



*Commonwealth of Virginia*

**VIRGINIA DEPARTMENT OF ENVIRONMENTAL QUALITY**

NORTHERN REGIONAL OFFICE

13901 Crown Court, Woodbridge, Virginia 22193

(703) 583-3800

[www.deq.virginia.gov](http://www.deq.virginia.gov)

Travis A. Voyles  
Secretary of Natural and Historic Resources

Michael S. Rolband, PE, PWD, PWS Emeritus  
Director  
(804) 698-4020

Richard C. Doucette, CPG  
Regional Director

March 19, 2024

Mr. Ryan Jacoby  
Chief Operating Officer  
Chaney Materials, LLC  
P.O. Box 2000  
Gambrills, MD 21054

Location: Fairfax County  
Registration No.: 74280

Dear Mr. Jacoby:

Attached is a permit to construct and operate a truck mix concrete plant in accordance with the provisions of the Virginia State Air Pollution Control Board Regulations for the Control and Abatement of Air Pollution.

In the course of evaluating the application and arriving at a final decision to approve the project, the Department of Environmental Quality (DEQ) deemed the application complete on March 15, 2024.

This permit contains legally enforceable conditions. Failure to comply may result in a Notice of Violation and/or civil charges. Please read all permit conditions carefully.

This permit approval to construct and operate shall not relieve Chaney Materials, LLC of the responsibility to comply with all other local, state, and federal permit regulations.

The Board's Regulations as contained in Title 9 of the Virginia Administrative Code 5-170-200 provide that you may request a formal hearing from this case decision by filing a petition with the Board within 30 days after this case decision notice was mailed or delivered to you. Please consult the relevant regulations for additional requirements for such requests.

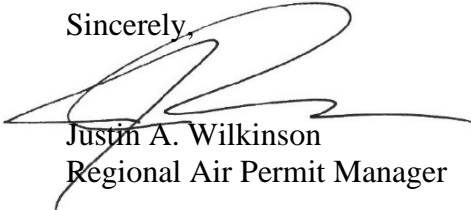
As provided by Rule 2A:2 of the Supreme Court of Virginia, you have 30 days from the date you actually received this permit or the date on which it was mailed to you, whichever occurred first, within which to initiate an appeal of this decision by filing a Notice of Appeal with:

Michael S. Rolband, Director  
Department of Environmental Quality  
P. O. Box 1105  
Richmond, VA 23218

If this permit was delivered to you by mail, three days are added to the thirty-day period in which to file an appeal. Please refer to Part Two A of the Rules of the Supreme Court of Virginia for information on the required content of the Notice of Appeal and for additional requirements governing appeals from decisions of administrative agencies.

If you have any questions concerning this permit, please contact Ms. Maryann Williams at (571)-408-1731 or via email at [maryann.williams@deq.virginia.gov](mailto:maryann.williams@deq.virginia.gov).

Sincerely,



Justin A. Wilkinson  
Regional Air Permit Manager

JAW/MVW/74280 mNSR(2024-03-19)

Attachment: Permit



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**STATIONARY SOURCE PERMIT TO CONSTRUCT AND OPERATE**

In compliance with the Federal Clean Air Act and the Commonwealth of Virginia Regulations for the Control and Abatement of Air Pollution,

Chaney Materials, LLC  
P.O. Box 2000  
Gambrills, MD 21054  
Registration No.: 74280

is authorized to construct and operate

a ready mix concrete batch plant

located at

9520 Gunston Cove Road,  
Lorton, Virginia 22079

in accordance with the Conditions of this permit.

Approved on

March 19, 2024

A handwritten signature in black ink, appearing to read "Justin A. Wilkinson".

Justin A. Wilkinson  
Regional Air Permit Manager

Permit consists of 8 pages.  
Permit Conditions 1 to 19.

## INTRODUCTION

This permit approval is based on the permit application dated September 15, 2023, supplemental information dated October 17, 2023, November 1, 2023, and March 15, 2024. Any changes in the permit application specifications or any existing facilities which alter the impact of the facility on air quality may require a permit. Failure to obtain such a permit prior to construction may result in enforcement action. In addition, this facility may be subject to additional applicable requirements not listed in this permit.

Words or terms used in this permit shall have meanings as provided in 9VAC5-10-10 of the State Air Pollution Control Board Regulations for the Control and Abatement of Air Pollution. The regulatory reference or authority for each condition is listed in parentheses () after each condition.

Annual requirements to fulfill legal obligations to maintain current stationary source emissions data will necessitate a prompt response by the permittee to requests by the DEQ or the Board for information to include, as appropriate: process and production data; changes in control equipment; and operating schedules. Such requests for information from the DEQ will either be in writing or by personal contact.

The availability of information submitted to the DEQ or the Board will be governed by applicable provisions of the Freedom of Information Act, §§ 2.2-3700 through 2.2-3714 of the Code of Virginia, § 10.1-1314 (addressing information provided to the Board) of the Code of Virginia, and 9VAC5-170-60 of the State Air Pollution Control Board Regulations. Information provided to federal officials is subject to appropriate federal law and regulations governing confidentiality of such information.

Equipment List - Equipment at this facility covered by this permit consists of:

<b>Ref. No(s).</b>	<b>Equipment Description</b>	<b>Rated Capacity</b>	<b>Delegated Federal Requirements</b>	<b>Original Permit Date</b>
1	One (1) Stephens MFG. CO. Inc, Eagle 350, Truck Mix Concrete Plant	168 tons/hour	N/A	March 19, 2024
2	One (1) Cement Silo	125 tons	N/A	March 19, 2024
3	One (1) dual compartment silo for NewCem and Fly Ash	100 tons (50 tons per compartment)	N/A	March 19, 2024

Specifications included in the above table are for informational purposes only and do not form enforceable terms or conditions of the permit.

## PROCESS REQUIREMENTS

1. Emissions Controls - Particulate emissions shall be controlled as follows:

Emission source	Control
Silos	Bin Vent Filters
Weigh Hopper	Fabric Filter
Truck Load-Out	a) A chute that extends into truck hopper to convey materials; b) Protection from winds using enclosure(s); and c) Fabric filter

The controls listed in the table above shall be provided with adequate access for inspection and maintenance and shall be properly functioning when the process is in operation. The chute and enclosure(s) shall be maintained in good condition without tears or holes. (9VAC5-80-1180 and 9VAC5-50-260)

2. Fugitive Dust and Fugitive Emission Controls - Fugitive dust and fugitive emission controls shall include the following, or equivalent, as approved by DEQ:
- a. Application of asphalt, water, or suitable chemicals on dirt roads, materials stockpiles, and other surfaces which may create airborne dust; paving of roadways, and maintenance of roadways in a clean condition.
  - b. Installation and use of hoods, fans and fabric filters to enclose and vent the handling of dusty materials. Adequate containment methods shall be employed during sandblasting or other similar operations.
  - c. Open equipment for conveying or transporting materials likely to create objectionable air pollution when airborne shall be covered, or treated in an equally effective manner, at all times when in motion.
  - d. Prompt removal of spilled or tracked dirt or other materials from paved streets and of dried sediments resulting from soil erosion.
  - e. Dust from material handling, and load-outs, shall be controlled by wet suppression or equivalent. The wet suppression spray systems shall be operated at optimum design.
  - f. Reasonable precautions shall be taken to prevent deposition of dirt on public roads and subsequent dust emissions. Trucks leaving the site shall have clean wheels achieved by use of a wheel washer or equivalent. Dirt, product, or raw material spilled or tracked onto paved surfaces shall be promptly removed to prevent particulate matter from becoming airborne.

(9VAC5-50-90, 9VAC5-80-1180, and 9VAC5-50-260)

3. **Monitoring Devices** - Each fabric filter having an induced draft or forced draft fan shall be equipped with a device to continuously measure differential pressure across the fabric filter. Each monitoring device shall be installed, maintained, calibrated and operated in accordance with approved procedures which shall include, as a minimum, the manufacturer's written requirements or recommendations. Each monitoring device shall be provided with adequate access for inspection and shall be in operation when the fabric filter is operating.  
(9VAC5-80-1180)
4. **Monitoring Device Observation** - To ensure good performance, the process/control monitoring device used to continuously measure the differential pressure across the fabric filter shall be observed by the permittee with a frequency of not less than once per calendar day of operation. The permittee shall keep a log of the observations from the process/control monitoring device. The log shall include the name of the observer, the date and time of the observation, and the differential pressure reading.  
(9VAC5-80-1180)
5. **Monitoring Visible Emissions** - All bin vent filters and fugitive emission sources shall be observed visually once per day, when in operation, to determine if there are any visible emissions. Each silo fabric filter shall be observed visually during the uploading process for at least a brief time period during normal operations to determine if there are any visible emissions. The presence of visible emissions shall indicate the need for prompt corrective action. The permittee shall keep a log of the observations. The log shall include the name of the observer, the date and time of the observations, the presence of visible emissions or lack thereof, and the date and time of corrective actions taken whenever visible emissions were observed.  
(9VAC5-80-1180)

## **OPERATING LIMITATIONS**

6. **Production** - The production of concrete shall not exceed 150,000 cubic yards per year, calculated monthly as the sum of each consecutive 12-month period. Compliance for the consecutive 12-month period shall be demonstrated monthly by adding the total for the most recently completed calendar month to the individual monthly totals for the preceding 11 months.  
(9VAC5-80-1180)

## EMISSION LIMITS

7. Facility Wide Emission Limits - Total emissions from the concrete truck mix plant shall not exceed the limits specified below:

For each fabric filter having an induced draft or forced draft fan:

PM 0.01 gr/dscf

PM<sub>10</sub> 0.01 gr/dscf

PM<sub>2.5</sub> 0.01 gr/dscf

Total combined:

PM 0.61 tons/yr

PM<sub>10</sub> 0.31 tons/yr

PM<sub>2.5</sub> 0.13 tons/yr

These emissions are derived from the estimated overall emission contribution from operating limits. Exceedance of the operating limits may be considered credible evidence of the exceedance of emission limits. Compliance with these emission limits may be determined as stated in Conditions 1 and 6.  
(9VAC5-80-1180 and 9VAC5-50-260)

8. Visible Emission Limit - Visible emissions from each fabric filter exhaust stack(s) shall not exceed five percent (5%) opacity as determined by the EPA Method 9 (reference 40 CFR 60, Appendix A).  
(9VAC5-80-1180 and 9VAC5-50-260)

## RECORDS

9. On Site Records - The permittee shall maintain records of emission data and operating parameters as necessary to demonstrate compliance with this permit. The content and format of such records shall be arranged with the DEQ's Northern Regional Office (NRO). These records shall include, but are not limited to:
- a. Annual production of concrete in cubic yards per year, calculated monthly as the sum of each consecutive 12-month period. Compliance for the consecutive 12-month period shall be demonstrated monthly by adding the total for the most recently completed calendar month to the individual monthly totals for the preceding 11 months.
  - b. Operation and control device monitoring records for each fabric filter as required in Condition 4.

- c. Visible emission records as required in Condition 5.
- d. Records of maintenance, operator training, and any additional records, as required in Condition 14.

These records shall be available for inspection by the DEQ and shall be current for the most recent five years.

(9VAC5-80-1180 and 9VAC5-50-50)

## NOTIFICATIONS

10. **Addressee** - All correspondence concerning this permit should be submitted to the following address:

Regional Air Compliance Manager  
Department of Environmental Quality (DEQ)  
Northern Regional Office (NRO)  
13901 Crown Court  
Woodbridge, VA 22193

(9VAC5-50-50 and 9VAC5-80-1180)

11. **Initial Notifications** - The permittee shall furnish written notification to the Regional Air Compliance Manager of the DEQ's NRO of:

a. The actual date on which construction of the ready-mix concrete batch plant commenced within 15 days of permit issue date.

b. The actual start-up date of the ready-mix concrete batch plant within 15 days of permit issue date.

(9VAC5-50-50 and 9VAC5-80-1180)

## GENERAL CONDITIONS

12. **Permit Suspension/Revocation** - This permit may be suspended or revoked if the permittee:

- a. Knowingly makes material misstatements in the permit application or any amendments to it;
- b. Fails to comply with the conditions of this permit;
- c. Fails to comply with any emission standards applicable to a permitted emissions unit;



- d. Causes emissions from the stationary source which result in violations of, or interfere with the attainment and maintenance of, any ambient air quality standard; or
- e. Fails to operate in conformance with any applicable control strategy, including any emission standards or emissions limitations, in the State Implementation Plan in effect at the time an application for this permit is submitted.

(9VAC5-80-1210 G)

13. **Right of Entry** - The permittee shall allow authorized local, state, and federal representatives, upon the presentation of credentials:

- a. To enter upon the permittee's premises on which the facility is located or in which any records are required to be kept under the terms and conditions of this permit;
- b. To have access to and copy at reasonable times any records required to be kept under the terms and conditions of this permit or the State Air Pollution Control Board Regulations;
- c. To inspect at reasonable times any facility, equipment, or process subject to the terms and conditions of this permit or the State Air Pollution Control Board Regulations;  
and
- d. To sample or test at reasonable times.

For purposes of this condition, the time for inspection shall be deemed reasonable during regular business hours or whenever the facility is in operation. Nothing contained herein shall make an inspection time unreasonable during an emergency.

(9VAC5-170-130 and 9VAC5-80-1180)

14. **Maintenance/Operating Procedures** - At all times, including periods of start-up, shutdown and malfunction, the permittee shall, to the extent practicable, maintain and operate the affected source, including associated air pollution control equipment, in a manner consistent with good air pollution control practices for minimizing emissions.

The permittee shall take the following measures in order to minimize the duration and frequency of excess emissions:

- a. Develop a maintenance schedule and maintain records of all scheduled and non-scheduled maintenance.
- b. Maintain an inventory of spare parts.
- c. Have available written operating procedures for equipment. These procedures shall be based on the manufacturer's recommendations, at a minimum.

- d. Train operators in the proper operation of all such equipment and familiarize the operators with the written operating procedures, prior to their first operation of such equipment. The permittee shall maintain records of the training provided including the names of trainees, the date of training and the nature of the training.

Records of maintenance and training shall be maintained on site for a period of five years and shall be made available to DEQ personnel upon request.  
(9VAC5-50-20 E and 9VAC5-80-1180 D)

15. **Record of Malfunctions** - The permittee shall maintain records of the occurrence and duration of any bypass, malfunction, shutdown or failure of the facility or its associated air pollution control equipment that results in excess emissions for more than one hour. Records shall include the date, time, duration, description (emission unit, pollutant affected, cause), corrective action, preventive measures taken and name of person generating the record.  
(9VAC5-20-180 J and 9VAC5-80-1180 D)
16. **Notification for Facility or Control Equipment Malfunction** - The permittee shall furnish notification to the NRO's Regional Air Compliance Manager of malfunctions of the affected facility or related air pollution control equipment that may cause excess emissions for more than one hour. Such notification shall be made no later than four daytime business hours after the malfunction is discovered. The permittee shall provide a written statement giving all pertinent facts, including the estimated duration of the breakdown, within 14 days of discovery of the malfunction. When the condition causing the failure or malfunction has been corrected and the equipment is again in operation, the permittee shall notify NRO's Regional Air Compliance Manager:  
(9VAC5-20-180 C and 9VAC5-80-1180)
17. **Violation of Ambient Air Quality Standard** - The permittee shall, upon request of the DEQ, reduce the level of operation or shut down a facility, as necessary to avoid violating any primary ambient air quality standard and shall not return to normal operation until such time as the ambient air quality standard will not be violated.  
(9VAC5-20-180 I and 9VAC5-80-1180)
18. **Change of Ownership** - In the case of a transfer of ownership of a stationary source, the new owner shall abide by any permit issued to the previous owner. The new owner shall notify NRO's Regional Air Compliance Manager of the change of ownership within 30 days of the transfer.  
(9VAC5-80-1240)
19. **Permit Copy** - The permittee shall keep a copy of this permit on the premises of the facility to which it applies.  
(9VAC5-80-1180)