gates (4,000)

Preserve Management (100,000)

Waccamaw Bridges Addn.-IP (1,760,000)

Forty Acre Rock Addn.-Horton (48,000)

Horry  
Lancaster

(1,967,000)

Total Cash Available in 1994: 2,381,000

Less Commitments:

Fort Lamar (318,000)

Cathedral Bay Addn. (33,000)

Stoney Creek Battery (28,000)

Buzzards Island (5,000)

Lynchburg Sav. Addn.-Willis (15,000)

Pacolet HP Gates (12,000)

Charleston  
Bamberg  
Beaufort  
Charleston  
Lee  
Spartanburg

(411,000)

Proposed Additions (5-5-94):

Nipper Creek Addn.-James (21,000)

Waccamaw River Addn.-IP (1,002,000)

South Williman Island (25,000)

Captain Cannons Sheep Pasture (263,000)

Savage Bay Addn.-Peay (26,000)

Savage Bay Addn.-Scurry (26,000)

Rock Hill Blackjacks-Albright (200,000)

Little Pee Dee River-IP (2,546,000)

Buzzard Roost Addn.-Radar (207,000)

Waccamaw River Addn.-Burroughs (7,000)

Hitchcock Woods (15,000)

Richland  
Horry  
Beaufort  
Darlington  
Kershaw  
Kershaw  
York  
Marion  
Oconee  
Horry  
Aiken

(4,338,000)

CURRENT ESTIMATED BALANCE ON January 1, 1995 (2,368,000)

HLTF Budget summary, page 2

Approved Expenditures - No Time Frame:

Dukes Bay	Hampton	363,000
Long Branch Bay	Barnwell	80,000
Savannah River Bluffs Addn.	Aiken	332,000
York Subdivision Outcrop	York	30,000
Branchville Bay	Orangeburg	50,000
Dalzell Bay	Sumter	50,000
Halfway Gut Branch Bay	Dorchester	30,000
Reevesville Bay	Dorchester	20,000
Fish Haul Creek	Beaufort	100,000
Barton Bay	Allendale	255,000
Mt. Pleasant Church Bay	Lee	82,000
Lewis Ocean Bay Addition	Horry	793,000
Hazel Lake	Aiken	939,000
Sandhills Bay	Clarendon	159,000
Saluda County Highponds	Saluda	54,000
LPD River Addn. (GP)	Marion	5,275,000
Cartwheel Bay Addn.	Horry	145,000
Lewis Ocean Bay Addn.-Waccamaw	Horry	64,000
Waccamaw Riv. Addn.-Head	Horry	50,000
Ferguson's Mountain	York	261,000
Glassy Mountain Addn.	Pickens	395,000
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	TOTAL:	9,527,000

NOTE: All expenditures must meet State approval requirements and accounting standards.

HERITAGE LAND TRUST FUND PROJECTED BUDGET

4-28-94

January 1, 1994 Balance: 2,748,000

Expected 1994 Revenues: 1,600,000

Less: Definite Commitments: Acres

Preserve Management		100,000	
archaeology Contract		30,000	
Land Protection Asst.		25,000	
Roadwork, Gates, etc.		66,000	
Waccamaw Bridges Addn.-IP	2,873	1,760,000	
Forty Acre Rock Addn.-Horto	115	45,000	
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TOTAL	2,988	2,026,000	-----
	1994 Revenues Available:		2,322,000

	ACRES	
Expected 1994 Expenditures:		
Fort Lamar	40	318,000
Cathedral Bay Addn.	35	33,000
Buzzards Island	5	5,000
Waccamaw River Addn.-IP	1,615	1,002,000
Lynchburg Sav. Addn.-Willis	16	15,000
Savage Bay Addn.-Peay	8	26,000
Nipper Creek Addn.-James	22	21,000
Rock Hill Blackjacks-Albrig	95	200,000
Waccamaw River Addn.-Burrou	11	7,000
Hitchcock Woods	1,898	15,000
Savage Bay Addn.-Scurry	8	26,000
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TOTAL	3,753	1,668,000

6,741 Ac @ \$3,697,000 = Average Cost of \$548 / Acre

Total Expected 1994 Expenditures: 3,694,000

Projected Balance, Jan. 1, 1995 654,000