

RESOLUTION

Upon motion by Commissioner Anderson , seconded by Commissioner Kotvas , the following Resolution was adopted by a 3-0 vote:

WHEREAS, on March 29, 1976, the Board of County Commissioners issued Development Order No. 75-13 DRI for Borden Chemicals Development of Regional Impact; and

WHEREAS, on March 29, 1976, Mining Permit No. 75-MINE-3 was granted to Borden Chemical which incorporated the Big Four Mine Mining and Reclamation Plan; and

WHEREAS, on July 16, 1980, the Board adopted Resolution No. 80-554 which authorized the transfer of the development order and the mining permit for Big Four Mine from Borden Chemical, Inc. to AMAX Phosphate, Inc.; and

WHEREAS, on December 22, 1980, AMAX Phosphates proposed certain expansions to AMAX Big Four Mine as set forth in letter and attachment thereto dated December 22, 1980, attached hereto and made a part hereof by reference and marked "Exhibit A"; and

WHEREAS, the proposed expansion contains the request to increase the rate of mining to 425 acres per year; increase the production rate to 2.5 million tons per year; add 1200 acres; and change the end of the mining period to 1990; and

WHEREAS, based upon analysis and recommendations of the Hillsborough County Administration and the Environmental Protection Commission, on March 4, 1981, it is determined that the proposed expansion creates a reasonable likelihood of additional adverse regional impact; and

WHEREAS, based upon these findings, such proposed amendments are concluded to constitute a substantial deviation from AMAX Phosphates, Inc. Development of Regional Impact pursuant to the provisions of Florida Statute §380.06(17); and

WHEREAS, AMAX, as the party substantially affected, has had an opportunity to present evidence in rebuttal.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF HILLSBOROUGH COUNTY, FLORIDA, IN REGULAR MEETING ASSEMBLED THIS 4th DAY OF March , 1981:

1. That by virtue of these findings and conclusions and the operation of Florida Statute §380.06(17), the AMAX Phosphate, Inc. Development of Regional Impact shall be subject to further review pursuant to the Florida Statute §380.06.

2. Nothing herein shall be construed to preclude AMAX Phosphates, Inc., from operating within the terms and conditions of Development Order No. 75-13 DRI and Mining Permit No. 75-MINE-3.

3. Upon adoption, this Resolution shall be transmitted by the Ex Officio Clerk to the Board of County Commissioners by certified mail to the State Land Planning Agency, the Tampa Bay Regional Planning Council, and AMAX Phosphates, Inc.

STATE OF FLORIDA)
)
COUNTY OF HILLSBOROUGH)

I, JAMES F. TAYLOR, JR., Clerk of the Circuit Court and Ex Officio Clerk of the Board of County Commissioners of Hillsborough County, Florida, do hereby certify that the above and foregoing is a true and correct copy of a Resolution adopted by the Board in its regular meeting of March 4, 1981, as the same appears of record in Minute Book 77 of the Public Records of Hillsborough County, Florida.

WITNESS my hand and official seal this 5th day of March, 1981.

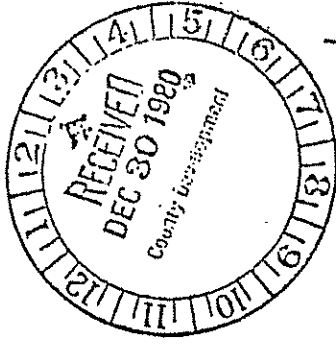
JAMES F. TAYLOR, JR. CLERK

By: _____

Deputy Clerk

AMAX phosphate, Inc.

A SUBSIDIARY OF AMAX INC.
402 SOUTH KENTUCKY AVENUE • SUITE 500 • LAKELAND, FLORIDA 33801 • (813) 687-2561



December 22, 1980

William C. Tatum
County Administrator
Hillsborough County Courthouse
P.O. Box 1110
Tampa, Florida 33601

Re: Proposed Expansion
AMAX Big Four Mine

Dear Mr. Tatum:

During the past three months, AMAX Phosphate has developed plans to expand the Big Four Mine to approximately 2.5 million product tons per year and to erect a new, larger dragline to accomplish this goal. The purpose of this letter is to: (1) set forth the known details of the expansion proposal; (2) identify the unknown factors; (3) formally petition the County to determine whether AMAX's proposed expansion constitutes a "substantial deviation" from the currently-approved Development of Regional Impact; and (4) ask the County to describe the procedures AMAX must follow in order for the County to properly review the expansion proposal.

Description of the Proposed Expansion

1. Mining Rate:

The total mining rate will increase from approximately 220 acres per year to approximately 425 acres per year. This will be achieved by using the existing 30 cubic yard dragline and the proposed 56 cubic yard machine.

2. Production:

The production rate will increase from approximately 1.6 million tons per year to approximately 2.5 million tons per year.

3. Beneficiation:

The central washer and beneficiation plant will be modified to process the increased throughput. These modifications will not require disturbing additional land beyond the current battery limits of the plant site.

4. Water Consumption and Discharge:

No escalation of our existing Southwest Florida Water Management District Consumptive Use Permit will be required. In addition, AMAX will not request modifications to the terms and conditions of State and Federal discharge permits.

5. Mining Sequence:

A completely new mining sequence will be proposed by AMAX. The existing 30 cubic yard dragline is scheduled to mine north of the Alafia River and the proposed 56 cubic yard machine would be constructed and start mining south of the Alafia River. The remaining 20 cubic yard dragline will be retired. By sequencing in this manner, we hope to be able to delete a dragline crossing of the Alafia River that is presently permitted in our existing DRI. However, we cannot commit to this until we have completed the detailed sequencing portion of the mine plan. In addition, pipeline crossings of the Alafia River will be limited to the existing road-bridge location.

6. Clay Waste Disposal:

If no additional property is acquired, permitted and mined, the existing lands scheduled to be used for waste clay disposal would not increase. Further, the dam heights would remain unchanged.

7. Reclamation:

AMAX will propose a revised reclamation plan correlated to the revised mining sequence. Initiation of mining during 1982 south of the Alafia River will necessitate pumping sand tailings south of the Alafia River thereby providing a better balance of pasture and upland native areas and land and lakes reclamation.

8. Mine Life:

The active life of the Big Four Mine is dependent upon the amount of additional reserves purchased as part of the land acquisition program. If AMAX were to acquire all of the shaded areas shown in Figure #1, operations would end during 1990, assuming a 2.5 million tons per year production rate beginning in 1982. At the other extreme, the expanded production rate would deplete the current reserves during 1987. The most probable answer is between these two dates.

9. Rock Drying Facilities:

AMAX cannot yet confirm that the existing rock drying facilities are sufficient for the expanded production rate; however, at this time, it appears no modifications will be necessary.

10. Transportation:

Once the proposed wet rock loading facilities have been built (this would not be part of the expansion), all rock will be shipped from the property by rail. If AMAX is successful in expanding production, approximately 100 rail cars would be shipped from the property on an average daily basis; this represents an increase of 27 cars per day or 37 percent.

11. Employees:

The expanded operations would employ approximately 265 people. This represents an increase of 31 persons beyond the current level of staffing as of November 1, 1980.

12. Energy:

It is anticipated that the rate of energy consumed would remain the same or show a slight increase to accommodate the proposed expansion. In either case the ratio of energy used to product ton would show an overall decrease from present levels.

Land Acquisition

AMAX wishes to acquire additional lands adjacent to the current Big Four property boundaries to extend the mine life. Figure #1 illustrates the areas which could logically be purchased to increase the Big Four reserves provided the current owner agrees to sell the respective parcel. The shaded areas located in Sections 24, 25, 27 and 34, Township 31 South, Range 22 East are currently owned by International Minerals and Chemical Corporation and Brewster Phosphates. These two parcels comprise a total of about 600 acres. The shaded areas in Sections 1 and 12, Township 32 South, Range 22 East are held by some 65 individual landowners and total 600 acres. All of these parcels are located in Hillsborough County. At this time, AMAX is not proposing to add to the Big Four reserves by purchasing land in Polk County.

The County's procedure for reviewing and permitting these additional lands is one of the key issues of the expansion proposal. Although AMAX does not own these lands and will probably never own the entire 1,200 acres, it is possible to collect and prepare the required environmental data and conceptual mine and reclamation plan for the parcels as if AMAX were the current owner. Utilization of this approach would illustrate the "worst-case" proposal for County review. The other alternative is to defer consideration of this issue until AMAX has acquired these parcels. This approach could result in repeated requests for parcel by parcel approval throughout the life of the mine as AMAX purchases land. Resolution of this procedural question would be most helpful.

William C. Tatum
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The information presented above is the most thorough description of the expansion proposal that can be presented at this time. During the first half of 1981, AMAX personnel will be developing the necessary information to prepare and submit a revised Mining Application for County review pursuant to Hillsborough County's Mining Ordinance. Accordingly, we request that the County determine whether the proposed expansion, as described above, constitutes a substantial deviation from the approved Development Order. Further, should this proposal be considered as such, we propose to begin working with the County to define the scope of the substantial deviation review so that the appropriate analyses can be prepared concurrently with the revised Mining Application.

Should you have any questions or need more information, please do not hesitate to call.

Sincerely,



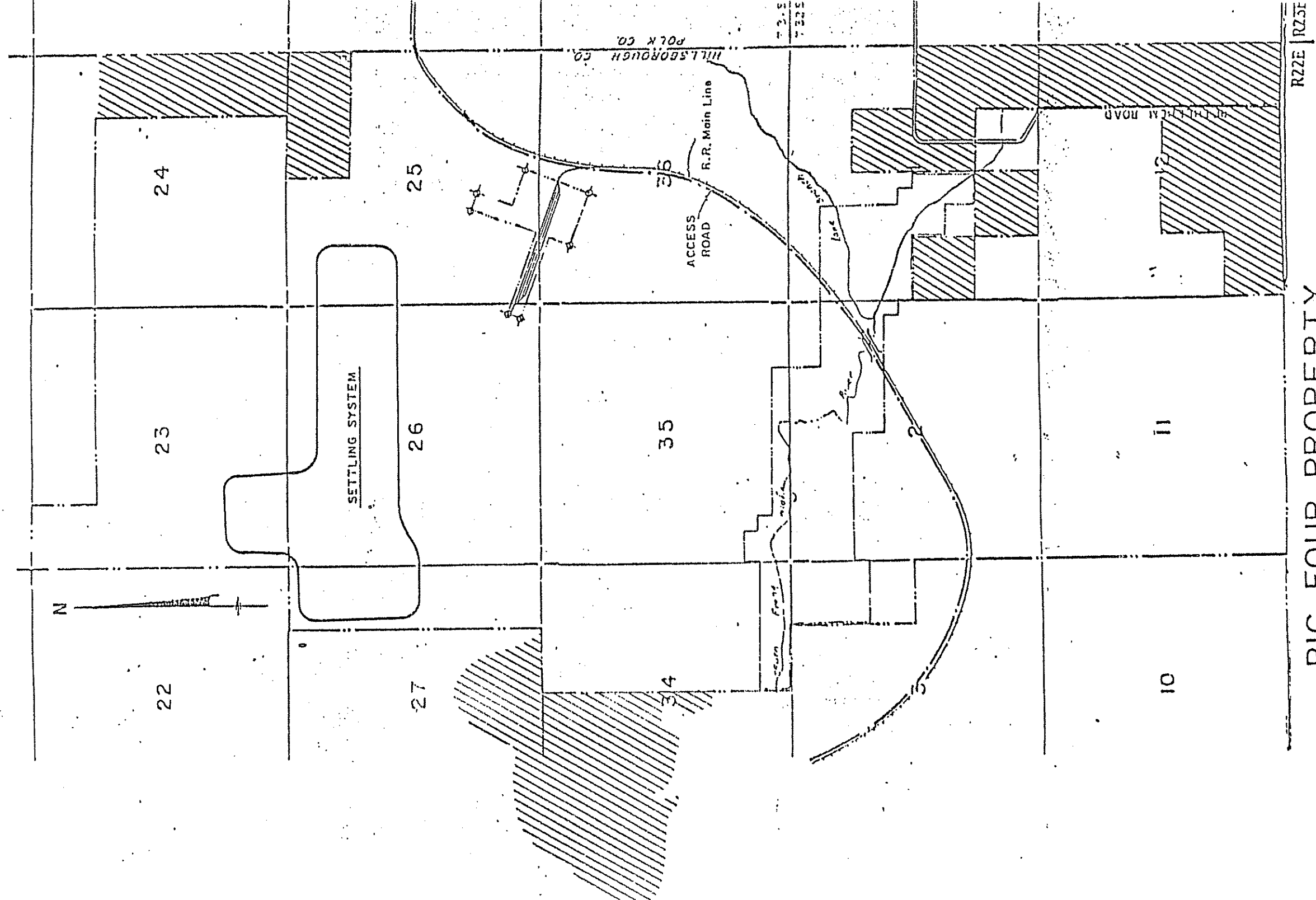
R. H. Swanson
Environmental Supervisor
Big Four Mine

RHS/sk

attachment

cc: Mr. J. Bert Grandoff, Esquire, w/att
Ms. Ethel Hammer w/att
Mr. John Lawson, Esquire w/att
Mr. James May w/att
Mr. David Mechanik, Esquire, w/att
Ms. Susan Sexton, Esquire, w/att
Ms. Enola Tobi w/att
Mr. Gary Uebelhoer w/att
Mr. Robert Vincent w/att
Mr. Scott Wilson w/att
Mr. Howard Wyncoop w/att

LAND ACQUISITION



BIG FOUR PROPERTY

PROPOSED LAND ACQUISITION
FIGURE #1

Mobil
Big Four
Mine Permit

May 19, 1976

Lewis F. Hubener
Attorney, Division of State Planning
660 Apalachee Parkway
Tallahassee, Florida 32304

Re: Borden Phosphate DRI

Dear Mr. Hubener:

Enclosed are two copies of a Resolution of the Board of County Commissioners of Hillsborough County, Florida, dated May 19, 1976. This Resolution contains a Development Order enacted pursuant to Chapter 380, Florida Statutes, granting with conditions the Application of Borden Incorporated for a Development Permit to mine phosphate in Hillsborough County. The Resolution also contains an Operating Permit enacted pursuant to Hillsborough County Ordinance 74-6 and a Resolution rezoning certain portions of the Borden property from A-A to M-1.

Thank you very much for your cooperation in this matter and we hope that the review process can be expedited as soon as possible. Please call should you have any questions.

Very truly yours,

Maxwell Williams
Assistant County Attorney

enclosures

cc: David Gildersleeve
Tampa Bay Regional Planning Commission

#80

#50-D.O. Original
Master

RESOLUTION

Upon motion by Commissioner Lester, seconded by Commissioner Curry, the following Resolution was unanimously adopted:

WHEREAS the Smith-Douglass Division of Borden Chemical, Borden Inc., has filed with the Board of County Commissioners of Hillsborough County, Florida, the following:

1. Application for Development Approval of a Development of Regional Impact submitted in accordance with Florida Statute 380.06 (Hillsborough County Building & Zoning Department Petition No. 75-13-DRI).
2. Petition and application to amend the Hillsborough County Zoning Regulations to change the classification of lands herein-after described (Hillsborough County Building & Zoning Department Rezoning Application No. 75-189).
3. Application for operating permit submitted pursuant to Hillsborough County Ordinance No. 74-6, the Hillsborough County Phosphate Mining Ordinance (Hillsborough County Building & Zoning Petition No. 75-MINE-3); and

WHEREAS this Board has reviewed the above documents and has found the proposed development of petitioner to be consistent with applicable state and local laws and regulations; and

WHEREAS this Board has received and considered the recommendations and report of the Tampa Bay Regional Planning Council, the Hillsborough County Planning Commission, the Hillsborough County Environmental Protection Commission, the U.S. Soil Conservation Commission, the Hillsborough County Engineering Department, the Hillsborough County Water Resources Department, the Hillsborough County Utilities Department; and

WHEREAS public workshops have been conducted at the Hillsborough County Courthouse on March 4, 1976, regarding said Application submitted by petitioner; and

WHEREAS this Board meeting in special session has conducted a public hearing on March 29, 1976, after notification and publication in the manner prescribed by Florida Statute 380.06 and Chapter 29131, Laws of Florida, Special Acts of 1953, and the Hillsborough County Zoning Regulations, at which time testimony was taken and received from all affected and interested parties, and after having considered all of the above:

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF HILLSBOROUGH COUNTY, FLORIDA, IN SPECIAL SESSION ASSEMBLED THIS 29TH DAY OF MARCH, 1976:

Section 1. The Application for Development Approval of a Development of Regional Impact filed by petitioner together with the supplementary materials as defined in the Index and the conditions, recommendations and resolutions of the Hillsborough County Planning Commission, Tampa Bay Regional Planning Council, Hillsborough County Water Resources Department, and Hillsborough County Environmental Protection Commission are adopted and shall constitute the Development Order of this Board issued in response to said Application (Hillsborough County Building & Zoning Department Petition 75-13-DRI).

DEVELOPMENT ORDER

1. The definitions found in Chapter 380, Florida Statutes, shall control the construction of any so-defined terms appearing in this Development Order.
2. This Development Order shall be deemed rendered as of the date of this Resolution for purposes of computing the thirty-day appeal period provided in Florida Statute 380.07(2).
3. This Development Order shall remain in effect for a period of twenty years from the date of its rendition, provided that this effective period may be extended by this Board upon a finding of excusable delay in any proposed development activity.
4. This Development Order shall not encompass any proposed development which constitutes a substantial deviation from the terms of this Application for Development Approval or which is not to be commenced until after the expiration of the period of effectiveness. Any such proposed development which constitutes a substantial deviation shall be deemed to be a Development of Regional Impact and shall require the filing, review and approval of a separate Application for Development Approval pursuant to Florida Statute 380.06.
5. The operations to be permitted pursuant to this Order are those specified in Petitioner's Application for Development Approval and Application for Operating Permit as defined in the Index which is attached to and incorporated into this Development Order as Exhibit "A" as modified by the following conditions which are attached and incorporated into this Development Order as follows:
 - a. Resolutions and Staff Report of the Hillsborough County Planning Commission dated March 15, 1976, and attached hereto as Exhibit "B".
 - b. Findings and recommendations of the Tampa Bay Regional Planning Council dated March 8, 1976, and attached hereto as Exhibit "C".
 - c. Recommendations of the Hillsborough County Water Resources Department dated March 29, 1976, and attached hereto as Exhibit "D".
 - d. Recommendations of the Hillsborough County Environmental Protection Commission dated April 15, 1976, which are attached and incorporated hereto as Exhibit "E".
6. Petitioner shall donate to Hillsborough County all of the land on its property which is contained in the twenty-five year flood plain of the South Prong of the Alafia River as indicated on Exhibit "F" which is attached hereto.
7. Gully Branch as shown on Petitioner's Development of Regional Impact may be diverted for water impoundment and mining pursuant to Section 14(7)(j) of the Hillsborough County Phosphate Mining Ordinance as shown by the attached diagram which is attached hereto as Exhibit "G". Gully Branch south of the proposed water impoundment will continue to be within the twenty-five year flood plain and subject to the prohibitions of the Hillsborough County Phosphate Mining Ordinance. Gully Branch between the

point of diversion and the south edge of the proposed water impoundment will not be flood plain after diversion.

Section 2. The following described property is hereby rezoned from "A" and "Unzoned" to "A-A" and "M-1", as defined in the Hillsborough County Zoning Regulations.

To "A-A":

Township 31 South, Range 22 East

Section 23 - NW 1/4 of NW 1/4 and S 3/4
Section 24 - S 3/4 of W 3/4
Section 25 - S 3/4 of E 1/2 and W 1/2
Section 26 - All
Section 27 - E 1/4
Section 34 - E 1/2
Section 35 - All
Section 36 - All

Township 32 South, Range 22 East

Section 1 - E 1/2 of NE 1/4, NW 1/4 of NE 1/4,
NE 1/4 of SW 1/4, SW 1/4 of SW 1/4, NW 1/4
Section 2 - All
Section 3 - E 1/2 of NE 1/4
Section 11- All
Section 12- N 1/2 of NW 1/4, SW 1/4 of NW 1/4, and
NW 1/4 of SW 1/4

All lying and being in Hillsborough County, Florida

Less the following described tract which is to be zoned to:

"M-1":

That part of Sections 25, 26 and 36, Township 31 South, Range 22 East in Hillsborough County, Florida, described as follows:

Commence at the southeast corner of said Section 25 and run S. 89 degrees 15'24.9" W. along the South boundary of said Section 25, a distance of 2744.49 feet to a Point of Beginning; thence run S. 20 degrees 10'24.7" W., a distance of 794.58'; thence run N. 69 degrees 49'35.3" W., a distance of 1200 feet; thence run N. 20 degrees 10'24.7" E., a distance of 450'; thence run N. 69 degrees 49'35.3" W., a distance of 2050'; thence run N. 20 degrees 10'24.7" E., a distance of 2050'; thence run N. 20 degrees 10'24.7" E., a distance of 1750'; thence run S. 69 degrees 49'35.3" E., a distance of 400'; thence run S. 20 degrees 10'24.7" W., a distance of 900'; thence run S. 69 degrees 49'35.3" E., a distance of 800'; thence run S. 20 degrees 10'24.7" W., a distance of 705.42' to the Point of Beginning.

Section 3. Petitioner's Application for an Operating Permit is approved and the following is hereby adopted as the Operating Permit which shall be issued by the Hillsborough County Department of Building & Zoning upon request of an authorized agent of petitioner.

OPERATING PERMIT

1. The definitions in the Hillsborough County Phosphate Mining Ordinance shall control construction of any so-defined terms appearing in this permit.
2. This Operating Permit shall be deemed issued and effective as of the date of delivery of an executed copy to an authorized agent of petitioner by the Hillsborough County Department of Building & Zoning. Said delivery shall either be by hand or by Registered Mail, returned receipt requested, and shall be deemed complete upon mailing. Upon request for delivery, the Director of the Building and Zoning Department, or his designee, shall cause the following certificate on two certified copies of this Operating Permit to be executed and shall deliver one copy to the authorized agent of the Smith-Douglass Division of Borden Chemical, Borden Inc., and shall file the other in the Official Records of this Board, together with appropriate receipts for mailing if delivery is by mail:

Certificate of Delivery

I, (Acting/Assistant/Designee of the) Director of
the Building and Zoning Department of Hillsborough
County, Florida, hereby certify that I, pursuant
to the request of
authorized agent of Smith-Douglass Division of Borden
Chemical, Borden Inc., an executed, certified copy of this
Operating Permit.

3. The operations to be permitted hereunder are those specified in the Application for Operating Permit and the Application for Development Approval as limited, modified or conditioned by the Development Order.
4. A further condition of this Operating Permit is the voluntary commitment by petitioner to cooperate with appropriate state and local officials to study petitioner's development site and the general surrounding area for utilization as water reservoir suited for water supply, flood control, and recreation purposes, and petitioner agrees to make reasonable contributions of money, effort and land in furtherance of said water reservoir project.

STATE OF FLORIDA)
)
COUNTY OF HILLSBOROUGH)

I, JAMES F. TAYLOR, JR., CLERK of the Circuit Court, and Ex Officio Clerk of the Board of County Commissioners of Hillsborough County, Florida, do hereby certify that the above and foregoing is a true and correct copy of a Resolution adopted by the Board of County Commissioners of Hillsborough County, Florida, at its meeting of May 19th, as the same appears of record in Minute Book 12, Public Records of Hillsborough County, Florida.

WITNESS my hand and official seal this 19th, day of May, 1976.

JAMES F. TAYLOR, JR., CLERK

By: *James F. Taylor*
Deputy Clerk

CERTIFICATE OF RENDITION

I, JAMES F. TAYLOR, JR., CLERK of the Circuit Court, and Ex Officio Clerk of the Board of County Commissioners do hereby certify that the foregoing Resolution concerning a Development Order and Operating Permit for the Smith-Douglass Division of Borden Chemical, Borden Inc., was rendered and adopted by the Board of County Commissioners of Hillsborough County, Florida, on May 19, 1976. This Resolution is being transmitted to the Division of State Planning, Department of Administration, State of Florida, this 19th, day of May 1976 by U.S. Mail.

JAMES F. TAYLOR, JR., CLERK

By: *James F. Taylor*
Deputy Clerk

INDEX TO APPLICATION FOR DEVELOPMENT APPROVAL OF
A DEVELOPMENT OF REGIONAL IMPACT (PETITION NO.
75-13-DRI), AND APPLICATION FOR OPERATING PERMIT
(PETITION NO. 75-MINE-3), SUBMITTED BY
SMITH-DOUGLASS DIVISION OF BORDEN CHEMICAL,
BORDEN INC.

The Application for Development Approval of a Development of Regional Impact and Application for Operating Permit shall include the following materials which are on file with the Building & Zoning Department of Hillsborough County:

1. Application for Development Approval of a Development of Regional Impact and Application for Mining Permit and Application for Rezoning dated June 9, 1975.
2. Supplemental responses of Borden dated August 22, 1975, to Hillsborough County, Hillsborough County Planning Commission, including the following exhibits:
 1. Certificate of Preparation by Leslie G. Bronwell, Professional Engineer
 2. Borden's application to Southwest Florida Water Management District for Permit to Construct a Well, Well Completion Report, Notification of Construction of Repair of a Water Well.
 3. Tables depicting State of Florida and Hillsborough County sulfur dioxide ambient air quality standards; sulfur dioxide levels at Borden's site in 1975 and 1977; diagram of estimated ground level sulfur dioxide concentrations at Borden's site; diagram of five year averaged annual wind at Borden's site; diagram of predicted average annual sulfur dioxide concentrations at Borden's site; and incremental contributions to predicted annual average ground level sulfur dioxide concentrations.
 4. Tables depicting status and estimated coverage of rare and endangered species and ground covered species on Borden's site.
 5. Vegetative maps with mineable areas and twenty-five year flood plain boundary.
3. Report from Borden to Timothy H. Powell, Hillsborough County Planning Commission, containing supplemental information including the following exhibits:
 1. Map of Borden property.
 2. Tables showing status of preferred habitats for rare and endangered animals in southern Hillsborough County and potential impacts by Borden.
4. Borden responses of December 1, 1975, to the letter of David Gildersleeve of the Tampa Bay Regional Planning Council, dated September 23, 1975, which includes the following:
 1. Diagram of five year averaged wind rose.
 2. Diagram of plant and well sites on Borden's property.
 3. Diagram of soil borings on Borden's property.
 4. Table depicting pasture mixture for Central Florida.
 5. Table of proposed disturbed and undisturbed acreage of plant associations on Borden's property.

5. Borden response to Hillsborough County Water Resources Department which includes the following exhibits:
 1. Calculations of Hawthorn Pumping Tests, Floridan Aquifer Tests, and accompanying report and diagrams.
6. Borden's program for reclamation and land reuse submitted to Tampa Bay Regional Planning Council on February 23, 1976.

X	Subject	METING DATE	HCPC File N
	Subject Division	March 15, 1976	1175-189
	Capital Improvement Referral		Agency File #
	Other Four Corners Mine of Borden		

Members	Age	Nay	Abstain	Absent
Mr. Rampello, Chairman	X			
Mr. Ames	X			
Mrs. Boshart	X			
Dr. Brashfield	X			
Mr. Fernandez	X			
Mrs. Folgerman	X			
Mr. Sweet	X			
Mr. Taylor	X			
Mr. Turner	X			

			
Samuel Rampello, Chairman			
			
John A. Crislip, Executive Director			
On motion of Mr	Sweet	Seconded by Mr	Ames

The following resolution was adopted:

RESOLVED, That the Hillsborough County Planning Commission recommends to the Board of County Commissioners that the petition to rezone that part of the subject property which is covered by the Development of Regional Impact Application from A and unzoned to A-A and M-1, be APPROVED consistent with the recommendation on the DRI for the reason that the A-A and M-1 classifications are the necessary zones to permit mining activity on the subject property with the related processing plant s

Zoning		MEM		HCPC File	
Subdivision		G DATE		(HIC) DRI 75-	
Capital Improvement Referral		March 15, 1976		Agency File	
Other Mining and Reclamation Plan					
X					
Members					
Mr. Rampello, Chairman		Aye	Nay	Abstain	Absent
Mr. Ames		X			
Mrs. Baskin		X			
Dr. Bruhild		X			
Mr. Fernandez		X			
Mrs. Follman		X			
Mr. Sweat		X			
Mr. Taylor		X			
Mr. Turner		X			
X					
Samuel J. Rampello					
Samuel Rampello, Chairman					
John A. Crislip					
John A. Crislip, Executive Director					
On motion of Mr. Sweat		Seconded by Mr. Ames			
The following resolution was adopted:					
WHEREAS, The Hillsborough County Planning Commission has reviewed the Four Corners Mine of Borden Chemical as set forth in the provisions of the Hillsborough County Phosphate Mining Ordinance.					
NOW, THEREFORE, BE IT RESOLVED, That the Hillsborough County Planning Commission recommends to the Hillsborough County Board of County Commissioners that the Borden Chemical Four Corners Mine "Mining and Reclamation Plan" be APPROVED according to the submitted "Mining and Reclamation Plan", as amended and subject to the following conditions:					
1. That a detailed radiation monitoring system encompassing all environmental considerations and all human exposure situations be submitted with the first mining unit plan, said system being supplied by the phosphate applicant and monitored by the Environmental Protection Agency of Hillsborough County.					
Further, that the Borden Company will conform regulations designed to avoid unnecessary human exposure to radiation and that additional conditions to the Development Order may be imposed in the future by the governing body of the County designed to avoid unnecessary human exposure to radiation.					
2. The flood plains shall be as defined by the Borden Company plus additional lands along Gully Branch. Mining of any segment of the streams shall be accomplished by stream diversion of said segments only after sufficient natural environmental trade-off of public benefit have been committed to by the Borden Company.					
Con't					

3. The entire mining process is subject to meeting all permitting criteria over and beyond the data and reviews contained in the DRI and mining application.
4. The Borden Company will establish a Flood plain reclamation project to test the potential for artificially created wetland reclamation in future phases of the mining process.
5. That an archeological study be conducted on the Borden site by a qualified archeologist in close coordination with the State Division of Archives, History and Records Management. The results of the survey should be submitted to the Division, Hillsborough County, and to the Tampa Bay Regional Planning Council. The applicant shall preserve or excavate under the supervision of the Division any sites found through the survey prior to mining.
6. Any submitted reclamation plans should not be construed to constitute approval by Hillsborough County to the mining in any portion of the proposed site. Such plans have been submitted for informational purposes only and variances must be granted to the petitioner prior to mining activities in areas protected by the Hillsborough County Mining Ordinance.

SUBDIVISION		MEETING DATE March 15, 1976	HCPC File # (HC) DRI 75
Capital Improvement Referral			
X	Other DRI		Agency File

Members	Aye	Nay	Abstain	Absent
Mr. Rampello, Chair	X			
Mr. Ames	X			
Mrs. Baskin	X			
Dr. Brundage	X			
Mr. Fernandez	X			
Mrs. Follman	X			
Mr. Sweat	X			
Mr. Taylor	X			
Mr. Turner	X			X

Samuel J. Rampello
Samuel Rampello, Chairman
John A. Crislip
John A. Crislip, Executive Director

On motion of Mr Sweat Seconded by Mr Ames

The following resolution was adopted:

WHEREAS, The development's impact on the environment and on natural resources will be significant but will be combined with adequate controls as supplied in the Hillsborough County Phosphate Mining Ordinance; and

WHEREAS, The development's impact on the economy will be favorable; and

WHEREAS, The development is not apt to have an impact on the accessibility to housing; and

WHEREAS, The development is apt to have a negative impact on public transportation facilities during the mining phases but after the mining has been completed the transportation network will return to its current condition; and

WHEREAS, The development is not apt to unduly burden public facilities; and

WHEREAS, The proposed development is in accordance with the 1999 Plan of Development for Hillsborough County.

NOW, THEREFORE, BE IT RESOLVED, That the DRI Application, as amended, be APPROVED subject to the criteria contained in the attached application and staff report and the following guidelines that are deemed necessary to ensure the acceptable development of the proposed plan:

1. That a ~~detailed radiation monitoring system~~ encompassing all environmental considerations and all human exposure situation be submitted with the first mining unit plan, said system being supplied by the phosphate applicant and monitored by the Environmental Protection Agency of Hillsborough County.

Further, that the Borden Company will conform to regulations designed to avoid unnecessary human exposure to radiation and the additional conditions to the Development Order may be imposed in the future by the governing body of the County designed to avoid unnecessary human exposure to radiation.

2. The flood plains shall be as defined by the Borden Company plus additional lands along Gully Branch. Mining of any segment of the streams shall be accomplished by stream diversion of said segments only after sufficient natural environmental trade-off of public benefit have been committed to by the Borden Company.

3. The entire mining process is subject to meeting all permitting criteria over and beyond the data and reviews contained in the DRI and mining application.

4. The Borden Company will establish a flood plain reclamation project to test the potential for artificially created wetland reclamation in future phases of the mining process.

5. That an archeological study be conducted on the Borden site by a qualified archeologist in close coordination with the State Division of Archives, History and Records Management. The results of the survey should be submitted to the Division, Hillsborough County, and to the Tampa Bay Regional Planning Council. The applicant shall preserve or excavate under the supervision of the Division any sites found through the survey prior to mining.

6. Any submitted reclamation plans should not be construed to constitute approval by Hillsborough County to the mining in any portion of the proposed site. Such plans have been submitted for informational purposes only and variances must be granted to the petitioner prior to mining activities in areas protected by the Hillsborough County Mining Ordinance.

Portions of this staff report have been quoted or paraphrased from the Borden Big Four Mine Development of Regional Impact Application.

General Introduction

"Smith-Douglass, a Division of Borden Chemical, Borden Inc., is submitting a DRI application to develop a phosphate mining, processing, drying, and shipping operation to be located in the southeast quadrant of Hillsborough County." (See Exhibit 1)

The land of the Big Four tract, consisting of 5,720 acres, is basically flat sandy woodland, sloping toward several feeder streams of the South Prong of the Alafia River which runs east-west through the project site.

"Borden is currently mining phosphate rock at Tenoroc Mine, northeast of Lakeland in Polk County. Mining at this location will be completed in late 1977. The proposed new mine will not, therefore, expand Borden's production, but will permit Borden to continue to serve its customers in the future."

"The tract has been prospected and classified into minable and non-minable areas. The minable areas contain approximately 23,200,000 net tons of phosphate rock which exist in the typical sand-clay matrix averaging approximately 11.2 feet in thickness. Overlying this phosphate matrix is approximately 24.1 feet of overburden material. The phosphate zone varies in thickness and composition, as does the overburden."

"The mining and beneficiation operations will be designed to produce approximately one million tons of phosphate rock per year, in conjunction with a program for reclamation and restoration" utilizing acceptable techniques.

This report recognizes a multitude of supplemental responses which are considered as superseding policy to the basic DRI application when noted.

Environment

Air Quality

The mine will be a source of air pollution, mainly in the form of dust emissions from the transference of phosphate rock after drying and land stripping activities in the actual mining units.

The dry rock storage bin conveyor transfer points and loading points will be equipped with pulse-air type baghouse dust collectors. Emissions from

the rock dryer will be controlled by the use of Venturi type wet scrubber system. "In order to minimize fugitive dust emissions from the facility due to vehicular traffic, major roads within the project will be paved." Mining operations will be limited to smaller mining units, therefore, minimizing open cut areas.

All mining operations must conform to State and Federal standards. Monitoring systems to determine compliance have already been established and are producing additional background information. Additional monitoring has been proposed the Environmental Protection Commission and confirmation of recommendations is still under consideration. It is noted that the Borden project is situated immediately east of the Brewster Phosphate Plant City. Monitoring systems on both sites are required not only for the health, safety, and general welfare of the citizens of the County, but also for determination of source.

Water Quality

The project site is currently traversed by the South Prong of the Alafia River and several feeder surface water courses. These feeder streams include Lake, Gully, and Boggy Branches.

The phosphate operation will drastically alter the majority of lands outside the flood plains of the above-mentioned water courses. Additional holding ponds will be created for the purpose of water storage and disposal of phosphate clays.

Pertaining to mining operations within the 25-100 year flood plain, the following parameters have been established:

1. Borden will not mine lands within the 25-year flood plains.
2. All portions of the surface water courses and the associated flood plains are as attached in Exhibit 2.
3. Mining in any portion of the flood plains is to be accomplished by stream diversion as provided for in the Hillsborough County Mining Regulations. Such diversion eliminates flood plains while retaining water flow.

Note: Various criteria have been utilized to determine surface water courses and their associated flood plains. All elements, including biotic, aquatic, bird and animal species, soils, and water flows are considered as a whole natural community. Because of inconsistent water flows, each disputed area was evaluated as to whether it was more similar to sheet flow marshy areas or actual surface water

course flood plains. It is the contention of the staff of the Environmental Protection Commission and the staff of the Planning Commission that the designated areas have all the characteristics of flood plains of surface water courses with one exception; that of inconsistent water flows and alterations of natural channels. Therefore, these areas fall into the classification of 25-year flood plains.

"The water needed to support mining and plant activities at Big Four will come mainly from groundwater in the deep Floridan Aquifer. Although current water plans do not include using the shallow aquifer for production, this aquifer and the underlying Hawthorn Formation (secondary artesian aquifer) will be utilized in a proposed recharge system." This system, simply stated, drops wells into the Floridan Aquifer and pumps water from the surface to the subterranean aquifer.

"The project will comply with the established water crop theory. This allows withdrawals up to 5,720,000 gallons per day. (Calculated at 1,000 gallons per day per acre)

Radiation

Currently, there are various studies being conducted by the Phosphate Industry and State and Federal environmental protection agencies to determine radiation situations of the phosphate mining process.

In supplemental information submitted by Borden, it is stated that they "will conform to reasonable regulations designed to avoid unnecessary human exposure to radiation." "Also, Borden agrees that reasonable additional conditions to the Development Order may be imposed in the future by the governing body of the County designed to avoid unnecessary human exposure to radiation."

Economy

"An estimated 60% of the \$53,500,000 total project cost (capital good expenditure) is expected to be spent in Hillsborough and Polk Counties or within Central Florida."

Estimated annual expenditures based on 1974 cost will be \$5,565,000. Approximate tax yields for Hillsborough County will be \$26,280 for real estate and \$801,220 for tangible personal. The State of Florida will receive \$144,000 severance and \$75,000 sales taxes. (Corporate Income Tax has not been calculated and would be added to the above totals).

The largest percentage of employee salaries lies in the \$8,000-\$11,999 range, with approximately 136 out of 150 employees (operational phase) being paid this amount.

Public Utilities

The project will utilize its own systems for water and sewer, storm sewer, solid waste and emergency services. Communications will be handled by private utilities.

Fire protection will be provided by the County. Educational, health care, cultural, and recreational are non-applicable.

Transportation

"Approximately 100 railcars (total in and out), 200 automobiles, and 15 trucks will constitute the total daily traffic. Railcar traffic will be one train daily with the truck, and auto traffic will occur primarily at shift change time, three times daily.

Traffic will be distributed on Highway 39 and State Road 674. Impact on said facilities is negligible.

Housing

Initial impact on the current housing supply will be negligible since the facility will be transferring workers from the Tenoroc facility to the proposed facility. Slow migration of these workers to new living areas would constitute an insignificant impact.

Conclusions

The Borden Big Four Mine will totally disrupt the natural environment located on the site. Adverse aspects of this disruption can be minimized by Borden's declaration of policy of not mining the twenty five year flood plains and by the County declaring additional lands, not previously shown, as flood plains to defined surface water courses.

Alteration of water courses on the Borden tract should be allowed only if defined limitations are set forth and adequate natural/environmental trade-offs are provided.

Borden will remain within water crop standards; therefore, will not adversely affect the water supplies of the area.

Borden has provided adequate performance policy regarding radiation potential so as to protect the general public as well as the employees of the facility.

The proposed project will positively affect the economy of the local, regional, state areas.

The mine will not significantly impact the public or private utilities, housing supplies, or transportation network.