



August 2007

# COMPREHENSIVE ECONOMIC DEVELOPMENT STRATEGY

FOR THE CENTRAL MIDLANDS REGION OF SOUTH CAROLINA

Including:

- Richland
- Lexington
- Fairfield and
- Newberry Counties



Prepared by the  
**Comprehensive Economic  
 Development Strategy  
 Subcommittee Of the  
 Central Midlands Council of Governments  
 For the Full Board of the Council of Governments**

**Comprehensive Economic Development Strategy**  
**For the**  
**Central Midlands Region of South Carolina**  
(Including the Counties of Fairfield, Lexington, Newberry and Richland)

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## **INTRODUCTION**

*Vision Statement: The economic vision of the Central Midlands Region is founded on the premise that higher standards of living derive from the availability of well-paying jobs. Such employment occurs when the public and private sectors work together to maximize regional potentials, to solve challenges to development, and to develop shared goals and action plans that harness public support and long term commitment.*

Councils of government play several key roles in fostering economic development. One is to support local efforts. Another is to promote regionalism and a regional perspective. A third role is to provide technical assistance and information as needed. Though regionalism is an important concept in facilitating economic growth, the reality is that economic development is largely a local function. The Central Midlands Council of Governments (CMCOG) is ready to support these local initiatives and provide a forum where regional partners and stakeholders can share information, collaborate and create partnerships to enhance the success of their respective economic development strategies and projects.

We are pleased to provide technical assistance, grant administration, planning, market data, and project development for communities when they need help. Our primary focus is more of a policy and advocacy role in an effort to bring about a better understanding of the region's future.

A regional economic development plan should call attention to important issues, assess relevant trends related to the issues and advocate actions that can appropriately address those issues at a regional level.

The region must take action to remain competitive because if it does not act, jobs and economic prosperity could pass them by.

To sustain economic growth, regions should work towards creating an educated workforce, developing sufficient financial capital to support entrepreneurship, an appropriate mix of industry clusters that have growth potential and provide a quality of place. Basic infrastructure is also important, but it is a prerequisite to other factors. Regions without adequate transportation, healthcare, education and telecommunications will have problems being competitive in the future. Lack of infrastructure is a barrier to economic development.

For the most part, the CMCOG region is addressing sustainability issues. However, rural areas in the region continue to face challenges. A successful comprehensive regional strategy should emphasize the importance of a regional framework that stresses the interdependency of rural and urban areas.

As is reflected in the release of information from the Office of Management and Budget concerning enlarging the Columbia MSA to include four additional counties, commuting is an important variable in the economic dynamics of the region. People continue to depend on employment in the inner core while commuting to outer rings for housing. Due to this, a section of data covering commuting patterns for the region has been included.

We must keep at the forefront our region's progress with regard to how we do economic development. All new jobs are not necessarily good jobs. Economic development should be about creating wealth; each project should represent a net gain in revenue to the community where it locates – either in wages and their multiplier effects, sales and property tax revenues that outweigh costs of new infrastructure and public services or other quantifiable benefits. The financial gains accruing to a community should never be offset by the value of incentives given to an economic development project.

The ultimate goal for the region must be a well-balanced economy that fosters innovation and produces a high quality of life for its citizens. CMCOG is happy to support local projects of all varieties with research, analysis and planning assistance.

## **ORGANIZATION AND PLANNING PROCESS** **(Community and Private Sector Participation)**

Central Midlands Council of Governments (CMCOG) was formed in 1969 to provide a forum for dealing with intergovernmental problems including solving wastewater collection and treatment problems within drainage basins that cross many local government boundaries to law enforcement, fire protection and aging services, for example. Participation provides each local government an opportunity to relate to the entire region and to possess an effective voice in influencing state and regional policies impacting local jurisdictions.

The CMCOG region is composed of four counties: Fairfield, Lexington, Newberry and Richland. CMCOG has been designated as an Economic Development District (EDD) by the Economic Development Administration (EDA). As a requirement of this designation, CMCOG must prepare a Comprehensive Economic Development Strategy (CEDS) every five years. The CEDS is designed to serve as a roadmap to guide the region's development over the next five years. Important parts of the roadmap are the goals and objectives we set for ourselves.

The board and staff of CMCOG have made a concerted effort to ensure that the diversity of the region is reflected in the EDD's membership including a good mix of public, private, civic and non-profit representatives.

In addition to staff members, the membership of the CMCOG CEDS Strategy Committee includes:

Archie Maddox	Businessman
Ben Washington	SC Commission for Minority Affairs
Bonnie Austin	Midlands Workforce Development Board
David Hughes	Clemson Institute for Economic & Community Development
Donna Dewitt	South Carolina AFL-CIO
Ed Parler	Central SC Alliance
Gene Rountree	Businessman
Ivan Segura	Hispanic Outreach
Joel Stevenson	USC Research Foundation
John Cadena	SCANA
Lynn Odom	Ft. Jackson US Army Installation
Misty West	Businesswoman
Mitzi Javers	Central Midlands Regional Transit Authority
Patrick Noble	PJ Noble & Associates, Inc.
Reggie Abraham	Master Foods
Reggie Murphy	Asset Realty, Inc.
Richie Douglas	SC Department of Social Services
Shawna Martin-Lyde	Fairfield County Memorial Hospital
Tom Mann	Michelin-Uniroyal
Tommy Johnson	Newberry Federal Savings Bank
Tripp Davis	Express Teller Services
Vann Gunter	Midlands Technical College

A six month process was conducted that involved several strategy meetings designed to solicit information on some of the issues, needs and problems that should be addressed in a regional plan and several other input meetings. Additional input was taken from the CMCOG Regional Planning and Development Committee, the Board of Directors, other standing CMCOG committees, and local committees of public officials and private citizens on how best to deal with issues and concerns. Standing advisory committees guide the work of the COG in the areas of aging and water quality among others. These committees are critical to ensure that region-wide perspective is gained and that the full board of the CMCOG has the benefit of interested lay persons, technical specialists from other agencies and technicians and department heads from local governments.

In-depth discussions took place in many areas including growth and development, transportation, natural resources, workforce development, and business development. Input was utilized from these meetings, other recent COG region-wide planning efforts, and a careful review of the 2003-2008 CEDS to select goals to be included in the 2007-2012 CEDS. These goals focus on transportation, workforce development, economic development, and community development.

CMCOG is adopting this plan as part of our effort to identify existing and future trends that will shape economic and workforce development in the Central Midlands region. We believe that it will encourage all elected officials, economic development practitioners, business leaders and communities to consider the economic impacts of their future planning decisions and work together toward effective regional solutions. CMCOG's mission is to support these efforts in developing regional solutions by facilitating effective collaboration, coordination and implementation.

## **REGIONAL ECONOMIC DEVELOPMENT BACKGROUND**

This section provides information on the economic development situation in the CMCOG region. Included in this background section is an overall assessment of the geography of the region, its population, economy, workforce, transportation access, environmental concerns, education issues, income and community issues.

### **Geography of the Region**

The Central Midlands region is comprised of the four-county area of Fairfield, Lexington, Newberry and Richland and is located near the geographical center of the State. The region is located approximately equidistant between the Appalachian Mountain chain and the Atlantic coast, partially in the piedmont and partially in the coastal plain. The Columbia urban area is the largest urban complex in the region.

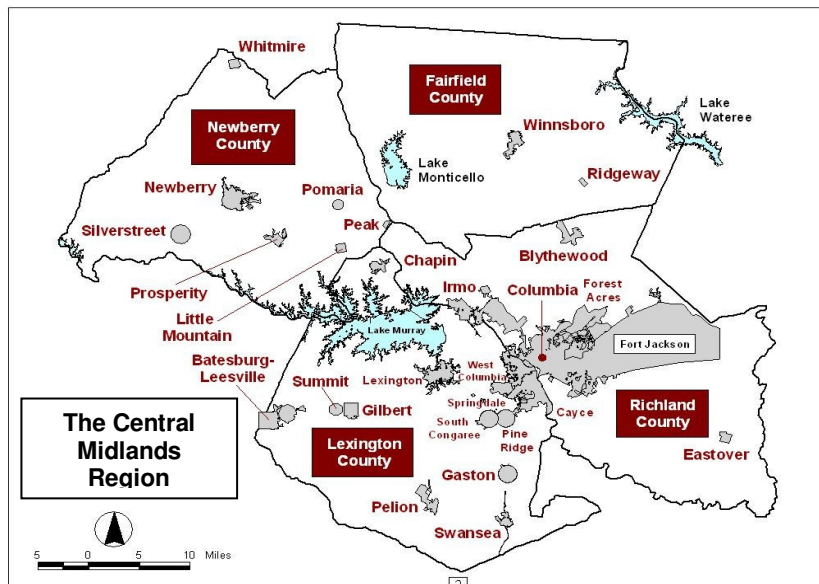
The region is bisected in a north-south direction by the Broad/Congaree River system. Other major rivers pouring through or on the edge of the region are the Saluda, Enoree, Wateree and North Fork of the Edisto Rivers. The Saluda River feeds Lake Murray, a major water oriented recreational and hydro-power lake located on the northwest fringe of the Columbia urban area. A reservoir has been created on the eastern edge of Fairfield County by damming the Wateree River, and the southeastern tip of Lake Greenwood touches the western extremity of Newberry County. Lake Monticello, has been constructed on a tributary to the Broad River in western Fairfield County. This serves as a reservoir to the V.C. Summer Nuclear Power Plant.

The region is 79 miles wide and 64 miles long, covering an area of 2,800 square miles and accounting for nine percent of the State's total area.

The City of Columbia, the capital of South Carolina, also serves as the primary regional center for a larger area called the Midlands. The Midlands of the State is made up of the four Central Midlands counties and the counties of Kershaw, Lee, Sumter, Clarendon, Calhoun and Orangeburg. The Midlands is defined mainly on the basis of similar geographic and physical characteristics such as topography, soils, drainage patterns, etc. These natural features played a key role in the development of the early economy of the area, which was based on agriculture. Trading patterns and road networks laid out in early times have been improved and reinforced and the economic functions of the earlier population centers of the Midlands have strengthened and expanded as the area has evolved.

The Central Midlands region, and in particular, the City of Columbia, has historically served as the gateway between two provinces within the State, the Coastal Plains and the Piedmont. Located near the center of the State, Columbia serves as a focus for transportation, communications, government and other facilities and institutions. Columbia's natural strategic location in terms of the early agricultural economy has been strengthened by the interstate highway program. Today, the Central Midlands region lies between two major Interstates, I-95 and I-85, that provide physical links between the northeast region and the southeast region of the United States. More importantly, Interstate I-20 and I-26 traverse the Central Midlands region and Interstate I-77 is the southern terminus for an important link to the industrial Midwest.

### Locator Map



## Population and Housing Trends

The Central Midlands region has grown rapidly in recent years. Over the past 30 years, the population of the region has grown from 372,152 to 596,253, a 37.58% increase compared to a 35.43% increase for the state over the same period. The most rapid growth rates during this period have occurred in Lexington and Richland counties at 58.79% and 27.07%, respectively. (Refer Tables 1 and 2). The counties of Newberry and Fairfield have a growth rate of 18.93% and 14.73%, respectively, during the same period indicating a much slower growth rate when compared to the other two counties.

**Table 1: Population by County, Region and State, 1970-2000**

County	1970	1980	1990	2000
Fairfield	19,999	20,700	22,295	23,454
Lexington	89,012	140,353	167,611	216,014
Newberry	29,273	31,242	33,172	36,108
Richland	233,868	269,735	285,720	320,677
Region	372,152	462,030	508,798	596,253
State	2,590,713	3,120,729	3,486,703	4,012,012

Source: U.S. Census Bureau, *Census of Population* for selected years.

**Table 2: Percentage Population Change by County, Region and State, 1970-2000**

County	1970-1980	1980-1990	1990-2000
Fairfield	3.5%	7.7%	5.2%
Lexington	57.7%	19.4%	28.9%
Newberry	6.7%	6.2%	8.9%
Richland	15.3%	5.9%	12.2%
Region	24.2%	10.1%	17.2%
State	20.5%	11.7%	15.1%

The percentage share of the region against the state over the past 30 years has been 14.4% to 14.86%. The percent share of Richland County vis-à-vis the entire state has decreased during this time period from approximately 9% to 8% while that of Lexington County has increased from 3.44% to 5.83%. Fairfield and Newberry County show declines in the percent population share against the state for the same period from 1.13 % to 0.9% and 0.77% to 0.58% respectively.

At the regional level, Lexington County's percentage share increased steadily from 23.92% to 36.23% from 1970 to 2000 while that of the other three counties decreased. Richland County

decreased from 62.84% to 53.78% while that of Newberry and Fairfield decreased from 7.87% to 6.06% and 5.37% to 3.93%, respectively.

The racial mix of the region contains a lower percentage of white population than the state average with 62.6% white population for the region compared to 66.1% for the state. The region contains a higher percentage of black population than the state (33.3% versus 29.4%). The percentage of Hispanic population in the region is almost the same as the state average (2.5% versus 2.4%). The region as a whole and the state both reflect a similar trend. (Refer to Tables 5 and 6).

The region as a whole doubled its Hispanic population between 1990 and 2000 whereas the state more than tripled its Hispanic population in that same time. All counties saw a 2 to 3 fold increase in their Hispanic populations in the last ten years. However, Newberry County saw a 10 fold increase in its Hispanic population, 147 in 1990 to 1,533 in 2000.

**Table 3: Racial Mix by County, Region and State, 1990-2000**

Race	Fairfield		Lexington		Newberry	
	1990	2000	1990	2000	1990	2000
Hispanic origin (of any race)	105	250	1,302	4,146	147	1,533
White	9,244	9,195	147,391	179,731	21,488	22,270
Black	12,994	13,810	18,512	27,132	11,507	11,893
American Indian, Eskimo, or Aleut	14	35	330	690	45	73
Asian or Pacific Islander	32	41	1,010	2,314	92	111

**Table 3 (Cont) - Racial Mix by County, Region and State, 1990-2000**

Race	Richland		Region		State	
	1990	2000	1990	2000	1990	2000
Hispanic origin(of any race)	4,647	8,713	6,201	14,642	30,551	95,076
White	160,063	157,843	338,186	369,039	2,406,974	2,652,291
Black	119,394	143,773	162,407	196,608	1,039,884	1,178,486
American Indian, Eskimo, or Aleut	683	709	1,072	1,507	8,246	12,756
Asian or Pacific Islander	3,810	5,669	4,944	8,135	22,382	36,838

Source: U.S. Census Bureau, *Census of Population*, 1990, 2000

Table 4 shows the population changes by county and by municipality in each county in 1990, 2000 and 2004, the most recent year for which population estimates from the Census Bureau are available.

Table 4 shows that the localities gaining the most population from 2000 to the summer of 2004 were Richland County, Lexington County and the Town of Lexington. These trends are visually displayed in Map 3. Those municipalities that have lost population since 2000 include Forest Acres, Irmo, Arcadia Lakes and West Columbia. The total number of housing units has actually risen in each municipality, but household size declined during this period, resulting in a decline in the population estimate for these communities.

Map 4 shows total single-family building permits issued between 2000 and 2004. By looking a little deeper, to try to determine where permits are concentrated, some clear patterns emerge. Map 5 shows six different “hot spots” within the region, where the greatest concentrations of single-family housing construction occurred during the last five years. These “hot spots” are defined as those areas within a two-mile radius that had between 73 and 324 single-family housing construction permits per square mile issued since January 1, 2000. More detailed information about the six “hot spots” is provided in Table 5.

**Table 4: Population Changes by Locality in the Central Midlands Region (1990 to 2000 to 2004)**

County and Locality	1990 Population	2000 Population	2004 Population	Pop Change 2000 to 2004	% Pop Change 2000 to 2004
<b>Fairfield County</b>	22,295	23,454	24,142	688	2.9
Incorporated areas	3,882	3,927	3,955	28	0.7
Unincorporated areas	18,413	19,527	20,187	660	3.4
Ridgeway	407	328	328	0	0.0
Winnsboro	3,475	3,599	3,627	28	0.8
<b>Lexington County</b>	167,611	216,014	231,057	15,043	7.0
Incorporated areas	40,820	50,997	54,465	3,468	6.8
Unincorporated areas	126,791	165,017	176,592	11,575	7.0
Batesburg-Leesville	5,722	5,517	5,547	30	0.5
Cayce	11,163	12,150	12,418	268	2.2
Chapin	282	628	665	37	5.9
Gaston	984	1,304	1,390	86	6.6
Gilbert	324	500	542	42	8.4
Town of Lexington	3,289	9,793	12,610	2,817	28.8
Pelion	336	553	580	27	4.9
Pineridge	1,731	1,593	1,683	90	5.6
South Congaree	2,406	2,266	2,322	56	2.5
Springdale	3,226	2,877	2,895	18	1.1
Summit	242	219	240	21	9.6
Swansea	527	533	544	11	2.1
West Columbia	10,588	13,064	13,029	-35	-0.3
<b>Newberry County</b>	33,172	36,108	37,209	1,101	3.0
Incorporated areas	14,096	13,848	14,051	203	1.5
Unincorporated areas	19,076	22,260	23,158	898	4.0
Little Mountain	235	255	259	4	1.6
City of Newberry	10,542	10,580	10,700	120	1.1
Peak	78	61	62	1	1.6
Pomaria	267	177	180	3	1.7
Prosperity	1,116	1,047	1,101	54	5.2
Silverstreet	156	216	222	6	2.8
Whitmire	1,702	1,512	1,527	15	1.0
<b>Richland County</b>	285,720	320,677	334,609	13,932	4.3
Incorporated areas	118,404	139,989	139,881	-108	-0.1
Unincorporated areas	167,316	180,688	194,728	14,040	7.8
Arcadia Lakes	899	882	838	-44	-5.0
Blythewood	164	170	612	442	260.0
Columbia	98,052	116,278	116,331	53	0.05
Eastover	1,044	830	792	-38	-4.6
Forest Acres	7,197	10,558	10,127	-431	-4.1
Irmo	11,048	11,271	11,181	-90	-0.8

Sources: Census Population for 1990 and 2000 and estimates by the Census Bureau for July 2004

**Table 5 – Regional “Hot Spots” for Single Family Permits**

Hot Spots	Area	# of Single Family Permits	Permits per Square Mile	% of Region's Permits
Area 1	Richland NE	4,071	324	18.0%
Area 2	Lexington	1,523	121	6.7%
Area 3	Irmo	1,167	93	5.2%
Area 4	Red Bank	1,061	84	4.7%
Area 5	Two Notch Road	995	79	4.4%
Area 6	Garners Ferry Road	912	73	4.0%
<b>Totals:</b>		<b>9,729</b>	<b>775</b>	<b>43.0%</b>

In addition to these “hot spots,” Map 5 highlights secondary concentrations of single-family building permits. A blue line was drawn around the high and medium concentrations of single-family permits, revealing an “X” type structure of residential development, with the center of the “X” lying near Dutch Square Mall. Transportation facilities, utility availability and affordable land are some of the factors that are promoting residential development outward from Columbia, on a northwest to southeast axis from Chapin through Columbia east along Garners Ferry Road, and a second axis along a northeast to southwest corridor, from the Richland/Kershaw County line through Columbia to the west and south of the Town of Lexington.

Another way to analyze the building permit data is by Planning Sector. These 34 Planning Sectors are a consolidation of the 133 census tracts within the region, to simplify demographic analyses done by the Central Midlands COG. These are shown on Map 6. Map 7 displays single-family permits by Planning Sector, along with the same “X” overlaid on it as that on Map 5. This map also shows municipalities, ranked by percentage of population growth since 2000, as compared to the median for the region, which was 2.1%. This number was determined by ranking population growth for both cities and counties, by percentage, in descending order and then calculating the median, (or mid-way point) between these numbers.

When single-family permits grouped by Planning Sector and municipalities ranked by population growth are combined together, they display a population shift to the outer areas of the region, both in municipalities such as Pelion, Summit and Gilbert, and in the unincorporated areas around these communities. The Town of Prosperity in Newberry County also reflects this population shift.

**Table 6: Percentage Change by Municipality (2000 – 2004)**

County and Locality	2000 Population	2004 Population	% Pop Change 2000 to 2004
Blythewood	170	612	260.0
Town of Lexington	9,793	12,610	28.8
Summit	219	240	9.6
Gilbert	500	542	8.4
Gaston	1,304	1,390	6.6
Chapin	628	665	5.9
Pine Ridge	1,593	1,683	5.6
Prosperity	1,047	1,101	5.2
Pelion	553	580	4.9
Silverstreet	216	222	2.8
South Congaree	2,266	2,322	2.5
Cayce	12,150	12,418	2.2
Swansea	533	544	2.1
Pomaria	177	180	1.7
Peak	61	62	1.6
Little Mountain	255	259	1.6
City of Newberry	10,580	10,700	1.1
Springdale	2,864	2,895	1.1
Whitmire	1,512	1,527	1.0
Winnsboro	3,599	3,627	0.8
Batesburg-Leesville	5,517	5,547	0.5
Columbia	116,278	116,331	0.0
Ridgeway	328	328	0.0
West Columbia	13,064	13,029	-0.3
Irmo	11,271	11,181	-0.8
Forest Acres	10,558	10,127	-4.1
Eastover	830	792	-4.6
Arcadia Lakes	882	838	-5.0
<b>Sources: Census Population for 1990 and 2000 and estimates by the Census Bureau for July 2004</b>			

This outward movement of population may foreshadow future housing trends within the region. Table 6 shows the percentage of population change, by municipality, from 2000 to 2004, from greatest to least increase, as well as those cities that lost population. This population shift is beginning to be reflected in the number of housing permits being issued, meaning newcomers are not only purchasing existing housing stock but building new homes. The strong housing construction boom around Columbia is strongly extending north and northwest and is spilling over into Fairfield and Newberry Counties.

The significant level of development activity within the Central Midlands Region since 2000, including new single-family home construction, as well as multi-family, commercial and industrial, can be seen in Table 7, which lists these permits by Planning Sector. Table 7 corresponds directly with Map 6, which graphically displays where these Sectors are located.

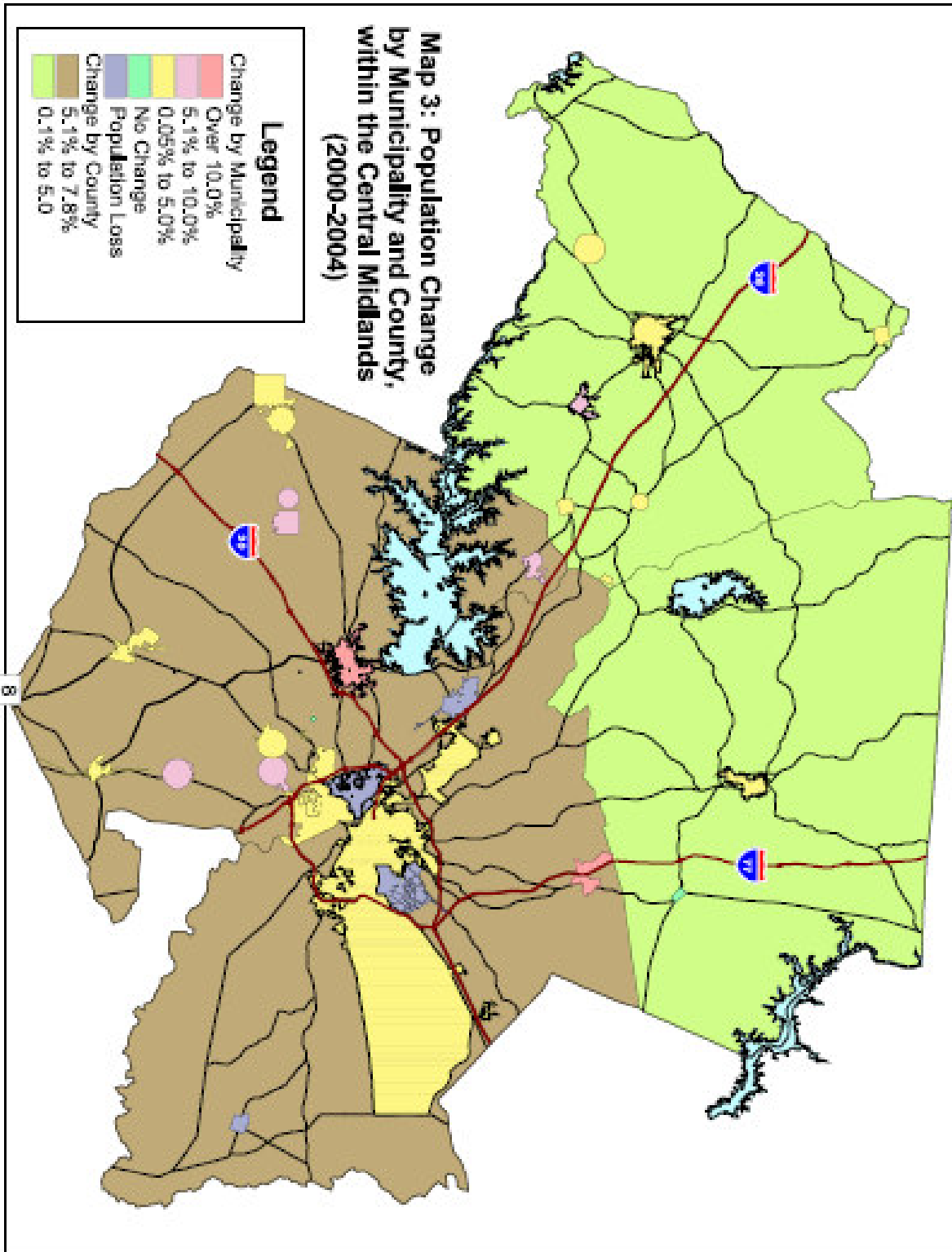
**Table 7: Building Permits by Planning Sector (2000 – 2004)**

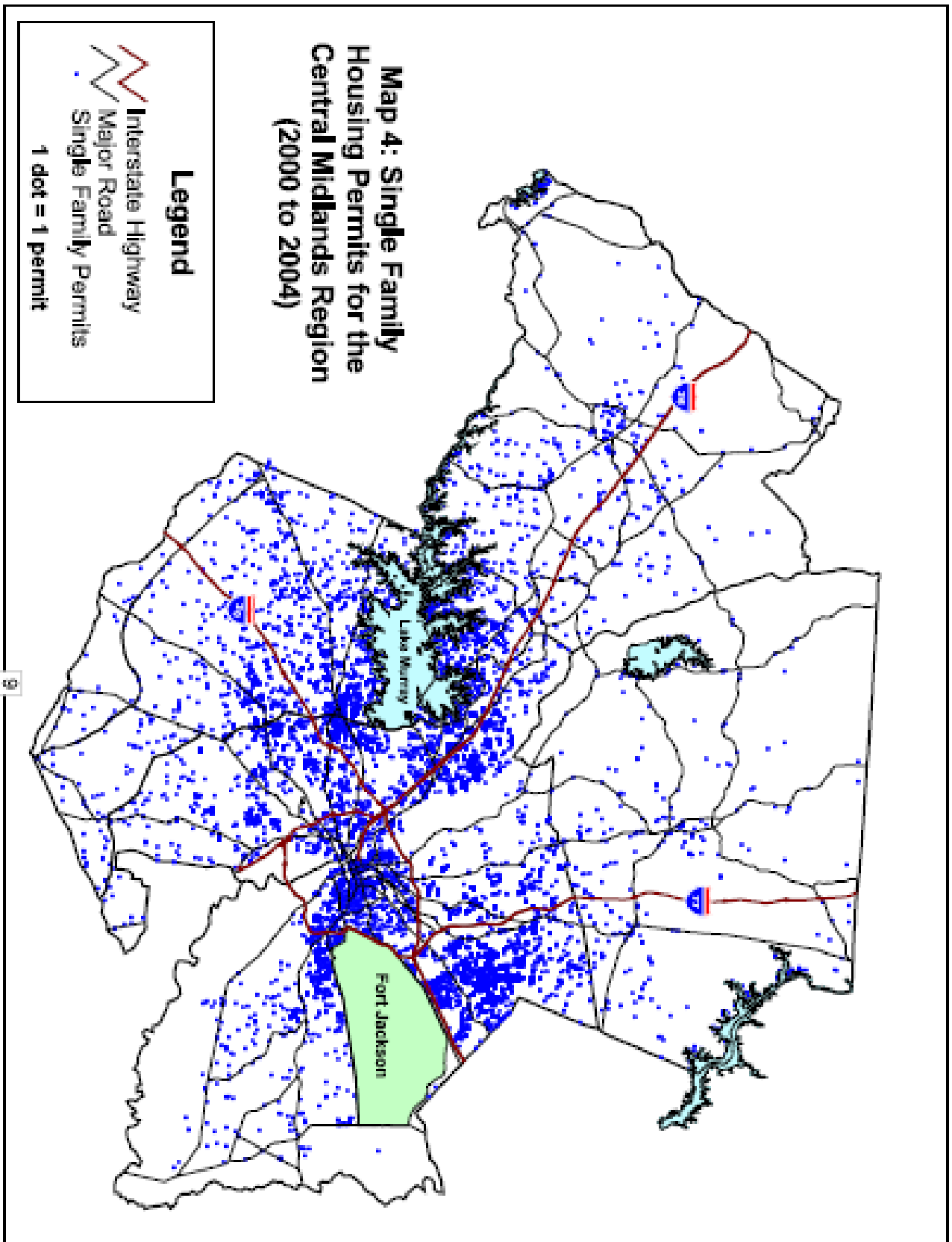
Planning Sector	Commercial	Industrial	Multi-Family	Single-Family	Total
1	261	0	16	68	345
2a	127	0	44	1,250	1,421
2b	83	4	25	22	134
3a	102	0	1	136	239
3b	166	2	0	335	503
4a	146	0	30	360	536
4b	15	0	0	61	76
5a	84	0	9	97	190
5b	47	0	0	31	78
6a	129	1	13	283	426
6b	153	11	19	266	449
7a	10	0	0	244	254
7b	7	0	0	82	89
7c	12	1	0	67	80
8	5	0	0	17	22
9a	296	0	61	5,651	6,008
9b	52	0	36	1,779	1,867
9c	20	1	0	322	343
10a	121	0	26	2,981	3,128
10b	254	0	2	306	562
10c	42	1	0	1,097	1,140
11	300	7	186	4,289	4,782
12a	26	0	1	251	278
12b	19	0	0	209	228
12c	51	0	11	614	676
13a	39	0	2	567	608
13b	24	2	0	167	193
14	1	0	0	26	27
15	1	0	0	81	82
16	51	2	2	140	195
17	21	3	3	447	474
18	3	0	0	27	30
19	12	0	0	175	187
20	4	7	0	192	203
<b>Total</b>	<b>2,684</b>	<b>42</b>	<b>487</b>	<b>22,640</b>	<b>25,853</b>

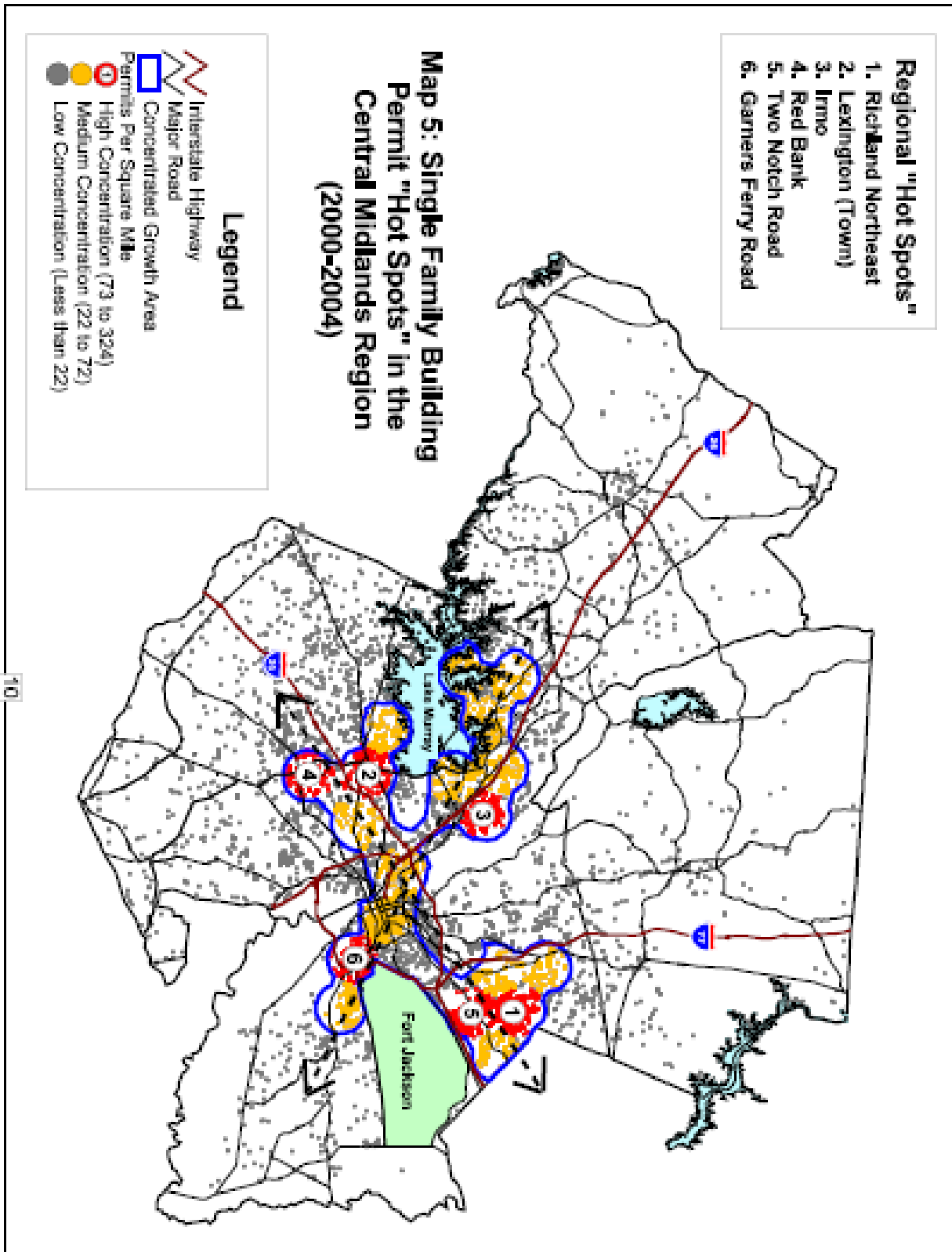
Sources: Central Midlands Building Permit Surveys, 2000 to 2004 and GIS Mapped Permit Data prepared by CMCOG.

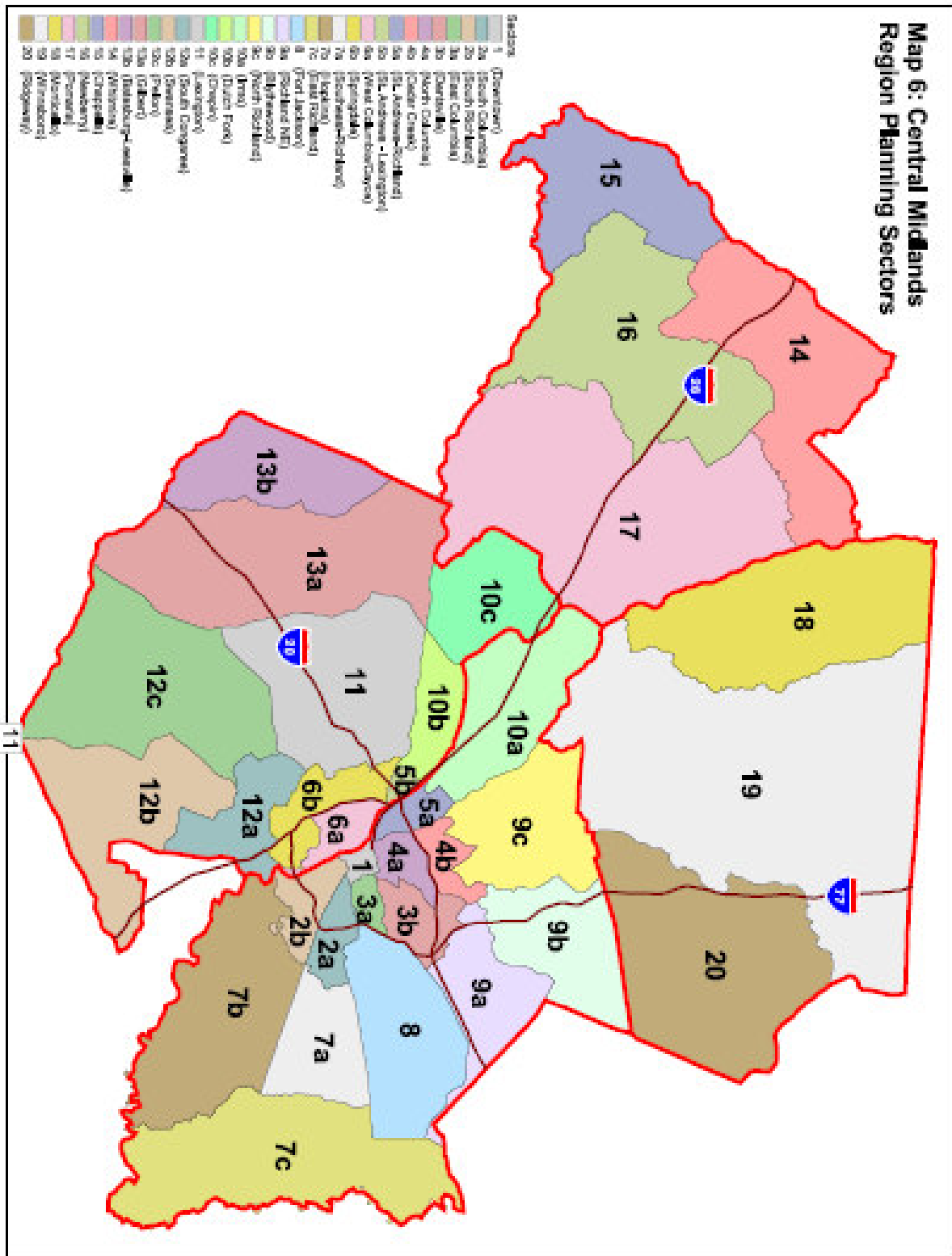
\* The 487 Multi-Family permits contain 3,671 dwelling units.

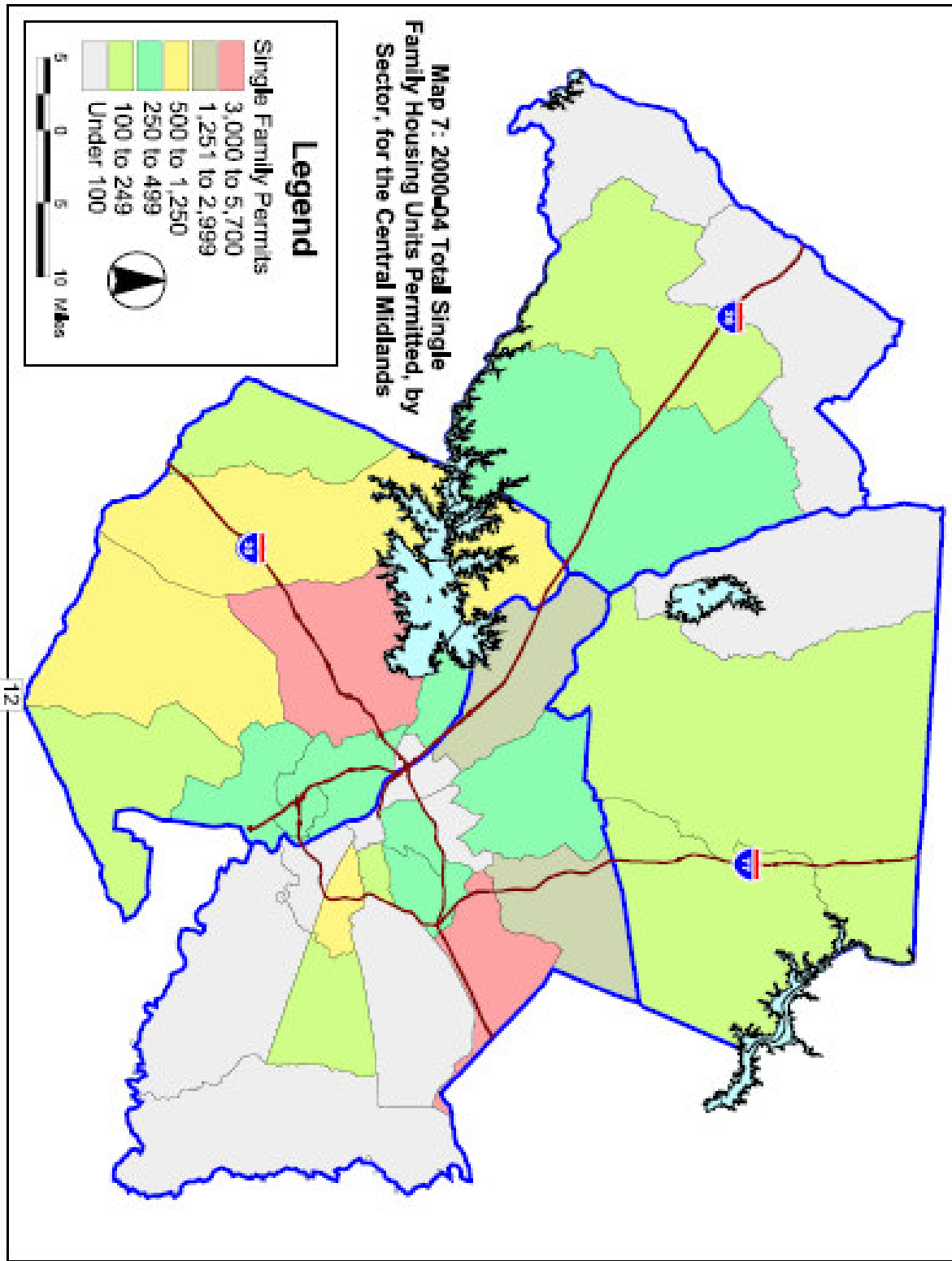
Population projections to 2025 predict that Lexington County will begin to increase its percentage of the combined population of Lexington and Richland Counties while Richland County will begin to lose its share of the two county combined population, although numerically, they will both continue to gain. Projections show slow, steady growth in rural counties like Newberry and Fairfield. Lexington County, in particular, will grow at a rate far greater than any other county in the region. **By the year 2025, Lexington's population will be nearly 88% that of Richland County whereas in 1980, it was only 52% of Richland's population.**











## Economy

The Central Midlands region has developed a diversified economic base over time. As the state capital, a relatively strong textile manufacturing center, Columbia's economic diversification came as a result of governmental and military installation expansions, a decline in textiles and agriculture, and an across the board growth in cutting edge manufacturing, construction, finance, insurance, real estate, services and wholesale and retail trade. Lexington County enjoys a close economic association with the City of Columbia and Richland County. Newberry and Fairfield Counties rely more heavily on long established industries and agriculture than does the former Columbia MSA (Richland and Lexington Counties). This is also changing in these two counties, however.

The major employment trend is the increasing emphasis on employment growth in the broad category of provision services. This includes service-work, government employment, retail and wholesale trade, and financial, insurance and real estate classifications. These are the job classifications generally demonstrating growth and/or dominance in the regional economy. It is important to note that much of this growth in the provision of services is in high salary and skill positions. Traditionally, service employment has been primarily low paying and low skill level positions.

From the early 1970s, when South Carolina's economy was dominated by manufacturing employment with many jobs in textile related activities compared to today's far more diversified economic base, the economy of the Central Midlands Region continues to grow and change. The number of jobs in the four county region has grown apace with expansion in the overall population. This bodes well for the future because not only do the citizens of Fairfield and Newberry Counties rely on new jobs in Richland and Lexington Counties for their well being, but so do the citizens of other contiguous counties such as Orangeburg, Sumter, Kershaw and Saluda, among others.

As Manufacturing has declined in recent years, Health Services, Finance and Insurance, Wholesale and Retail Trade, Construction, and other sectors have increased their employment numbers and helped diversify the economy. Government at all levels continues to be a mainstay of the regional economy. However, recent cutbacks in state government have helped slow the rate at which such jobs are being created. These jobs are important to meet pressures created by an ever-rising labor force.

By the year 2020, at least 50,000 new jobs will be needed in an ever more populated region. Demands will be placed on governmental services such as utilities, streets and highways, and law enforcement as the population spreads to the boundaries of Richland and Lexington Counties. If slow rates of state government job creation are maintained, that process will place ever more reliance on local, regional and state agencies to recruit new businesses for the region and to encourage those already here to expand. Jobs that import wealth into a region like basic sector manufacturing jobs, jobs that have historically been accompanied by retirement and health care benefits, will figure less prominently in the total economy as Health Care, Finance, Trade and Services expand their role in the economy.

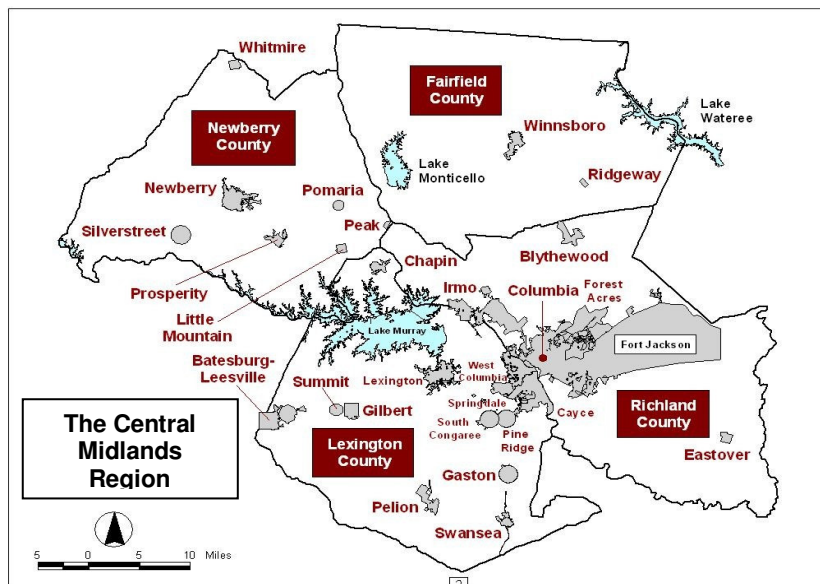
**Employment by Industry 1970-2000**

Industry	Region			
	1970	1980	1990	2000
Agriculture, Forestry, and Fisheries	2,748	3,222	4,038	2,000
Mining	364	597	387	400
Construction	11,170	14,515	17,387	20,111
Manufacturing	29,465	38,064	36,994	32,187
Transportation, communication and other public utilities	8,402	14,646	16,250	22,867
Wholesale trade and retail trade	26,371	39,557	50,045	41,640
FIRE	7,607	16,667	21,027	23,432
Services	39,415	32,342	85,141	119,030
Public administration	9,144	16,454	20,076	24,789
<b>Total Employment</b>	<b>134,694</b>	<b>176,064</b>	<b>251,345</b>	<b>286,456</b>

Source: U.S. Census Bureau, *Census of Population*, for selected years.

For the years immediately ahead, rising interest rates, high fuel prices, and increasing construction costs may slow the regional economy especially in areas like Real Estate, Retail and Wholesale Trade, Finance and Insurance, and Construction.<sup>1</sup> Even Transportation and Warehousing may be affected. The outlook beyond the next three or four years is less certain, but the economy of the Greater Midlands should be resilient for many years to come.

The economy of South Carolina and of the four counties of the Central Midlands Region has changed significantly in recent decades. No longer are textile and apparel related jobs so important to the well being of the state and the employment of its labor force. Other economic sectors have replaced manufacturing as the major employers in the four counties. Service and retail jobs are rising as manufacturing employment has decreased as a percentage of total employment. The North American Free Trade Agreement, removal of quotas on foreign apparel imports, outsourcing of jobs to countries around the world, and the persistent low skill levels of many workers in the state and region have impeded reduction of wage inequality.<sup>2</sup> This is by no means a complete list of factors affecting the state and regional economies, but the listed items support the conclusion that continuous monitoring of the regional economy is needed to show which sectors are rising and which are falling in importance.



<sup>1</sup> Delawese Fulton, “City’s Commercial Real Estate Boom Could Cool Off This Year,” *The State*, April 3, 2006, *Columbia Business Journal*, page 7.

<sup>2</sup> With a gross domestic product exceeding \$11 trillion in 2004, the United States is the richest country in the world with a per capita income of \$38,000. Moreover, despite the slowdown of the 2001 recession, the national economy has grown annually by more than three percent during the past ten years. Wealth creation has not affected the general population evenly, however. Wage inequality in the U. S. has grown over the past 30 years due in large part to skill-based technical change. In 2002 average wages in S. C. were 80.5% of the national average.

The Columbia Metropolitan Statistical Area (MSA) included only Lexington and Richland Counties prior to the last census but, in June 2003, the United States Office of Management and Budget (OMB) added Saluda, Fairfield, Kershaw and Calhoun Counties. Newberry County was designated a free-standing micropolitan region. One reason for the change is commuting among these counties.

When one compares the data with where workers actually live to where they work, differences have arisen in recent years. Fairfield County saw an increase between 1990 and 2000 of in-commuting workers who reside in neighboring counties of Richland, Lexington and Kershaw. Lexington County not only saw an increase in the number of workers who reside in the county, but also saw an increase in workers coming from surrounding poorer counties such as Saluda, Newberry, Orangeburg, Calhoun, and Fairfield. Newberry County, as with Fairfield, saw a decrease in workers residing in the County, but saw an increase in workers from Richland County, Lexington County, Saluda County, and other surrounding counties. Richland County, like Lexington, saw an increase in workers residing in the County as well as an increase in workers coming from neighboring Lexington County, Kershaw County, Fairfield County, Sumter County, etc. *The substantial in-commuting from nearby rural counties illustrates the importance of Richland and Lexington Counties as generators of jobs in the region and the expansion of the MSA further underlines the inter-relationship of the economies of the seven (7) counties involved.* (See Table 8)

Comparing 1990 to 2000, Fairfield County has experienced an increase from 40% in 1990 to 50% in 2000 in residents out-commuting to work. In addition, there are 230 fewer people working in Fairfield County. The number declined from 8,435 in 1990 to 8,205 in 2000. Newberry County also saw an increase in residents commuting to work from 28% in 1990 to 35% in 2000. However, unlike Fairfield, Newberry saw an increase in workers in the county from 12,897 in 1990 to 13,544 in 2000. Both Richland and Lexington Counties saw increases in the number of people working in the county and increases in residents of the county that work there. Lexington County, however, enjoyed a decrease in the number of residents to commute to other counties to work, from 51% in 1990 to 46% in 2000. Richland on the other hand, saw a slight increase from 14% commuting out to work from in 1990 to 17% in 2000. (See Table 9)

**Table 8 Commuting Patterns**

**Top Ten Counties Where Fairfield County Residents Work 1990 and 2000**

County of Work	1990	2000
Fairfield	5,640	4,896
Richland	1,867	2,758
Lexington	243	481
Chester	585	439
Newberry	285	363
Lancaster	104	206
York	69	158
Mecklenburg NC	70	142
Kershaw	166	124
Union	65	69

**Top Ten Counties where Lexington County Residents Work 1990 and 2000**

County of Work	1990	2000
Lexington	43,711	58,998
Richland	40,045	44,237
Aiken	637	613
Newberry	383	606
Fairfield	521	535
Orangeburg	435	520
Kershaw	187	258
Calhoun	226	233
Saluda	243	218
Sumter	180	200

**Top Ten Counties where Newberry County Residents Work 1990 and 2000**

County of Work	1990	2000
Newberry	10,751	10,150
Richland	1,339	1,930
Lexington	710	1,386
Laurens	813	772
Greenwood	117	252
Union	252	229
Fairfield	390	221
Spartanburg	54	156
Greenville	54	96
Saluda	38	92

**Top Ten Counties where Richland County Residents Work 1990 and 2000**

County of Work	1990	2000
Richland	124,163	129,047
Lexington	13,330	18,860
Fairfield	1,007	1,447
Kershaw	1,233	911
Newberry	172	694
Sumter	481	546
Lancaster	46	412
Orangeburg	227	411
Mecklenburg, NC	173	263
Greenville	119	220

U.S. Census Bureau and Knight Ridder Computer-Assisted Reporting <<http://161.188.204.80/maps/charlotte/jtw51.asp?sql=>>>

**Table 9 Commuting Patterns in CMCOG Region 1990 and 2000**

County	1990					
	Work in County	Live & work in County	Live elsewhere & work in County	% commuting in *	Live in County & Work outside	% commuting out **
<b>Fairfield</b>	8,435	5,640	2,795	33%	3,680	40%
<b>Lexington</b>	63,167	43,711	19,456	31%	44,885	51%
<b>Newberry</b>	12,897	10,751	2,146	17%	4,129	28%
<b>Richland</b>	182,633	124,163	58,470	32%	19,873	14%
	2000					
<b>Fairfield</b>	8,205	4,896	3,309	40%	4,974	50%
<b>Lexington</b>	87,817	58,998	28,819	33%	50,261	46%
<b>Newberry</b>	13,544	10,150	3,394	25%	5,431	35%
<b>Richland</b>	198,090	129,047	69,043	35%	26,931	17%

U.S. Census Bureau

 Knight Ridder Computer-Assisted Reporting < <http://161.188.204.80/maps/charlotte/jtw51.asp?sql=> >

\* This percentage was computed as follows: [(Live elsewhere & wk in County) divided by (Working in County)] times 100 = percent;  
 Example for Fairfield County:  $(2,795/8,435) \times 100 = 33\%$

\*\* This percentage was computed as follows:  $\left\{ \frac{\text{(live in County \& work elsewhere)}}{\text{(live in County \& work elsewhere) + (live in Co. \& work in Co)}} \right\} \times 100 = \%$

Example for Fairfield County:  $\left\{ \frac{3,680}{(3,680 + 5,640)} \right\} \times 100 = 40\%$

## The Economic Outlook for the Central Midlands Region to the Year 2020

The medium term outlook to the year 2020 for the four county region and other counties recently added to the Columbia MSA is healthy. Of course, this general view does not take into account the very real probabilities of

- long term elevated prices for petroleum products,
- geopolitical uncertainty,
- more controversial free trade agreements that might mean more job losses for the nation and the state,
- a marked decline in the international purchasing power of the dollar and its demise as the world's reserve currency, and
- large numbers of illegal aliens requiring social and medical services from already stressed state and local governments.

For the counties of central South Carolina, if current labor force and employment trends continue through 2020, the primary concern will be posed by a mobile labor market that is not restrained by county lines but travels to find available employment. This mobility places a large burden on the Growth Center counties of Lexington and Richland to generate sufficient jobs not only for their own populations but also for those of neighboring counties.<sup>3</sup> Fortunately, continued cooperation among economic development allies at the local, regional and state levels promises business expansion and development such as that shown in Table 11. Overall unemployment rates in the region are below state levels except for Fairfield County, and its rate may ease somewhat with the newly opened Peach Road/I-77 interchange and the development nearby land for industrial parks. Completion of Carolina Adventure World near Mitford should also provide employment opportunities.

One way to look at the challenges faced by the region in terms of job creation is to relate population projections to the labor participation rates in each county. This step will give an indication of the number of jobs needed to provide employment for a steadily rising population. It does not take into account the effects of labor commutes from outside the four county region. (See information below from Colliers Keenan and the S. C. Employment Security Commission for their projections.) Table 10 shows, for each of the four counties, the 2005 population as estimated by the Division of Research and Statistics within the S. C. Budget and Control Board, the estimated 2020 population of each county, the ratio of employed persons to the total population in each county in 2005, and the number of employed persons in 2020 projected for each county if the same ratio is maintained in 2020 as it was in 2005.

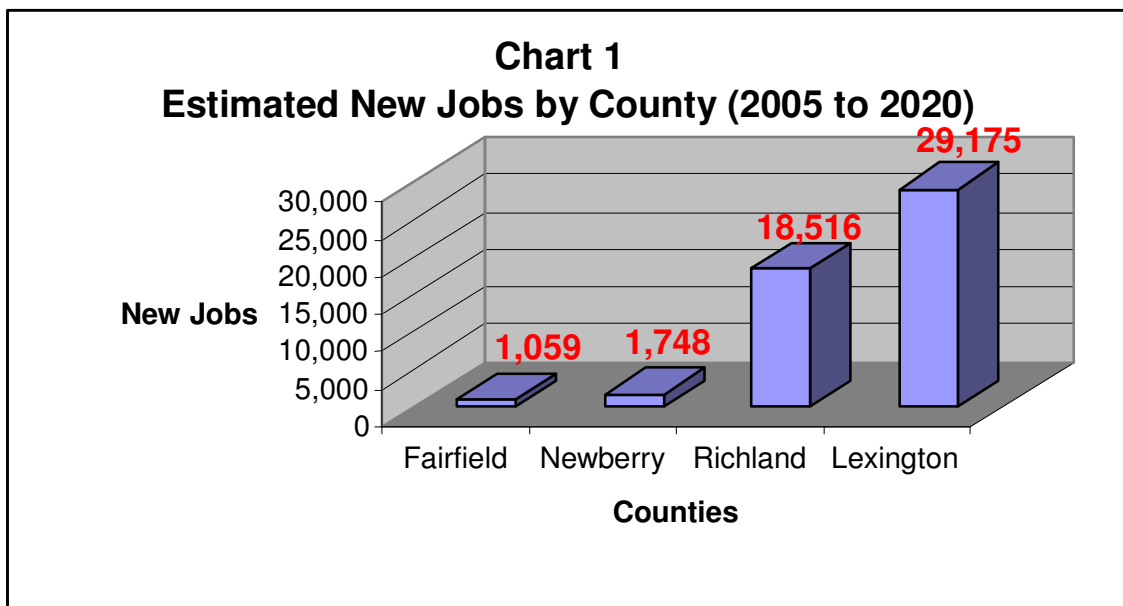
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<sup>3</sup> The presence of more and more immigrants also places a burden on those charged with business development and job creation in the region.

**Table 10: Estimates of Jobs Needed in Each County of the Region, 2020**

Name of County	2005 Population	Number of Population Employed	% of Total Population Employed	2020 Population	Number of Population Employed	% of Total Population Employed	Number of New Jobs Needed by 2020
Fairfield	24,047	10,720	44.60%	26,410	11,779	44.60%	1,059
Newberry	37,250	17,190	46.10%	41,080	18,938	46.10%	1,748
Richland	340,078	162,920	47.90%	378,780	181,436	47.90%	18,516
Lexington	235,272	121,190	51.50%	291,970	150,365	51.50%	29,175
Total	636,647	312,020	49.00%	738,240	362,518	49.00%	50,498

Source: South Carolina Workforce Trends, January 2006 issue. For the year 2005 population, the S. C. Budget and Control Board, Div. of Research and Statistics. For the 2020 population figure, the Regional Pop. Projections, Central Midlands COG, 2005-2035.



If the ratio of employment to population holds true in 2020 as presently, the numbers in Chart 1 are reasonable. Numbers in red in the chart may vary by small amounts over the coming 14 years, but the general percentages specified in Table 10 should stay in tact. Approximately 50,000 new jobs will be needed by the year 2020 with more than 29,000 needed in Lexington County. Because of faster rates of population growth in Lexington County than in Richland County and a higher percentage of the total population being employed, Lexington County could produce almost 11,000 more jobs than Richland County from 2005 to 2020.

The information in Table 10 does not indicate the types of jobs that will be needed by NAICS two digit classification, but if immediate past trends are followed, the majority of them will be in health care, finance and administration, retail trade and services. Reversals in the historic decline in manufacturing jobs are not anticipated. This is regrettable because these jobs tend to be in basic sectors that result in the import of wealth into the region. They also have historically paid well and are accompanied with fringe benefits such as defined benefit retirement plans and health care insurance.

The strength of the economy of both Richland and Lexington Counties is underscored by activity in retail trade, medical office space and general office space. NAI Avant in Columbia reports a net absorption of 600,000 square feet of space in 2005, a figure that should be higher in 2006.<sup>4</sup> Retail activity will be driven by housing development in the northeast, southeast, and northwest. It will also be primed by new retail centers along S. C. 6 and U. S. 1 near Lexington. Moreover, new 'live-work' spaces in central Columbia and in suburban areas will create new retail space for boutique stores. Of course, these predictions are driven by continued low mortgage rates.

Employment in Health Care and Social Assistance has been strong in recent years. This is reflected in significant health and medical office construction. According to Ben Johnson of Grubbs & Ellis/Wilson Kibler, recent projects have accounted for \$241 million in new construction. Low interest rates have encouraged medical professionals to secure loans to build their own practices rather than lease space.<sup>5</sup> Many doctors and others have also opted to spread their practices geographically with several locations to serve the expanding Greater Columbia area. Rising rates have cooled space absorption in this sector, however, as in late 2005, there was a 15,000 square feet of negative space absorption.<sup>6</sup>

Colliers Keenan estimates that 4,600 private sector and 1,100 government jobs will be added to the Columbia economy in 2006 alone.<sup>7</sup> If this rate holds true through 2020, then a total of 79,900 jobs (14 years X 5,700 jobs) will be created through the year 2020. This absolute number of 5,700 jobs used in the base year of 2006 may be unsustainable year over year but, even if it is not achieved, the number of jobs needed to serve the rising labor force should be sufficiently met to keep unemployment levels in the 5 to 6% rate in the region. The predictions indicated in Chart 11 should be easily exceeded. The Employment Security Commission predicts that for the years from 2002 to 2012, a total of 68,500 jobs will be needed in Fairfield, Richland and Lexington Counties.<sup>8</sup> This amount is more in accord with the Colliers Keenan prediction because it takes into account the large numbers of jobs that must be created for commuters from counties adjoining the Central Midlands Region.

Most encouraging for the region is the market improvement in the industrial sector. In 2005 a total of 1.74 million square feet of space were absorbed.<sup>9</sup> This was much higher than in 2004. Vacancy rates in this sector have dropped in recent years to about 5.5% of available space. New industrial buildings containing 1,000 to 30,000 square feet are being built with some speculate sites being built in Northeast Richland County and along Industrial Drive near Lexington.<sup>10</sup> To a certain degree, the Columbia area is benefiting from the loss of warehousing and distribution centers caused by Katrina in 2005.

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<sup>4</sup> Delawese Fulton, "Local Retail Forecast Remains Sunny," The State, April 3, 2006, Columbia Business Journal, page 9.

<sup>5</sup> Delawese Fulton, "Medical Office Market Sees Steady Growth," The State, April 3, 2006, Columbia Business Journal, page 10.

<sup>6</sup> Colliers Keenan quoted by Delawese Fulton, Ibid.

<sup>7</sup> Delawese Fulton, "Downtown Office Space Market Bustling," The State, April 3, 2006, Columbia Business, page 11.

<sup>8</sup> Elizabeth Vereen, Employment Security Commission, Midlands WIA Occupational Projections, 2002 to 2012.

<sup>9</sup> Delawese Fulton, "Industrial Market Shows Improvement," The State, April 3, 2006, Columbia Business, page 11.

<sup>10</sup> Ibid.

## Workforce and Education

The region is better off than the state in terms of educational attainment. In the region, 17.4% of the adult population has less than a high school degree compared to 23.7% for the state as a whole. Among the better-educated segments of society, i.e., those with at least a four-year college degree, the region is ahead of the state average of 27.6% for the region and 20.4% for the state.

**Table 11: Percentage of Population by Educational Attainment for Region (1990 and 2000)**

Attainment Level	Region		State	
	1990	2000	1990	2000
Less than 9th grade	9.1%	5.6%	13.6%	8.3%
Complete 9th to 12th grade no diploma	14.3%	11.8%	18.1%	15.4%
High school graduate	27.0%	26.5%	29.5%	30.0%
Some college, no degree	18.1%	20.9%	15.8%	19.3%
Associate degree	7.7%	7.6%	6.3%	6.7%
Bachelor's degree	15.7%	18.1%	11.2%	13.5%
Graduate or professional degree	8.0%	9.5%	5.4%	6.9%

On the regional level, Fairfield and Newberry Counties with 68.7% and 64.4% population having a degree less than a high school respectively lag behind Lexington and Richland counties having 46.5% and 37.6% of the population having the same level of education attainment. Those with at least a four-year college degree, Richland and Lexington counties are ahead of Fairfield and Newberry counties with percentage being 17.0% and 20.6% and 8.2% and 10.7%, respectively. In the last 10 years, the region has reduced its population with less than a 9<sup>th</sup> grade education from 9.1% in 1990 to 5.6% in 2000. While this shows progress, there is still work to be done.

A critical concern of new businesses interested in locating in the region, as well as existing businesses, is the relatively low level of available, trained workers. Not only are they concerned with finding available, trained workers, they are also concerned with efforts to provide additional training or opportunities for re-training their already employed workforce. The economy is changing and manufacturing is more automated. With this shift towards automation comes the need for higher skilled workers and, eventually, fewer of them. However, this is not quite as bleak as it sounds. If a business is productive, its supply chain grows, and, therefore, additional

jobs can be created elsewhere in the economy. However, the workforce must be trained and educable in order to continue to meet these new demands.

While South Carolina continues to rank among the states with the highest unemployment rates, the Midlands has maintained a healthy economic growth trend and labor force stability. According to SC Employment Security Commission reporting for May 2007, the region's unemployment rate was 4.4% compared to the State's rate of 5.4% for the same period.

For the most part, the increase in layoffs and closures over the past eighteen months in the Midlands area has been in occupations that are among the largest in terms of numbers of Midlands workers – i.e., cashiers, retail salespersons, office clerks, customer service representatives, administrative clerks and other white collar workers. Workers laid off from these positions flood the labor pool with job seekers having a common skill set.

Looking ahead to meet the demands of the on-going expansion in the area, the successful launch of new initiatives like the Education and Economic Development Act (EEDA), moving the agenda of New Carolina and Engenuity SC forward and other strategies around forming a knowledge-based economy continue to be hot topics and top priority among economic developers in the Midlands. These new directions result in emphasis on growing more and stronger math and science skill education across all levels.

Engenuity SC identifies the importance of collaboration among major players in developing a knowledge-based economy. They acknowledge that achieving this goal requires focus and continuous interaction between local institutions of higher education, research centers, the entrepreneurial community and groups managing investment capital. Working together, these are the groups that must build an operating foundation across specific areas of technological focus.

Labor market Information provided by the SC Employment Security Commission (SCESC) has identified growing and emerging occupations for the Midlands area. In late 2005, the Midlands Workforce Development Board (MWDB) commissioned a labor force study for Base Realignment and Closure (BRAC) preparation. The study was designed specially to identify needs to prepare for the influx of military dependents and the assets they would bring to the area as well as the demands they would place on resources. The BRAC occupational survey and study confirmed the Labor Market Information from the SCESC. The BRAC study analyzed the occupational projections through 2008 using IMPLAN, a software package and database for estimating local economic impacts, and Bureau of Labor Statistics (BLS) and organized those occupations by clusters. Based on the results of those studies, the strongest job opportunities in the Midlands are in the following areas:

- Healthcare
  - Registered nurse
  - Nurse technician/medical assistant
  - Mental health counselor
  - Medical receptionist/administrative assistant
  - Office manager

- Sales representative/account manager
- Clerical
  - Receptionist
  - General administrative assistant
  - Executive Administrators
  - Data Entry Clerk
  - Bookkeeper
- Professional/Technical/Managerial
  - Case manager/Social Worker
  - Engineer
  - Programmer
- Service/Retail
  - Customer Service Representative
  - Maintenance
  - Retail/Sales Manager
  - Retail Sales

Again, according to the SC Employment Security Commission's Labor Market Information Department, the top ten high growth occupations by number of openings consists almost entirely of low-level skill jobs including retail sales, food preparation and childcare workers with the sole high wage positions being Elementary School Teacher, Registered Nurse and Operations Manager. With the high variance in estimated hourly wages between the two types of positions, the average annual wage is \$28,780 with the lowest annual income at \$12,875 and the highest at \$68,702. Per capita income published by the US Department of Commerce supports the estimate at \$28,206 for the same time period.

Many of the project job opportunities are for lower skilled, entry-level positions requiring only short-term training. The higher wage positions particularly in the professional and healthcare clusters require long-term training of at least an Associate Degree and often higher educational attainment.

As our State and area surge ahead with growth of a knowledge based economy including establishing a hydrogen fuel cell industry and other new careers dependent on a workforce well prepared in math and science, the MWDB must be prepared to meet the challenges of preparing a workforce that will be able to meet the technical knowledge demands of these new sectors and gain the entrepreneurial skills needed to successfully start-up new enterprise.

One of the most surprising "factoids" reported recently may be explained as a result of the "outsourcing" strategies businesses are using to meet their talent demands. The trend is that during the last economic "recovery" (2001 to 2004), the incomes of high school graduates rose 1.6 percent, but the incomes of four-year college graduates *dropped* by 5.2 percent. But during an economic expansion, like the one from 2002 to 2004, demand should climb too; and in this economy with its emphasis on technology and information, the growing demand ought to be for college-educated workers. What, then, caused *their* incomes to fall? The answer seems to be the effect of "outsourcing". So local employers solve their educational attainment gap by "outsourcing" and lower their human capital costs at the same time.

The longer term solution to closing the skill gap by producing a better prepared workforce is achievable along two paths. First, our education system must implement meaningful education reform that will produce higher educational attainment. Second, education and workforce development must engage employers across all sectors (private, public and non-profit) to develop programs that work better to prepare workers for the increasingly more challenging jobs of the future.

Beginning in 2005, MWDB made a small step in the direction of closing skill gaps by ramping up its business services including an aggressive push for adoption of WorkKeys and the Career Readiness Credential (CRC) and training to close gaps identified by WorkKeys assessment. Taken as an overall strategy to offset the disparity between educational attainment and required real world job skills, these initiatives are designed to showcase the existing talents of our area's workers as well as provide businesses with tools to upgrade the production capacity of the workforce.

## Income

Over the past 30 years, per capita income in the region has increased by \$12,056 in nominal terms and by 44.99% in real terms adjusted for inflation. The region continues to exceed the state average with a per capita income of \$26,796 in 1999 compared to \$23,538 statewide. The highest per capita incomes in the region occur in Lexington and Richland counties. Fairfield County has the lowest per capita income in the region while that of Newberry is slightly higher than the former. (Tables 12 and 13).

The per capita income has increased by 44.99% in the region as against a statewide and national average increase of 43.37% and 35.12% indicating that both the state and region are progressing at a higher rate in terms of per capita income, during 1969 to 1999 after adjusting for inflation.

On balance, in the region, Fairfield County has the highest increase in per capita income with 55.24% increases, followed by Richland (45.79%), Lexington (42.32%) and Newberry (37.64%) counties during 1969 to 1999 (after adjusting for inflation).

Despite this news, the region and the state both lag behind the national per capita income. There has been a great deal of discussion in recent years concerning the state's per capita income which remains at a sizeable measurement below the national norm (18% below the national norm in 1999) and nearly 10% less than five neighboring states. (Strategic Plan for Economic Development in South Carolina, Executive Summary, Prepared for SC DOC by Growth Strategies Organization, Inc., November 1999).

**Table 12: Per Capita Income by County Region and State (Current Dollars), 1969-1999\***

County	1969	1979	1989	1999
Fairfield	2,105	6,708	12,116	20,888
Lexington	3,460	8,210	17,463	26,643
Newberry	2,942	7,902	13,130	20,958
Richland	3,416	8,556	17,229	27,988
Region	3,319	8,324	16,815	26,796
State	3,001	7,558	15,106	23,538
Nation	4,095	10,183	19,584	28,546

Source: U.S. Census Bureau, *Census of Population* for selected years.

\*US Department of Commerce, Bureau of Economic Analysis, Regional Accounts Data, 1999.

**Table 13: Per Capita Income by County Region and State (Constant 1999 Dollars)<sup>1</sup>, 1969-1999**

County	1969	1979	1989	1999
Fairfield	9,349	15,061	15,927	20,888
Lexington	15,367	18,433	22,955	26,643
Newberry	13,067	17,741	17,260	20,958
Richland	15,172	19,210	22,648	27,988
Region	14,740	18,689	22,103	26,796
State	13,329	16,969	19,857	23,538
Nation	18,522	23,283	26,217	28,546

<sup>1</sup>Adjusted using Consumer Price Index, U.S. Department of Labor, Bureau of Labor Statistics.

## Clusters

Recent studies of the economies of the counties comprising the Central Midlands Region reveal where future economic development efforts might be placed to create employment so necessary to the well being of the heart of South Carolina. Key points from these studies are listed here and compared so that policy makers will have a better understanding of the efforts of business and industrial recruiters are making to stimulate job creation in this region.

This section will conclude with the results of the South Carolina Competitiveness Initiative prepared by Michael Porter for the S. C. Department of Commerce in 2003. That document identifies four economic “clusters” that have a significant impact on the economy of the state and that may be targeted by government policy and assistance to increase employment and raise incomes in the state. A table will be included that compares the four clusters of the Porter study with the dominant economic sectors in each county and in the two combined counties of Richland and Lexington. Correlation between the Porter study and the results of this analysis may be of value in showing sectors of the economy need to be emphasized by policy makers and developers of budgets oriented to business recruitment and expansion in the state and region.

The first analysis prepared by Wilbur Smith & Associates was part of preparatory work for possible closure or force reductions at Fort Jackson and the McEntire Air Guard Base both in Richland County. The purpose of their work was to identify sectors of the economy with the greatest growth potential and also to investigate barriers to the full realization of the economic potential of Richland County.<sup>11</sup> Regional Technology Strategies of Carrboro, NC, prepared the second report. It focused on the economy of Richland, Lexington and Fairfield Counties because that is the area served by the Midlands Workforce Development Board, a functioning element of the Central Midlands Council of Governments. The purpose of that study was to determine which sectors of the economy had the greatest potential for the employment of the spouses of military personnel that will be assigned to Fort Jackson and McEntire Air Guard Station as a result of the 2005 BRAC round.

Table 14 shows the strongest and most important economic sectors in Fairfield County. (This list is intended only to show the strongest sectors, not to list them in rank order.) The study by Central Midlands’ staff has value in determining which sectors are strongest in both manufacturing and in non-manufacturing in part because it includes all four counties in the region and combines Richland and Lexington Counties for further analysis. For Fairfield County and all other counties in the Region, the work of Central Midlands’ combines the changes in employment by sector, the value of Location Quotients, and absolute numbers of workers in the categories to determine stronger economic sectors.

The Regional Technology Strategies (RTS) study combined Fairfield with Richland and Lexington Counties. Because of **Fairfield County’s** small workforce, the numbers of the much larger counties overwhelmed its individual characteristics. Confirmation of strong sectors by the Central Midlands analysis in a county like Fairfield can give business recruiters an additional selling point in securing new jobs and capital investment.

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<sup>11</sup> The study area was limited to Richland County as a requirement of the granting agency, the Office of Economic Adjustment within the U. S. Department of Defense.

Table 15 shows the strongest and most important economic sectors in **Newberry County**. (This list is intended only to show the strongest sectors, not to list them in rank order.) Newberry County was not studied by Wilbur Smith as part of BRAC or by RTS for the Midlands Workforce Development Board. Therefore, the study by Central Midlands' staff is valuable in determining which sectors are strongest in both manufacturing and in non-manufacturing. Confirmation of strong sectors in Newberry County can give business recruiters an additional selling point in securing new jobs and capital investment.

Table 16 shows the strongest and most important economic sectors in **Richland County**. (This list is intended only to show the strongest sectors, not to list them in rank order.) Richland County was studied by both Wilbur Smith as part of the BRAC report and by RTS for the Midlands Workforce Development Board. These three studies identify many of the important sectors be they manufacturing or non-manufacturing. It also supports the view that, because not each sector appears in all three columns, the economy is diverse and has many strong sectors. The economic diversity of the county gives business recruiters an additional selling point in securing new jobs and capital investment.

Table 17 shows the strongest and most important economic sectors in **Lexington County**. (This list is intended only to show the strongest sectors, not to list them in rank order.) Lexington County was studied by RTS as part of the work of the Midlands Workforce Development Board but not by Wilbur Smith that focused only on Richland County. However, Central Midlands' work and the work by RTS both confirm that many of the same sectors are important in Lexington County's economy be they manufacturing or non-manufacturing. It also supports the view that because each report lists different sectors that the county economy is diverse and has many strong sectors. The economic diversity of the county gives business recruiters an additional selling point in securing new jobs and capital investment.

Table 18 shows the strongest and most important economic sectors in **Lexington and Richland Counties** combined. (This list is intended only to show the strongest sectors, not to list them in rank order.) The high level of commuting between the two geographic areas makes them essentially one economic unit, so combining them for analysis is essential for a more complete understanding of the Greater Columbia economy. Lexington County was studied by RTS as part of the work of the Midlands Workforce Development Board but not by Wilbur Smith that focused only on Richland County. However, these two studies confirm that many of the same sectors are important in the joint economy of the counties whether manufacturing or non-manufacturing. It also supports the view that, because each report lists different sectors, the joint economy of the two counties is diverse and has many strong sectors. The economic diversity of the two counties gives business recruiters an additional selling point in securing new jobs and capital investment.

**Table 14**

A Comparison of the Results of Economic Analyses of Counties in the Central Midlands Region Fairfield County					
	CMCOG Study		Wilbur Smith Study		Reg. Tech. Study
<b>Strongest Manufacturing Sectors</b>	Textile Mill Products		Not Analyzed by Consultant		Paper Manufac.
	Plastics & Rubber Prod				Primary Metal Manu.
	Non Metallic Mineral				Plastics & Rubber
	Textiles Mills				Printing & Related
	Miscell Manufac.				Apparel Manu.
	Wood Products				Wood Products
<b>Strongest Non-Manufacturing Sectors</b>	Wholesale Trade		Not Analyzed by Consultant		Retail Trade
	Waste Management				Health Care
	Utilities				Accomm & Food Svc.
	Transport & Wareh.				Professional Svc
	Retail Trade				Information
	Accomm & Food Svc.				Education

Source: An Economic Base Analysis of the Central Midlands Region of South Carolina, CMCOG, 2006. Richland County Economic Base Analysis, Wilbur Smith & Associates, 2005. Assessing and Responding to the Workforce Impact of BRAC on the Midlands Region: A Community Audit, Regional Technology Strategies, 2005. The Wilbur Smith report analyzed only Richland County. Note that Wilbur Smith analyzed only Richland County. Regional Technology Strategies studied Fairfield, Lexington and Richland Counties. Central Midlands analyzed all four counties of the region.

**Table 15**

A Comparison of the Results of Economic Analyses of Counties in the Central Midlands Region Newberry County					
	CMCOG Study		Wilbur Smith Study		Reg. Tech. Study
<b>Strongest Manufacturing Sectors</b>	Textile Mills		Not Analyzed by Consultant		Not Analyzed by Consultant
	Wood Products				
	Transportation Equip.				
	Apparel Manufac.				
	Textile Mills				
	Appliance Components				
<b>Strongest Non-Manufacturing Sectors</b>	Health Care		Not Analyzed by Consultant		Not Analyzed by Consultant
	Retail Trade				
	Construction				
	Accom. & Food Svc				
	Wholesale Trade				
	Other Services				

Source: *An Economic Base Analysis of the Central Midlands Region of South Carolina*, CMCOG, 2006. *Richland County Economic Base Analysis*, Wilbur Smith & Associates, 2005. *Assessing and Responding to the Workforce Impact of BRAC on the Midlands Region: A Community Audit*, Regional Technology Strategies, 2005. The Wilbur Smith report analyzed only Richland County. Note that Wilbur Smith analyzed only Richland County. Regional Technology Strategies studied Fairfield, Lexington and Richland Counties. Central Midlands analyzed all four counties of the region.

**Table 16**

<b>A Comparison of the Results of Economic Analyses of Counties in the Central Midlands Region Richland County</b>					
	<b>CMCOG Study</b>		<b>Wilbur Smith Study</b>		<b>Reg. Tech. Study</b>
<b>Strongest Manufacturing Sectors</b>	Plastics and Rubber Prod.		Chemical Products		Paper Manufac.
	Food Manufacturing		Transportation Equip.		Primary Metal Manu.
	Printing & Related Supp.		Prim. & Fabri. Metals		Plastics & Rubber
	Textile Mills		Food Products		Printing & Related
	Fabricated Metals		Plastics & Rubber		Apparel Manu.
	Primary Metal Manufac.				Wood Products
<b>Strongest Non-Manufacturing Sectors</b>	Health Care		Health Services		Retail Trade
	Transport & Wareh.		Spec. Trade Contrac.		Health Care
	Finance & Insurance		Communications		Accomm & Food Svc.
	Admin Sup. Waste Mgmt.		Utilities		Professional Svc
	Retail Trade		Trans. & Warehouse.		Information
	Construction		Whole/Retail Trade		Education

Source: An Economic Base Analysis of the Central Midlands Region of South Carolina, CMCOG, 2006. Richland County Economic Base Analysis, Wilbur Smith & Associates, 2005. Assessing and Responding to the Workforce Impact of BRAC on the Midlands Region: A Community Audit, Regional Technology Strategies, 2005. The Wilbur Smith report analyzed only Richland County. Note that Wilbur Smith analyzed only Richland County. Regional Technology Strategies studied Fairfield, Lexington and Richland Counties. Central Midlands analyzed all four counties of the region.

**Table 17**

A Comparison of the Results of Economic Analyses of Counties in the Central Midlands Region Lexington County					
	CMCOG Study		Wilbur Smith Study		Reg. Tech. Study
<b>Strongest Manufacturing Sectors</b>	Plastics and Rubber Prod.		Not Analyzed by Consultant		Paper Manufac.
	Food Manufacturing				Primary Metal Manu.
	Printing & Related Supp.				Plastics & Rubber
	Textile Mills				Printing & Related
	Fabricated Metals				Apparel Manu.
	Primary Metal Manufac.				Wood Products
<b>Strongest Non-Manufacturing Sectors</b>	Health Care		Not Analyzed by Consultant		Retail Trade
	Transport & Wareh.				Health Care
	Finance & Insurance				Accomm & Food Svc.
	Admin Sup. Waste Mgmt.				Professional Svc
	Retail Trade				Information
	Construction	Education			

Source: An Economic Base Analysis of the Central Midlands Region of South Carolina, CMCOG, 2006. Richland County Economic Base Analysis, Wilbur Smith & Associates, 2005. Assessing and Responding to the Workforce Impact of BRAC on the Midlands Region: A Community Audit, Regional Technology Strategies, 2005. The Wilbur Smith report analyzed only Richland County. Note that Wilbur Smith analyzed only Richland County. Regional Technology Strategies studied Fairfield, Lexington and Richland Counties. Central Midlands analyzed all four counties of the region.

**Table 18**

A Comparison of the Results of Economic Analyses of Counties in the Central Midlands Region Lexington and Richland Counties Combined					
	CMCOG Study		Wilbur Smith Study		Reg. Tech. Study
<b>Strongest Manufacturing Sectors</b>	Chemical Manufacturing		Not Analyzed by Consultant		Paper Manufac.
	Food Manufacturing				Primary Metal Manu.
	Plastics & Rubber Prod.				Plastics & Rubber
	Fabricated Metals				Printing & Related
	Primary Metal Manufac.				Apparel Manu.
	Paper Manufacturing				Wood Products
<b>Strongest Non-Manufacturing Sectors</b>	Finance & Insurance		Not Analyzed by Consultant		Retail Trade
	Health Care				Health Care
	Retail Trade				Accomm & Food Svc.
	Accommo. & Food Svcs.				Professional Svc
	Professional Svc				Information
Construction	Education				

Source: An Economic Base Analysis of the Central Midlands Region of South Carolina, CMCOG, 2006. Richland County Economic Base Analysis, Wilbur Smith & Associates, 2005. Assessing and Responding to the Workforce Impact of BRAC on the Midlands Region: A Community Audit, Regional Technology Strategies, 2005. The Wilbur Smith report analyzed only Richland County. Note that Wilbur Smith analyzed only Richland County. Regional Technology Strategies studied Fairfield, Lexington and Richland Counties. Central Midlands analyzed all four counties of the region.

*The Porter Study (The S. C. Competitiveness Initiative) as It Relates to the Counties of the Central Midlands Region*

The Porter study is valuable because it identifies economic clusters that have the potential to increase employment and raise incomes across the state if barriers to their expansion are addressed. His analysis reveals that for the state as a whole there are four main clusters of promising wealth-building activity. These are Automotive, Chemical Products, Textiles, and Tourism. Relating his cluster analysis only to the Central Midlands Region is difficult and perhaps improper because the economy of one region of the state cannot be accurately compared to the state as a whole. Comparison of the Porter results with this region is most useful by relating his work with the two counties of Richland and Lexington combined because the numbers in each sector are larger, and the two counties are one economic unit.

Professor Porter focuses only on the private sector. For the Greater Columbia region of Richland and Lexington Counties this is regrettable because government employment is the largest single element of the economy with about 20% of the workforce in government. Additions to government employment at institutions of higher learning in the Midlands should promote the roles of the private sector and universities in economic development. His focus only on the private sector seems to de-emphasize the leadership role of government at least in so far as employment is concerned. Nevertheless, an analysis of the strongest sectors in Greater Columbia shows that there is value in Porter's cluster analysis as it relates to the two counties.

Note that in the Greater Columbia (Lexington and Richland Counties) economy in the Automotive and Chemical Products clusters, there are only three sectors of the economy that can be reasonably considered a part of those clusters. The figures below also show how the Porter Cluster concept relates to Fairfield and Newberry Counties.

**Strongest Sectors in the Greater Columbia Economy  
As Related to Porter’s Cluster Analysis**

<b>Name of Cluster</b>	<b>Strongest Applicable Sector</b>	<b>Strongest Applicable Sector</b>	<b>Strongest Applicable Sector</b>
<b>Automotive</b>	Trans. Equip. LQ 0.35 1,214 Empl.	NA	NA
<b>Chemical Products</b>	Chem. Manu. LQ 1.63 3,034 Employ.	Plastics & Rubber Products LQ 1.05 2,126 Employ.	NA
<b>Textiles</b>	Textile Mills LQ 1.07 598 Employ.	Apparel Manuf. LQ 0.19 136 Employ.	Text Mill Prod LQ 0.06 36 Employ.
<b>Tourism</b>	Accomm. & Food Service LQ 1.04 23,896 Employ.	Arts, Entertain. Recreation LQ 0.59 2,383 Employ.	Sporting Goods, Hobby, Music Stores LQ 0.88 1,187 Employ.

Source: S. C. Competitive Initiative, Michael Porter, 2003 for Names of Clusters.

**Strongest Sectors in the Newberry County Economy  
As Related to Porter's Cluster Analysis**

Name of Cluster	Strongest Applicable Sector	Strongest Applicable Sector	Strongest Applicable Sector
<b>Automotive</b>	Transportation Equipment LQ 2.89 445 Employ.	NA	NA
<b>Chemical Products</b>	Chem. Manu. LQ 0.18 16 Employ.	Plastics & Rubber Products LQ 1.40 122 Employ.	NA
<b>Textiles</b>	Textile Mills LQ 14.45 345 Employ.	Apparel Manuf. LQ 22.52 659 Employ.	Text Mill Prod LQ 0.76 14 Employ.
<b>Tourism</b>	Accomm. & Food Service LQ 0.62 624 Employ.	Arts, Entertain. Recreation LQ 0.40 69 Employ.	Sporting Goods, Hobby, Music Stores LQ 0.77 44 Employ.

Source: S. C. Competitive Initiative, Michael Porter, 2003 for Names of Clusters.

**Strongest Sectors in the Fairfield County Economy  
As Related to Porter’s Cluster Analysis**

<b>Name of Cluster</b>	<b>Strongest Applicable Sector</b>	<b>Strongest Applicable Sector</b>	<b>Strongest Applicable Sector</b>
<b>Automotive</b>	NA.	NA	NA
<b>Chemical Products</b>	Plastics & Rubber Products LQ 8.78 335 Employ.	NA	NA
<b>Textiles</b>	Textile Mill Prod. LQ 40.59 325 Employ.	Textile Mills LQ 6.36 66 Employ.	Apparel Manufac. LQ 1.33 17 Employ.
<b>Tourism</b>	Accomm. & Food Service LQ 0.60 260 Employ.	Arts, Entertain. Recreation LQ 0.15 12 Employ.	NA.

Source: S. C. Competitive Initiative, Michael Porter, 2003 for Names of Clusters.

Relating Porter’s Cluster concept to the central Midlands counties is not especially applicable because our strongest single economic sector is government. Employment in the region is well balanced among other sectors, however. Health care as a cluster could have potential here because it is a standout sector and has consistently rising employment.

The point cannot be emphasized enough that investment both in the research potential at the University of South Carolina and also in the improvement of labor force technical skills at Midlands Technical College should stimulate economic activity in the four counties of the Central Midlands and generate the wealth and improvement of per capita income stressed so much by Porter and by State and Regional leaders. Selective investment in government can lead to private investment in Porter’s clusters and other sectors of the economy.

## Transportation

Transportation is part of the infrastructure that makes sustainable regional economic development possible. Companies shipping products to customers must have access to reliable transportation options, including highways, rail and air service. Transportation is also important for getting employees to and from work, as well as people in and out of the region. Sound regional transportation planning provides companies, employees, and citizens with a range of reliable, multi-mode choices of transportation, including highways, local streets and rail, air and bus services.

The four county region is served by several major transportation corridors. There are three interstate highways that crisscross the City of Columbia (I-20, I-26 and I-77), with two other major interstates, I-85 and I-95, within an hour's drive.

Fairfield County, with the least population in the region, also has the least thoroughfare mileage; that is, miles functionally classified as collector, minor and major arterial and interstate. As a rural county, large traffic volumes are largely limited to Interstate 77. Traffic on I-77 increased by nearly 350 percent between 1981 and 1990. Between 1996 to 2000, traffic on I-77 continued to increase by 20-25%. Much of the increase has been due to shifting traffic from parallel roadways, US 321 and US 21, where traffic decreases were recorded. Other, more internal routes have recorded increases, but not as large as I-77. These changes are a reflection of development patterns south and east of Winnsboro where development activity has been the greatest.

Lexington County has the second highest mileage highway network in the four county region. Its rank is a result of its gradual urbanization from a rural county to a suburban one and proximity to the economic center: Columbia.

Newberry County contains approximately 313 thoroughfare miles, approximately one-tenth of which fall in the City of Newberry urban area. The network in and around the City shows a local distribution pattern with direct access to the interstate system. Only one major arterial highway segment is near the City, routing traffic parallel to the northeast side of the City through its newly growing commercial corridor.

Of the four counties in the region, Richland County has the most complex and integrated road network. The County's road pattern has developed in the form of an hour-glass with the majority of major arterials flowing from the fringes of the County into a small network of arterials within the City of Columbia.

Public transportation in the region is primarily provided by the Central Midlands Regional Transit Authority (CMRTA). The CMRTA is a public fixed route system that is operated by the Authority. This system had been owned and run by SC Electric and Gas Company until October 15, 2002. At that time, the system was transferred to the City of Columbia and the City then transferred the system to the CMRTA. The system has a total of 28 fixed routes that operate daily. Service runs both weekday and weekend. Dial-a-ride transit (DART) is a public demand response transportation provider and operates within  $\frac{3}{4}$  mile of any fixed bus route. CMRTA

primarily serves the metropolitan area and in recent years has been facing a funding crisis that could end its ability to serve the region. In 2006, Richland County Council voted to provide temporary funding, but a permanent, long-term funding solution is still needed to ensure continued operation of the system.

The Santee-Wateree Regional Transportation Authority (SWRTA) accepted the fixed route operation in the lower Richland area from the former Eastover Transit Authority in 1995. The SWRTA provides service to the Town of Eastover and the unincorporated areas of lower Richland County. Currently, there are four daily trips made to Columbia with pick up points along SC 48 (Bluff Rd) at Gadsden, Congaree and Hopkins, and limited service during Saturdays.

In Fairfield County, transit service is provided through a county-wide rural transit system, Fairfield County Transit System. The system operates a public route deviation service (boarding and deboarding up to two miles off the route) and a subscription service for human service agencies.

There is passenger and freight rail service in the area provided by Amtrak, CSX Transportation and Norfolk Southern.

Columbia, the center of the Central Midlands region, is within 110 miles of the Port of Charleston via I-26. The Port of Charleston is the second largest container port on the East Coast and the fourth largest seaport in the United States by value of cargo. Shipping lines calling on the Port of Charleston sail to almost every international market.

Air transportation in the area may be accessed through the Columbia Metropolitan Airport, located in Lexington County, six miles southwest of Columbia's Central Business District and one mile from I-26. Passenger air service is provided by nine scheduled airlines, with commercial cargo service handled by all scheduled passenger airlines and six freight operators. Two fixed-based operators also serve the airport facility with various charter flights.

CMCOG, as the Columbia area's Metropolitan Planning Organization (MPO) for transportation purposes, is responsible for the development of a multi-modal long range transportation plan. Currently, CMCOG is working on an update to its long range transportation plan for the Columbia area. Building infrastructure in a collaborative and comprehensive way that takes into account housing, environment, and other factors will have important benefits for sustainable regional economic development.

## Infrastructure

Utilities include all public and private improvements which provide the public with necessary commodities and services, thereby enhancing the daily functioning of the community. By providing for the supply and disposal of goods that are vital to the environmental and economic health of the community, these systems are major contributors to its growth and prosperity.

These systems are generally provided in response to existing or for probable future land development. To a great extent, the availability or lack of utilities can promote or limit development. The extent and location of public utilities not only affects the usefulness of land for various purposes, but also the pattern of land development. Conversely, changes in the type and intensity of land development influence the design of utility systems and level of service required.

Both electricity and gas are readily accessible in all parts of the region; however, the limited availability of gas supplies has a significant affect on the amount of new customers that can be served. The region is served primarily by South Carolina Electric and Gas Company, Duke Power Company and numerous electric cooperatives.

Telephone service is provided throughout the region. The largest provider is Southern Bell; however, other companies operate in the region.

Water and sewerage service, not being available throughout the region, plays a more critical role in determining development. Water systems are currently operated by numerous local governments, special districts and non-profit water companies. Sewer systems are operated by local governments and special districts. In addition, there are private water and/or sewer utility companies. Providers in the area are:

### Fairfield County

- Water providers
  - Town of Winnsboro
  - Town of Ridgeway.
  - Mid-County Rural Water Company
  - Jenkinsville Water Company
  - Mitford Rural Water System
- Sewer Providers
  - Town of Winnsboro
  - Town of Ridgeway
  - Town of Great Falls

### Lexington County

- Water providers
  - City of Columbia
  - City of West Columbia
  - Lexington County Joint Municipal Water and Sewer Commission
  - City of Cayce

- Town of Lexington
- Town of Batesburg-Leesville
- Town of Chapin
- Town of Pelion
- Town of Swansea
- Gilbert-Summit Water District
- Gaston Water District
- Bull Swamp Water District.
- AAA Utilities, Inc.
- Carolina Water Service
- Heater Utilities, Inc.
- Sewer Providers
  - City of Columbia
  - Lexington County Joint Municipal Water and Sewer Commission
  - City of Cayce
  - City of West Columbia
  - Town of Lexington
  - Town of Chapin
  - Town of Swansea.
  - Bush River Utilities
  - Lakewood Utilities
  - Midlands Utilities
  - Quail Hollow subdivision
  - Carolina Water Service
  - Woodland Utilities, Ind.

#### Newberry County

- Water Providers
  - City of Newberry
  - Newberry Water and Sewer Authority
  - Town of Whitmire
  - Town of Prosperity
- Sewer Providers
  - Newberry County Water and Sewer Authority
  - City of Newberry
  - Town of Whitmire

#### Richland County

- Water Providers
  - City of Columbia
  - Richland County
  - City of Forest Acres
  - Town of Eastover
  - AAA Utilities Inc
  - Ashley Oaks Subdivision
  - Carolina Water Service

- Heater Utilities
- Sewer Providers
  - City of Columbia
  - Richland County
  - East Richland Public Service District
  - numerous private systems with small lagoons or package treatment plants

## Environment

Water is one of the most abundant resources in the Central Midlands region. Dominant sources of surface water are the Broad, Congaree, Enoree, North Fork Edisto, Saluda and Wateree Rivers and Lakes Greenwood, Murray and Monticello. In addition to the four major lakes, there are 196 smaller lakes, ten acres or larger as inventoried by the S.C. Water Resources Commission.

This abundance may be threatened if a request for an interbasin transfer of water by North Carolina is allowed. The cities of Concord and Kannapolis, North Carolina have been granted permission to withdraw up to 10 million gallons a day (MGD) of water from the Catawba River Basin and discharge the water, after treatment, into the Pee Dee Basin. The transfer is being requested by these cities to address a projected water shortfall by the year 2035. This activity is being considered by North Carolina without any federal oversight. CMCOG, the State of South Carolina, Catawba Regional COG and Fairfield County have all passed resolutions opposing the interbasin transfer request in its present form. In addition, the State Attorney General's office is suing the State of North Carolina to resolve the situation and prevent adverse impacts to South Carolina's growth and vitality. This case is one of original jurisdiction for the U.S. Supreme Court.

Preservation of the environment is an important economic development objective. In addition to providing critical resources to businesses, a clean and attractive natural environment is an asset for attracting and retaining a skilled workforce, promoting tourism and ensuring that the Central Midlands area maintains a reputation as one of the best places to live and do business. CMCOG is currently working on developing a regional plan for preserving open space. The goal of such a plan is to create a network of protected lands within the region that will be a legacy for future generations. Given the rapid pace of development within the region, particularly in Lexington and Richland Counties, now is the time to identify places needing protection. This planning effort is on-going and has involved numerous meetings with interested community groups, preservation groups, local governments, elected officials, businesses, and government agencies.

Air quality is a growing concern in the Central Midlands. In 1997, revisions were made to the National Ambient Air Quality Standards, lowering the threshold on the maximum emissions allowed for the six principal pollutants, including ozone. The two components of ground-level ozone are oxides of nitrogen and volatile organic compounds. According to SC DHEC, within South Carolina, the transportation sector is responsible for 53% of the oxides of nitrogen sources and 24% of volatile organic compound sources. In April of 2004, portions of Lexington and Richland counties were designated "nonattainment" by the U.S. Environmental Protection Agency (EPA). In response, the two counties, plus Fairfield and Newberry counties, entered EPA's Early Action Compact Program, which means that the nonattainment designation has been suspended in exchange for the commitment to take steps to clean up the ozone pollution by December, 2007, earlier than the Clean Air Act would normally require. If efforts are not made to improve ozone levels, a number of restrictions will be applied that could have serious ramifications for the area's economy. Failure to meet the deadline would subject the area to tighter controls on emissions from industry, and to transportation requirements including the risk of losing federal highway funding if the standard is not met by 2009. In addition to serious health risks, deteriorating air quality can exact significant costs on people and businesses alike,

including increased health care costs, decreased property values if the areas become undesirable, and a decline in quality of life which affects economic competitiveness.

In additional efforts beyond the Early Action Compact, CMCOG is working with all four counties to develop regional solutions for air quality issues. As part of this effort, CMCOG recently organized and held a regional Air Quality forum.

## Partners in Regional Economic Development

The goals and objectives for realizing job and wealth creation from economic development is best achieved when all of the actors in the economic development network cooperate. This network is comprised of all those organizations that are involved either directly in business recruitment or in supporting roles such as local governments, councils of government, and non-profit organizations. The annotated list which follows is not intended to be exhaustive but highlights the names and means of contacting agencies that play primary roles in economic development. A further list of organizations and their e-mail addresses is contained in Appendix A and is included by reference.

1. SC Department of Commerce including the Division of Community and Economic Development, the Coordinating Council for Economic Development and the Business Development Division explain the state economic incentives which are continually evolving. They work with local governments and businesses and economic development alliances to explain available sites and perform a broad range of economic development coordination, information/referral, and assist existing and new businesses understand the benefits of investing in South Carolina and how to secure those benefits to their advantage.

1201 Main Street, Suite 1600  
Columbia, SC 29201  
803-737-0400  
[www.SCCommerce.com](http://www.SCCommerce.com)

2. SC Chamber of Commerce serves the entire state and its members with a wide ranging statement of direction and initiatives so that businesses and industries have the tools and climate in which to grow and provide jobs.

1201 Main Street, Suite 1810  
Columbia, SC 29201  
803-799-4601  
[www.sccc.org](http://www.sccc.org)

3. Central SC Alliance, formerly the Central Carolina Economic Development Alliance, is a ten county and two city regional organization whose local member governments have united to offer existing and new businesses information they need to expand or locate in the region. They work with local governments and others in the economic development network to ensure that the region competes successfully with other regions in the state and South Carolina in wealth and job creation.

1201 Main Street, Suite 100  
Columbia, SC 29201  
803-733-1131  
[www.centralsc.org](http://www.centralsc.org)

4. City of Columbia Economic Development Department provides a wide range of services to companies interested in the city and its immediate environs. From new business incentives to site planning and zoning issues, the office directs assistance to new and existing companies.

1201 Main St, Suite 250  
Columbia, SC 29201  
803-734-2700  
[www.columbiasc.net/citygov/city1b.htm](http://www.columbiasc.net/citygov/city1b.htm)

5. Newberry County Economic Development Board and Chamber of Commerce provides an in-county contact with prospects interested in the entire county and its potential. The staff of the Board works with new and existing businesses to explain the best that the county has to offer in a cooperative relationship with the Alliance and the SC Department of Commerce.

P O Box 396  
Newberry, SC 29108  
803-276-4274  
[www.newberrycounty.org](http://www.newberrycounty.org)

6. Fairfield Chamber of Commerce provides an in-county contact with prospects interested in the entire county and its potential. The staff of the Chamber works with new and existing businesses to explain the county's assets. Staff works with each local government and the CCEDA and the SC Department of Commerce as a local link in the economic development network.

P O Box 297  
Town Clock  
Winnsboro, SC 29180  
803-635-4242  
[fchamber@chestertel.com](mailto:fchamber@chestertel.com)

7. University of South Carolina Small Business Development Center assists small businesses with business plan development, financial advice, and a complete range of assistance for new and expanding businesses with the Central Midlands region. They work closely with public and private sources of capital for business borrowers such as Business Carolina (461-3801) and the Business Development Corporation of SC (798-4064).

Darla Moore College of Business  
University of South Carolina  
1705 College Street  
Columbia, SC 29201  
803-777-3178

8. Benedict College EDTAC assists new and expanding small businesses in Fairfield County within the Central Midlands region with advice and a complete range of assistance and referrals to other agencies including those listed in this section. The EDTAC will be involved in

assistance to new businesses locating in the business development center in the former Pepsi Cola Bottling facilities at Read Street and Two Notch Road.

Benedict College (EDTAC)  
1600 Harden Street  
Columbia, SC 29204  
803-256-4220

9. Main Street South Carolina, formerly Community Builders, assists local governments and businesses with plans to redevelop and promote central commercial cores of town and cities in South Carolina. Staff assists with planning charettes and coordinates its activities with universities and colleges with landscaping and façade redesign. Consulting is provided on financing sources and with state and local governments to implement plans and provide for facility maintenance.

1411 Gervais Street  
P O Box 11637  
Columbia, SC 29201  
803-933-1231  
<http://www.masc.sc/affiliates/Main%20Street/msdescription.htm>

10. West Metro Chamber of Commerce serves seven communities in eastern Lexington County with assistance in explaining the nature and advantages of its member governments as well as the benefits of sites available for new business location. Coordination is maintained with the Columbia Metro Airport and all utility providers and all members of the economic development network to ensure that the advantages of locations close to the heart of the Columbia MSA are known to business prospects.

1006 12<sup>th</sup> Street  
Cayce, SC 29033  
803-794-6504  
[www.westmetrochamber.com](http://www.westmetrochamber.com)

11. Clemson Institute for Economic and Community Development (CIECD) Sandhill Research and Education Center serves communities in the state of South Carolina. They have three major “umbrellas” under which the different programs of the CIECD are housed: Community Outreach, Institute Initiatives and Research.

900 Clemson Road  
P O Box 23205  
Columbia, SC 29224-3205  
803-788-5700  
[www.clemson.edu/sandhill](http://www.clemson.edu/sandhill)

12. New Carolina, South Carolina's Competitiveness Council, is working with partners throughout the state to drive the movement towards a brighter future and a competitive, winning economy for South Carolina.

I-20 at Alpine Road  
Columbia, SC 29219  
803-264-4524  
[www.newcarolina.org](http://www.newcarolina.org)

## **RELEVANCE TO AND CONSISTENCY WITH OTHER PLANS**

This CEDS complies with state goals and objectives to promote economic development and improve competitiveness in the CMCOG region including rural areas such as Newberry and Fairfield Counties. It also stresses the importance of strong growth centers because so many residents of the region and the larger Midlands economic region commute to jobs in Richland and Lexington Counties for their livelihoods. The CEDS is consistent with these other plans in that it involves input from public and private sector entities, local workforce investment act leaders and proposes action and objectives with the overall goal of improving prosperity for the entire CMCOG region.

The driving economic development effort of the State of South Carolina in recent years centers on the South Carolina Competitiveness Initiative, a study completed by Harvard Professor Michael E. Porter and the Monitor Company Group, LP. Strategies from this plan include raising prosperity, enabling firms to create higher value through higher skills and better technology, building of clusters, and public/private collaboration. In cooperation with this competitiveness initiative, the state established a Council on Competitiveness which has become New Carolina. Their mission is:

*“The Council seeks to develop and drive South Carolina’s long-term economic strategy by working with companies, government, universities, economic development organizations, and other groups to identify and implement actions and policies that are aligned with the long-term strategy, and that will boost the competitiveness of South Carolina firms.”*

CMCOG, along with the other nine COGs in the State, have a working relationship with New Carolina and have and will continue to participate in New Carolina’s efforts and activities as appropriate and as invited.

In addition, the CEDS is consistent with state and local workforce strategies by promoting coordination and collaborative partnerships among economic development allies, educational allies and workforce partners. Local workforce goals for the upcoming year include:

- Seek additional One-Stop resources to enhance services available to One-Stop customers;
- Expand existing relationships with trade organizations and develop new relationships to increase market penetration of area businesses;
- Grow business services with increased usage of On-the-Job Training (OJT), Customized Training (CT), WorkKeys and Incumbent Worker Training (IWT);
- Collaborate with various workforce development, education and economic development stakeholders such as the Regional Education Center Advisory Board (RECAB) and the Midlands Education and Business Alliance (MEBA) for the successful implementation of EEDA;

- Conduct an analysis of customer needs to create a list of workshops for One-Stop customers;
- Focus on building new relationships to bring more workshop offerings in the One-Stops;
- Conduct group certification and registration sessions as a part of the Rapid Response solution for Modine Manufacturing and Palmetto GBA and promote this strategy to any future mass layoffs to further streamline access to the WIA Dislocated Worker program;
- Identify and implement streamlined, process improvement opportunities for all Midlands WIA programs and customer services;
- Continue to sponsor professional development opportunities for front-line and One-Stop staff with the Career Development Facilitator (CDF) training class;

As the Midlands Workforce Development Board (MWDB) is associated with the CMCOG, CMCOG and its personnel will continue to coordinate with state workforce programs and personnel as well as participate in and promote workforce development efforts for the overall improvement of prosperity in the Central Midlands region.

## **STRENGTHS, WEAKNESSES, OPPORTUNITIES AND THREATS**

Meetings and input from the CEDS Strategy Committee, CMCOG's Regional Planning and Development Committee, the COG's Board of Directors and other public input generated these results for the SWOT analysis.

### **Strengths of the Region**

- An excellent system of roads and highways with some of the best Interstate access in the nation
- A well respected technical education system
- Natural resources such as Lake Murray, large and numerous rivers, and the Congaree Swamp National Park
- A foreign trade zone and a Customs Port of Entry at the Columbia Metro Airport
- A system of higher education which includes four year colleges and universities
- A diversified regional economy with balanced employment in government, trade and services
- Innovista and related activities in downtown Columbia
- Military bases are growing
- Fuel cell research at USC
- Good capacity and location of infrastructure such as natural gas, electric, telecommunications, water and sewer
- Cost of living is significantly lower than other metropolitan areas. Housing and property taxes are less expensive.
- Insulated housing market
- Attractive climate and quality of life for retirees
- Good weather with fewer number of workdays lost and fewer power and infrastructure issues.
- A diverse number of options for cultural activities in the region

### **Weaknesses of the Region**

- A fragmented service delivery network of water and sewer utility providers resulting in some areas with excellent industrial capacity water and sewer and other areas with inadequate or no water and sewer service capable of meeting needs of new or expanding business
- An inadequate system of public transportation for the region and especially for the urbanized portions of the Columbia MSA. Additionally, rural transit needs improvement to relieve inability to travel to work, shopping, or services such as health services.
- Uneven local public financial resources to support public education at the K-12 level and to bring the performance of financially challenged school districts on a par with wealthier districts in the region.
- Access to affordable and available owner-occupied housing for low and moderate income persons near employment centers in the region.
- Small town centers that are in need of small business support activities (ex. business incubators, training programs) and business development financing. Streetscaping and

façade work to enhance the commercial attractiveness and revitalization of rural central places in the region is also needed.

- The State's labor force is under-educated and lacks needed technology skills
- The majority of individuals still in the labor force as unemployed are not employable because of drug issues or a lack of basic skills
- Residential and commercial development encroaching on property zoned for industrial use
- Residential and commercial development encroaching on Ft. Jackson
- Lack of infrastructure along the I-20 corridor
- There's a lack of understanding among the local business community of requirements that result in Ft. Jackson having to purchase provisions elsewhere. For example, there are "green" purchasing requirements for Ft. Jackson that local businesses here have been unable to meet.

### **Opportunities**

- Regional cooperation will play a major role in resolving financing and operational issues to ensure the sound future of the CMRTA
- A Joint Land Use Study should be undertaken by local governments in Richland and Lexington Counties to help them plan actions to ensure the long-term survival of Fort Jackson, McEntire, and Shaw. This process is getting underway and a grant application for supporting funding will be submitted by July 2007
- Multi county development agencies working with local development boards and the State Department Commerce can continue successful marketing of the region to industries interested in South Carolina's business advantages
- The state's technical college system could expand into Fairfield County
- Emphasis on workforce development and skill enhancement by the S. C. Department of Commerce and other agencies should enable those underemployed and underskilled to gain higher paying jobs and stay in the labor force longer. Continued implementation of WorkKeys database and associated skill enhancement training activities will be an important component.
- Congestion and freight management plans are being developed to address traffic issues
- Continue to expand, develop and market entrepreneurial support and education programs to foster increased successful small business development and growth
- Opportunities for growth in healthcare and healthcare related jobs in the community as well as development of centers of excellence in healthcare fields such as diabetes and cardiac care
- Continue to support research and development of alternative fuel technology
- Educate local business community so that they understand military requirements and can more fully participate in opportunities to serve Ft. Jackson's needs so that more of the money spent by Ft. Jackson can stay in the region

### **Threats**

- Closure of bases in Richland and Sumter Counties
- Inadequately financed bus system for Richland and Lexington counties and a lack of regional bus transportation within the region linking all four counties and other regions in the state

- Aging network of highways that will need maintenance and rising costs of new highway construction that is outstripping the financial capacity of local governments
- Uneven suburban development in Lexington and Richland Counties. Some areas of each county are benefiting from public and private action more than others.
- Rapid population growth projected for Richland and Lexington Counties will tax the capacity of school districts and local governments to meet their own as well as state mandates
- Water supply issues looming on the horizon such as Interbasin transfers requested by North Carolina and Georgia as well as the water needs to meet existing in-region systems and projected growth
- Water quality issues and the growing cost of sewer service
- Property to be used for industrial development is being lost to residential and commercial encroachment
- Encroachment of residential development on Ft. Jackson is a threat to the installation's ability to complete its mission
- Lack of existing empty industrial buildings and speculative buildings in the region places the community at a disadvantage
- Local government's ability to provide and financially support all of its required and citizen demanded services in the future is being reduced by state legislative action
- State support has been removed and/or greatly reduced for public institutions of higher education reducing the affordability of a post-secondary education

## ECONOMIC DEVELOPMENT INVESTMENTS

Significant past economic development investments resulting in major transitions or developments in the economy include the location of businesses active in the production of generic injectable pharmaceuticals, picture maker kiosks, and the manufacturing and printing of papers for the cigarette industry. Plants are expanding and new businesses are locating with a diverse range of NAIC codes indicating that the economy is growing into new and different sectors. For example, the Nasmyth Group, an aerospace industry manufacturer, recently announced its intent to invest \$25 million in a new facility in Newberry County. The company proposes to create 100 new jobs which would provide high skill, technology jobs to the Central Midlands region.

In March of 2006, Guardian Building Products announced that it would make an initial investment of \$39 million and create 135 jobs in Fairfield County as it established its third South Carolina facility. The company purchased an existing manufacturing plant and retrofitted it to manufacture fiberglass insulation. The facility they purchased is the former Mack Trucks plant which closed in 2003 with a loss of more than 800 jobs.

Other recorded investments from 2003 to the middle of 2007 relating to historically important economic clusters identified for the various counties of the region and discussed on pages 43 through 46 of this document are:

<b>Company</b>	<b>Sector</b>	<b>Investment</b>	<b>New Jobs</b>	<b>Announced</b>	<b>County</b>
Dana Corp	Automotive	\$2 million	0	11/03	Richland
Lang Mekra	Automotive	\$2.5 million	0	2/03	Fairfield
Lang Mekra	Automotive	\$13 million	50	9/04	Fairfield
Caterpillar	Automotive	\$20 million	176	10/05	Newberry
MC2	Chemicals	\$5 million	25	5/03	Fairfield
MC2	Expansion	\$3.5 million	55	8/06	Fairfield
Invista	Textiles	\$30 million	0	7/04	Fairfield
Renfro	Textiles	\$1 million	30	3/06	Newberry

Source: Central South Carolina Alliance, 2003 through mid 2007.

Future economic development investments should reflect the diversity and wide ranging scope of the midland economy as it has grown beyond its established and narrow focus on traditional sectors such as Automotive, Chemicals, Textiles and Tourism.

Potential economic investments that are tourism related in the region will reflect expansion of the Congaree Swamp National Park, extension of pedestrian access via Riverwalks along the shores of the Saluda and Congaree Rivers that will reach the Riverbanks Zoo in Columbia and the

Congaree Creek Heritage Preserve in Cayce on the west bank of the Congaree River. Ecotourism will be a growing element of the new tourism economy in all counties of the Midlands.

## **GOALS AND OBJECTIVES**

### **Economic Development**

Goal: Strengthen and diversify the regional economy for sustainable long-term economic development

Objectives:

1. Link region's foundation of manufacturing, military and agricultural assets

Plan of Action:

1. Make efforts to match military needs and local business ability to respond
2. Promote biofuels research and development and sustainable agriculture

Potential Partners:

Chambers of Commerce, local economic developers, CMCOG, Midlands Workforce Development Board, Central SC Alliance, Fort Jackson Installation Sustainability Program

Measurements:

- Develop and maintain a directory of new and expanding major employers by NAIC code for comparison with the economic cluster information in this document

## Workforce Development

Goal: Promote a comprehensive approach to workforce development

Objectives:

1. Educate employers on the benefits of participating in workforce development initiatives
2. Emphasize technology training in K-12 education system to ensure a competitive workforce
3. Increase access to higher education opportunities in non-metro areas
4. Learn how all partners can work together to increase adult literacy
5. Increase the number of high skilled, high wage jobs
6. Broaden information sharing and align workforce planning throughout the workforce system
7. Advocate for the development of vocational and technical training career paths
8. Develop the region's skills based economy

Plan of Action:

1. Study the availability of higher education opportunities in non-metro areas and create an inventory of existing/planned programs and potential funding solutions
2. Establish relationships between schools, higher education and businesses
3. Conduct a regional survey of employers and workforce training providers to assess occupational trends and employer needs

Potential Partners: Midlands Workforce Development Board, Midlands Technical College, Innovista, public and private institutions of higher education

Measurements:

- Monitor attendance and graduation in technical related degree programs from public and private institutions in the region and monitor reports by the Commission on Higher Education on progress in new technical degree programs being offered

## Business Development

Goal: Broaden and diversify the regional economy through business development.

Objectives:

1. Facilitate information exchange among regional stakeholders to enhance coordination of economic development activities
2. Explore partnerships and resource pooling
3. Support entrepreneurship and small business development across the region.
4. Promote tourism assets within the region

Plan of Action:

1. Develop an inventory of capital providers for all levels of funding to facilitate access to capital and promote information sharing among entrepreneurs in the region
2. Support development of promotional and/or outreach efforts to provide information to businesses in the community that would better enable them to participate in economic opportunities with Fort Jackson installation
3. Create a thorough inventory of tourism related destinations, events and festivals in the region to help promote tourism assets.
4. Work with local hospitality industry and all economic development partners to develop a Regional Tourism Plan.

Potential Partners:

Chambers of Commerce, Economic Development Corporations, Counties, Cities, USC Small Business Development Center, Clemson University CIECD, Benedict College, Small Business Incubator, JEDA, Business Carolina, Fort Jackson Installation Sustainability program

Measurements:

- An inventory of capital providers will be developed by the end of 2008
- Link regional maps of tourism destinations with the recommendations and maps in the CMCOG Green Infrastructure Plan and provide to regional and state tourism promotion agencies
- Development of a regional tourism plan will begin before the middle of 2009

## Transportation

Goal: Support the regional transportation system and alternatives and solutions supporting efficient movement of citizens and freight and economic development growth

### Objectives:

1. Encourage and support greater alignment between local economic development stakeholders and regional transportation organizations
2. Continue support of organizations and initiatives seeking regional alternative transportation modes
3. Work with counties on planning and funding sustainable roadway networks
4. Work with local governments and business to develop dedicated funding for public transit

### Plan of Action:

1. Explore options for improving transportation links between Columbia Airport and downtown Convention Center area.
2. Advocate for regional rail initiatives that focus on multimodal transportation plans
3. Study the expansion of a deviated flex route transportation system in surrounding communities
4. Explore and promote comprehensive planning solutions for data collection and analysis to ensure that the transportation infrastructure meets the needs of employers and citizens.
5. Facilitate development of van pools/bus pools to get people to work in various areas
6. Develop seamless system of transit from one community/county to another

### Potential Partners:

Central Midlands Metropolitan Planning Organization (CMCOG MPO), CMRTA, SC Department of Transportation, Central Midlands Rural Transit Subcommittee, Cities, Counties,

### Measurements:

- Implementation of recommendations in the Long Range Transportation Improvement Plan, Bike/Ped Plans, light rail study, etc.

## Technology

Goal: Assess the availability of high-speed broadband communications in underserved areas of the region.

Objectives:

1. Identify availability of high-speed broadband infrastructure in region

Plan of Action:

1. Explore the creation of a regional map of high-speed communications infrastructure and service availability to improve understanding of availability in rural areas in the region.

Potential Partners:

Cities, counties, telecommunication providers, economic development partners

Measurements:

- Develop information on availability of high-speed telecommunications infrastructure by 2009

## Environment

Goal: Facilitate collaboration among stakeholders to preserve natural resources

Objectives:

1. Encourage maintenance of green space to preserve regional quality of life
2. Explore options for effectively addressing short-term and long-term water demand and availability
3. Continue to encourage education on sustaining air quality and natural resources

Plan of Action:

1. Support regional initiatives to enhance collaboration and avoid duplication of efforts on air quality planning
2. Continue region-wide green space preservation activities underway through the Central Midlands Green Space Planning project

Potential Partners:

SC DHEC, CMCOG, Central Midlands Green Infrastructure Planning Committee, EPAC

Measurements:

- Completion of a Joint Land Use Study (JLUS) regarding military bases in Richland County for protection of areas from non-compatible uses
- Completion of a regional green infrastructure preservation plan

## Community Development

Goal: Strengthen the quality of place through comprehensive community development

Objectives:

1. Increase accessibility to higher education opportunities in rural counties
2. Advocate prioritizing the continued upgrading of infrastructure in the region
3. Attract health care services to underserved areas of the region

Plan of Action:

1. Advocate for the expansion of or increased accessibility to higher education or technical training facilities in counties without any facilities

Potential Partners:

CMCOG, local economic developers, cities, counties, higher education institutions, technical training providers, chambers, CDBG, eligible entitlement communities

Measurements:

- Monitor annual changes in number of graduates from institutions of higher learning majoring in math and science
- Apply for grants from federal and state agencies that will improve infrastructure, services and housing stock in LMI areas around the Midlands

**PLAN OF ACTION AND PROJECTED TIMELINE**

The timeline below provides an estimated schedule of the expected completion dates for plans of action. This schedule is subject to change based on stakeholder interest, as well as funding and other resources availability. Updates to this timeline, if required, will be provided in annual progress reports to EDA.

Goal	Activity	Completion Date
Economic Development	Develop & maintain directory of new & expanding companies	December 2008
Workforce	Monitor post high-school attendance in technical degree programs at public and private institutions	December 2008
Business Development	Prepare regional maps of tourism destinations linked to recommendations of regional green infrastructure plan	December 2008
Transportation	Implement regional transportation plans	On-going
Community Development	Monitor annual changes in graduation from institutions of higher learning	On-going
Business Development	Develop an inventory of capital providers	December 2008
Business Development	Prepare a map of regional tourism destinations	December 2008
Environment	Attain air quality standards required by Early Air Compact	2009
Environment	Develop a regional Green Infrastructure Plan	2008
Community Development	Research potential funding resources and project partners for development of workforce training and higher education facilities in Fairfield County	Mid 2008
Economic Development	Develop financing for implementation of first phase of Mid Carolina Commerce Park	December 2007

## **STRATEGIC PROJECTS**

There were many projects, programs and activities that were identified during the CEDS development process and several were ultimately developed into the goals, objectives and plan of action for the 2007-2012 CEDS. The following section highlights several projects and activities that have a regional or sub-regional scope rather than just simply a local community scope. These projects and activities will be monitored and reported on during the next five-year period to assess our progress and to evaluate the true impact on the region's population, workforce, educational opportunities and on the economic and community development growth.

### **Mid Carolina Commerce Park**

Newberry County is located in the Midlands region of South Carolina. Situated on Interstate 26 and adjacent to the metropolitan statistical areas of Columbia and Greenville, Newberry County is positioned for growth.

While rooted in agriculture, the Newberry County economy has developed a substantial manufacturing base. Domestic and international companies are attracted by the skilled workforce, outstanding transportation network, and the quality of the community.

Newberry County has been taking a proactive role in improving its position for future business investments. In that capacity, the County has purchased over 300 acres of land located at the intersection of I-26 and US 773 for development into a new commerce park for the area. The County's other industrial park has been sold out for some time. The investment in the proposed Mid Carolina Park has not just included purchase of the land. Newberry County has also invested in a full master planning effort for the site as well as already gone through the SC Department of Commerce site certification process which includes already having completed geotechnical surveys of the entire site, environmental review of the site as well as engineering design and cost estimates for each proposed development phase. This park is already a Level 4 certified site through this program. In addition to the industrial/manufacturing development that is typical in large parks, the design for this facility includes development of approximately 40 acres that would be for commercial use that would be compatible with industry uses.

Development of this site is not only important to Newberry County but to the entire Central Midlands region as it will be an attractor of potential investment in the region as well as a creator of jobs.

### **Fairfield County Workforce Training and Higher Education Facility**

Fairfield County is the Central Midlands region's most distressed county and is also the only county in the region not served by an institution of higher education. Addressing educational attainment and workforce readiness would be important to the community's economic competitiveness and employment opportunities. At the time of the 2000 census, 33% of the County's population over the age of 25 did not have a high school diploma. 11.6% of the County's population over 25 had less than a 9<sup>th</sup> grade education. The County is in need of educational and training opportunities for these individuals.

Fairfield County has been researching potential means of funding such a facility as well as beginning the process of developing partnerships for implementation of higher education opportunities and additional workforce training opportunities. Rehabilitation of an existing building or construction of a new facility to house an extension of an institute of higher education in the community would allow workforce training opportunities to be available to residents of Fairfield County in a more convenient location and would also allow for attendance of classes by residents that do not have access to transportation to Columbia. The attraction of a satellite facility from an institute of higher education, such as Midlands Technical College, would be a tremendous asset to the community's future and its ability to attract business and industry.

Currently, no data is available on the number of potential jobs that may be created with this project. However, this project will undoubtedly spur additional business development in this area and will definitely have a positive impact on the workforce, population and economic growth of this entire area for years to come.

### **Public Transportation Sustainability**

In the CMCOG region, public transportation is mainly provided by the CMRTA. CMRTA primarily serves the metropolitan area and in recent years has been facing a funding crisis that could end its ability to serve the urban portions of Richland and Lexington Counties. In 2006, Richland County Council voted to provide temporary funding, but a permanent, long-term funding solution is still needed to ensure continued operation of the system.

Lexington County has decided to re-evaluate its commitment of tax resources for operation of the CMRTA in that county. Local governments there are in the process of deciding the level of service and financial support they will provide. Financial resources in this time of household monetary stress for many persons in the Midlands make this a pressing issue now that transportation costs for low and moderate-income persons are rising. Service levels in Lexington County in 2008 may be lower than in the Richland County portion of the CMRTA service area.

In Fairfield County, the Fairfield County Transit System continues to operate but similar service is needed and being considered for Newberry County.

Strong transit systems need to be developed in all four counties to serve growing populations relying on transit for the journey to work and for health care. Commitment of local tax resources is essential for this objective to be realized.

### **Military Sustainability**

The military presence at Fort Jackson and McEntire Air National Guard base still remain a big part of the economy for this region. Recent estimates indicate that this military presence impacts the region's economy by over \$58 million of direct sales in 2003 in the Midlands economy for Fort Jackson and \$54 million for McEntire. Total military and civilian employment at Fort Jackson in 2003 was 20,350.

These installations avoided closure or reduction as a result of the latest round of the Base Realignment and Closure (BRAC) process initiated in 2005. Nationwide, up to 25 major installations are being shut down and another 24 are being realigned.

As mentioned in the Workforce section and the Clusters section above, several studies of the economies of the counties comprising the Central Midlands Region were commissioned to reveal where future economic development efforts might be placed to create employment so necessary to the well being of the heart of South Carolina. Fortunately for installations in the Midlands, the results of these studies did not have to be carried out.

However, in order to better position the region's installations to avoid the perils of future BRAC rounds, the Central Midlands region will need to continue efforts to improve the sustainability of these facilities.

One such effort being pursued in the region involves development of a Joint Land Use Study (JLUS) effort for installations in Richland and Sumter Counties. The purpose of the JLUS effort is to prevent incompatible land uses from encroaching on military installations. Application for funds from the Office of Economic Adjustment within the federal Dept of Defense for a Joint Land Use Plan for bases in Richland and Sumter Counties is now being considered and should be submitted before the end of calendar year 2007. It is possible that a JLUS relating only to the bases in Richland County may be submitted but in any case such a plan is needed to ensure the long-term viability of these engines of economic prosperity by controlling incompatible land development around Fort Jackson and McEntire Joint Guard Base.

Another such effort for facilitating economic sustainability for the region and its installations would involve outreach to the local business community. An important component of sustainability is educating local businesses on the needs of Fort Jackson as well as the federal requirements for "green" purchasing that the installation must follow.

### **Green Infrastructure Preservation Planning**

In order to provide local and state government officials as well as all manner of private land owners from utility companies to small holders of wetlands and woodlands a view of what areas are environmentally significant in the region, an inventory of green infrastructure (also known as open space) is a first step toward preserving what is irreplaceable and identifying what may need to be preserved for future generations. Planning for a green infrastructure network will create a mechanism to conserve the natural ecosystem and help meet the green space needs of a rapidly growing, mainly low-density population. It may also save taxpayer dollars needed to control runoff, improve air quality, and reduce land use incompatibilities.

Staff of the COG working with federal, state and local officials is working towards preparation of a draft Green Infrastructure Plan. The purpose of the proposed plan would be to address the points raised in the first paragraph and when finally completed can be used by local governments as they prepare and amend the natural resources element of their comprehensive plans. That will be the principal implementation mechanism for the regional plan.

To ensure success of open space preservation the following steps are ongoing:

- Stress that an inventory of such open space resources is only the beginning of a green infrastructure plan.
- Involve state and federal agencies such as the S. C. Department of Natural Resources (DNR), Parks Recreation and Tourism (PRT), DOT, Forestry, Archives and History, the U. S. Department of Agriculture, U.S. Fish and Wildlife Service, and the Army Corps of Engineers together with other groups such as the Nature Conservancy and the Congaree Land Trust to so they can use a completed inventory of green infrastructure.
- Check with federal and state sources such as the U. S. Dept of the Interior and S. C. DNR to determine if there are federal and state grant resources to help prepare and/or implement the plan
- Collaborate with local governments using the regional open space preservation plan so that its contents can be of use in comprehensive planning required by state planning enabling legislation and that it can help state agencies with long range planning and allocation of scarce resources.

### **Air Quality Attainment**

The Central Midlands has manageable problems with ozone pollution. It can take reasonable and non-punitive steps to achieve planned reductions in NO<sub>x</sub> and VOC. In determining the best package of methods to address nonattainment problems, the state should avoid draconian regulatory controls such as construction bans, burdensome inspection/maintenance programs, reformulated fuels, or other strategies. Rather than implement such traditional permit-based approaches to stationary source control, an approach that is fraught with challenges, innovative approaches such as facility-wide permits, industry-wide permits, and emissions trading should be modeled and included in the region's SIP. Such alternative permitting strategies have produced some success in several states such as New Jersey, Massachusetts, and Mississippi. See <http://www.state.nj.us/dep/aqpp/>  
[http://www.deq.state.ms.us/mdeq.nsf/page/Air\\_Homepage?OpenDocument](http://www.deq.state.ms.us/mdeq.nsf/page/Air_Homepage?OpenDocument)

Mandatory behavioral controls such as legislated reductions in the speed limit and imposed restraints on the allowable times for use of construction equipment may not achieve desired pollution reduction and might work other unintended hardships. Engagement of the economic self-interest of businesses and travelers should bring about improvements in air quality with less social and economic disruption and material cost.

Preferable approaches for further exploration by policy makers in the Central Midlands Region are:

Vehicle Emissions Pricing uses economic concepts by basing vehicle registration fees on the level of emissions from the vehicle and annual distances driven.

Emissions Trading reduces emissions from stationary sources, usually within a single industry and pertaining to a specific pollutant, by setting an overall “cap” for an entire area and then allowing sources to trade emission credits based upon the costs and benefits as determined by each source. These strategies help by limiting pollution and providing incentives to adopt cleaner technologies on an accelerated schedule. See <http://www.evomarkets.com/emissions/>

Industry-wide and Facility-wide Permitting would establish similar limits and performance for specific industries or companies, thereby allowing them to meet the limits in cost-effective ways or buy and sell, rather than just trade, emission credits. Such alternative strategies as above have produced success in several states, including New Jersey, Massachusetts and Mississippi.

Specific Incentives for Adopting New Technologies can help the adoption of new technologies, replace or retrofit high-polluting fleets, and provide incentives for improved operation of vehicles. As another example, incorporating emission budgets or rewards/preferences into a variety of construction contracts can also provide incentives for advancing vehicle turnover or retrofit with newer technologies, reducing emissions. A wide range of mechanisms is available and many have shown promise in other locations.

Employer Incentives to Encourage Employees to Use Alternatives to Commuting, including parking cash-outs, tax incentives, and creation of tradeoffs in benefits packages show strong promise in other locations, and provide incentives in the private sector and at needed times of day. This shows promise because it addresses workers at both large and smaller agencies and companies, helping provide widespread assistance in reducing emissions and provides benefits at sensitive times of day. Incentives can also be provided to encourage the viability of private automobile-sharing cooperatives that help make it practical to avoid automobile ownership for many. See <http://www.vtpi.org/tm/tm8.htm> and <http://www.nctr.usf.edu/clearinghouse/parking.htm>

Incentives or Pricing to Change Commuting Patterns, included market based HOV lanes or toll lanes, and time of day road (and parking) pricing can also be very effective in reducing emissions. See <http://www.vtpi.org/tm/tm26.htm>

The public is generally committed to taking non-invasive steps toward air quality improvement. Steps that they can take include purchasing hybrid and other fuel efficient vehicles, keeping them tuned and keeping tires properly inflated, driving less by combining trips, bicycling or walking to work, carpooling, taking lunches to work, using energy saving light bulbs, setting thermostats higher in summer and lower in winter, installing energy efficient windows and doors, conducting an energy audit of businesses and homes, etc. All these and many other measures can be taken to encourage public participation by emphasizing cost savings and air quality improvement. Their individual impact on air quality may not be great but, taken together, they are valuable and should be promoted.

More Efficient and Discerning Methods for Inspection and Maintenance Procedures can maintain improved emission levels at lower costs. Using new technology to find non-complying vehicles on the road, and focusing inspection efforts on that segment of vehicles expected to have higher emissions (older vehicles), or allowing emission check but-outs for newer vehicles

can provide benefit at lower administrative cost and lower inconvenience to (relative) non-polluters.

Vapor Control at Fueling Stations can reduce the amount of VOC released into the atmosphere. Many technologies are available for use by dealers and fuel sellers.

See <http://www.nysefc.org/home/index.asp?page=215>

See also [http://www.miamidade.gov/derm/air/pollutants\\_gasoline.asp](http://www.miamidade.gov/derm/air/pollutants_gasoline.asp)

See also <http://www.deq.louisiana.gov/portal/default.aspx?tabid=1810>

Finally, market and incentive strategies can lead the Columbia area to attainment in a more efficient, equitable, and cost-effective way. Market strategies tend to be more self-enforcing and can increase compliance and help reduce the need for enforcement. However, because only one monitoring station is reporting high ozone levels, investigation needs to be pursued now to determine why readings are high at that one location. Addressing those reasons may be the most cost effective solution of all.

**PERFORMANCE MEASURES**

It is not possible to forecast with reliable accuracy the number of new jobs that may be created or retained in any one county of the Central Midlands from year to year. However, general projections can be made by county for the five year period from 2007 through 2012 for the following variables of economic success. These figures do not include small business job creation by service, retail and other sectors of the economy but only major job announcements by the SC Department of Commerce and regional economic development agencies.

**Fairfield County Performance Measures for the Period from 2007 to 2012**

<b>Performance Measure</b>	
New Jobs	500
Number and Types of Investments	15 new or expanded businesses and or industries in a variety of industrial and service NAIC codes
Jobs Retained	150
Private Sector Investment	\$35 million over the five year period
Changes in Economic Environment	Diversification from textile related employment to industries and businesses serving national and international markets

**Newberry County Performance Measures for the Period from 2007 to 2012**

Performance Measure	
New Jobs	650
Number and Types of Investments	20 new or expanded businesses and or industries in a variety of industrial and service NAIC codes
Jobs Retained	200
Private Sector Investment	\$50 million over the five year period
Changes in Economic Environment	Diversification from textile related employment to industries and businesses serving national and international markets

**Lexington County Performance Measures for the Period from 2007 to 2012**

Performance Measure	
New Jobs	1200
Number and Types of Investments	35 new or expanded businesses and or industries in a variety of industrial and service NAIC codes
Jobs Retained	350
Private Sector Investment	\$100 million over the five year period
Changes in Economic Environment	Addition of new economic sectors in the employment universe heretofore not present or underrepresented in the county's economy, e.g., pharmaceuticals

**Richland County Performance Measures for the Period from 2007 to 2012**

Performance Measure	
New Jobs	1500
Number and Types of Investments	45 new or expanded businesses and or industries in a variety of industrial and service NAIC codes
Jobs Retained	400
Private Sector Investment	\$125 million over the five year period
Changes in Economic Environment	Addition of new economic sectors in the employment universe heretofore not present or underrepresented in the county's economy, e.g., hydrogen fuel research and production and nanotechnology businesses

Source: Staff of CMCOG, August 2007

The above performance measures are not the only ones used to gauge the effectiveness of the CEDS in promoting economic development. Workforce readiness initiatives; transportation investment in linked, multimodal developments; air and water quality improvements; maximization of tourism resources; and the extent to which goals and objectives for economic development suggested by the committee that oversaw the completion of this plan are among activities and efforts that must be taken into consideration as the region moves toward strengthening and diversifying the total environment within which economic development can occur.

## **APPENDIX A**

### **Participants in the Economic Development Network**

*Source: Central SC Alliance*

<b>Arts, History &amp; Entertainment</b>	
SC Shakespeare Company	<a href="http://www.scsakespeare.org">http://www.scsakespeare.org</a>
SC Arts Commission	<a href="http://www.state.sc.us/arts/">http://www.state.sc.us/arts/</a>
Columbia 4 Kids	<a href="http://www.columbia4kids.com/">http://www.columbia4kids.com/</a>
Cultural Council Richland & Lexington	<a href="http://www.getcultured.org/">http://www.getcultured.org/</a>
Newberry Opera House	<a href="http://www.newberryoperahouse.com">http://www.newberryoperahouse.com</a>
Arts & Entertainment	<a href="http://www.columbiasouthcarolina.com/a-e.html">http://www.columbiasouthcarolina.com/a-e.html</a>
Columbia City Ballet	<a href="http://www.columbiacityballet.com">http://www.columbiacityballet.com</a>
Riverbanks Zoo	<a href="http://www.riverbanks.org">http://www.riverbanks.org</a>
Columbia Marionette Theatre	<a href="http://www.strungout.org">http://www.strungout.org</a>
SC Philharmonic Orchestra	<a href="http://www.SCPhilharmonic.com/">http://www.SCPhilharmonic.com/</a>
Koger Center	<a href="http://www.koger.sc.edu/">http://www.koger.sc.edu/</a>
Workshop Theatre	<a href="http://www.workshoptheatre.com/">http://www.workshoptheatre.com/</a>
Trustus Theatre	<a href="http://www.trustus.org">http://www.trustus.org</a>
Longstreet Theatre	<a href="http://www.cla.sc.edu/thsp/index.html">http://www.cla.sc.edu/thsp/index.html</a>
Columbia Film Society	<a href="http://www.nickelodeon.org/FilmSociety.html">http://www.nickelodeon.org/FilmSociety.html</a>
The Palmetto Mastersingers	<a href="http://www.palmettomastersingers.org">http://www.palmettomastersingers.org</a>
Town Theatre	<a href="http://www.towntheatre.com">http://www.towntheatre.com</a>
The USC String Project	<a href="http://www.music.sc.edu/Special_Programs/StringProject/index.html">http://www.music.sc.edu/Special_Programs/StringProject/index.html</a>
Congaree Swamp National Monument	<a href="http://www.friendsofcongarree.org/">http://www.friendsofcongarree.org/</a>
Lake Murray Tourism & Recreation	<a href="http://www.lakemurraycountry.com">http://www.lakemurraycountry.com</a>
Fine Arts Center of Kershaw County	<a href="http://www.fineartscenter.org">http://www.fineartscenter.org</a>
Historic Camden	<a href="http://www.historic-camden.org">http://www.historic-camden.org</a>
5 Points Mall	<a href="http://www.5pointsmall.com">www.5pointsmall.com</a>
Chapin, SC	<a href="http://www.chapin-explorer.com/">www.chapin-explorer.com/</a>
<b>Climate</b>	
Southeast Regional Climate Center	<a href="http://water.dnr.state.sc.us/climate/sercc">http://water.dnr.state.sc.us/climate/sercc</a>
Weather	<a href="http://weather.noaa.gov/weather/SC_cc_us.html">http://weather.noaa.gov/weather/SC_cc_us.html</a>
Weather Underground	<a href="http://www.wunderground.com/US/SC/Columbia.html">http://www.wunderground.com/US/SC/Columbia.html</a>
<b>Communities</b>	
Columbia, South Carolina	<a href="http://www.columbiasc.net/">http://www.columbiasc.net/</a>
Columbia South Carolina "A to Z"	<a href="http://www.columbiasouthcarolina.com">http://www.columbiasouthcarolina.com</a>
Greater Columbia Chamber of Commerce	<a href="http://www.columbiachamber.com">http://www.columbiachamber.com</a>
Columbia Links	<a href="http://www.columbiasc.net/cofc_links.html">http://www.columbiasc.net/cofc_links.html</a>
Columbia Visitor Information	<a href="http://webbuilders.com/columbia/">http://webbuilders.com/columbia/</a>
Columbia Visitors Bureau	<a href="http://www.columbiacvb.com">http://www.columbiacvb.com</a>
West Metro Chamber of Commerce	<a href="http://westmetrochamber.com/">http://westmetrochamber.com/</a>
Batesburg-Leesville	<a href="http://www.batesburg-leesville.org">http://www.batesburg-leesville.org</a>
Chapin	<a href="http://www.chapin.com">http://www.chapin.com</a>
City of Newberry	<a href="http://www.cityofnewberry.com/">http://www.cityofnewberry.com/</a>

Camden	<a href="http://www.camden-sc.org/">http://www.camden-sc.org/</a>
Lake Murray	<a href="http://www.lakemurray.com">http://www.lakemurray.com</a>
Irmo Chamber of Commerce	<a href="http://www.irmochamber.com/">http://www.irmochamber.com/</a>
Blythewood	<a href="http://www.blythewoodnet.net">www.blythewoodnet.net</a>
Irmo	<a href="http://www.irmoexplorer.com">www.irmoexplorer.com</a>
City of Sumter	<a href="http://www.sumter-sc.com/">http://www.sumter-sc.com/</a>
Winnsboro, SC	<a href="http://www.charmingtowns.com/fairfield_county/winnsboro/">www.charmingtowns.com/fairfield_county/winnsboro/</a>
<b>County Information</b>	
Kershaw County	<a href="http://www.kershawcountysc.org">http://www.kershawcountysc.org</a>
Newberry on the Net	<a href="http://www.dcfx.com/newberry/default.htm">http://www.dcfx.com/newberry/default.htm</a>
Newberry County	<a href="http://www.newberrycounty.org">http://www.newberrycounty.org</a>
Lexington County	<a href="http://www.co.lexington.sc.us">http://www.co.lexington.sc.us</a>
Richland County	<a href="http://www.richlandonline.com/">http://www.richlandonline.com/</a>
River Alliance	<a href="http://www.riveralliance.org/">http://www.riveralliance.org/</a>
SC Municipal Association	<a href="http://masc.state.sc.us">http://masc.state.sc.us</a>
SC Association of Counties	<a href="http://www.sccounties.org">http://www.sccounties.org</a>
Lexington County Chamber of Commerce	<a href="http://www.lexingtonsc.org/">http://www.lexingtonsc.org/</a>
Calhoun County Chamber of Commerce	<a href="http://www.calhouncountychamber.com">http://www.calhouncountychamber.com</a>
Sumter Chamber of Commerce	<a href="http://www.sumterchamber.com/">http://www.sumterchamber.com/</a>
Sumter County	<a href="http://www.sumtercountysc.org/">http://www.sumtercountysc.org/</a>
Sumter Convention & Visitors Bureau	<a href="http://167.7.8.69/tourism/home.html">http://167.7.8.69/tourism/home.html</a>
Calhoun County Info	<a href="http://www.sciway.net/cnty/calhoun.html">http://www.sciway.net/cnty/calhoun.html</a>
Kershaw County Chamber of Commerce	<a href="http://www.camden-sc.org/">http://www.camden-sc.org/</a>
Newberry County Chamber of Commerce	<a href="http://www.newberrycounty.org/chamber.html">http://www.newberrycounty.org/chamber.html</a>
Information on Central SC Counties	<a href="http://www.sciway.net/cnty/">http://www.sciway.net/cnty/</a>
Fairfield County Chamber of Commerce	<a href="http://www.fairfieldchamber.org">http://www.fairfieldchamber.org</a>
<b>Dining &amp; Accommodations</b>	
Midlands Restaurants	<a href="http://www.midnet.sc.edu/entertain/">http://www.midnet.sc.edu/entertain/</a>
Columbia Restaurant Guide	<a href="http://www.metromark.net/dine.htm">http://www.metromark.net/dine.htm</a>
Columbia Hotel Guide	<a href="http://www.metromark.net/hotel.htm">http://www.metromark.net/hotel.htm</a>
5 Points Restaurants	<a href="http://www.5pointsmall.com">http://www.5pointsmall.com</a>
<b>Economic Development</b>	
SCANA Economic Development	<a href="http://www.scana.com/economic/default.htm">http://www.scana.com/economic/default.htm</a>
SC Department of Commerce	<a href="http://www.SCCommerce.com">http://www.SCCommerce.com</a>
City of Columbia Economic Development	<a href="http://www.columbiasc.net/city/city1b.htm">http://www.columbiasc.net/city/city1b.htm</a>
South Carolina Economic Developers Assoc.	<a href="http://www.sceda.org/">http://www.sceda.org/</a>
Kershaw County Economic Development	<a href="http://www.kershawcountysc.org/">http://www.kershawcountysc.org/</a>
Sumter Development Board	<a href="http://www.sumteredge.com">http://www.sumteredge.com</a>
The South Carolina Power Team	<a href="http://www.southcarolinapowerteam.com">http://www.southcarolinapowerteam.com</a>
<b>Education</b>	
Midlands Technical College	<a href="http://www.midlandstech.com">http://www.midlandstech.com</a>
Midlands Technical College Continuing Education	<a href="http://www.mtctraining.com">http://www.mtctraining.com</a> ; <a href="http://www.mtcenterforquality.com">http://www.mtcenterforquality.com</a>
SC Commission for Higher Education	<a href="http://www.che400.state.sc.us/">http://www.che400.state.sc.us/</a>

Richland School District One	<a href="http://www.richlandone.org">http://www.richlandone.org</a>
Lexington School District Five	<a href="http://www.lex5.k12.sc.us">http://www.lex5.k12.sc.us</a>
Lexington School District One	<a href="http://www.lex1.k12.state.sc.us/">http://www.lex1.k12.state.sc.us/</a>
Lexington School District Two	<a href="http://www.lex2.k12.sc.us">http://www.lex2.k12.sc.us</a>
University of South Carolina	<a href="http://www.sc.edu/">http://www.sc.edu/</a>
SC School Districts	<a href="http://www.state.sc.us/edu/district.htm">http://www.state.sc.us/edu/district.htm</a>
Richland School District Two	<a href="http://www.richland2.k12.sc.us">http://www.richland2.k12.sc.us</a>
Columbia College	<a href="http://www.columbiacollegesc.edu/">http://www.columbiacollegesc.edu/</a>
SC Department of Education	<a href="http://www.sde.state.sc.us/">http://www.sde.state.sc.us/</a>
Independent Colleges, Universities of SC	<a href="http://www.icusc.org">http://www.icusc.org</a>
Special Schools	<a href="http://www.state.sc.us/teched/specschl.htm">http://www.state.sc.us/teched/specschl.htm</a>
Newberry School District	<a href="http://www.newberry.k12.sc.us/">http://www.newberry.k12.sc.us/</a>
National Center for Education Statistics	<a href="http://nces.ed.gov/">http://nces.ed.gov/</a>
Columbia International University	<a href="http://www.ciu.edu/">http://www.ciu.edu/</a>
Benedict College	<a href="http://BCHOME.Benedict.edu">http://BCHOME.Benedict.edu</a>
Newberry College	<a href="http://www.newberry.edu/">http://www.newberry.edu/</a>
Orangeburg-Calhoun Technical College	<a href="http://199.4.164.185/">http://199.4.164.185/</a>
South Carolina State University	<a href="http://www.scsu.edu/">http://www.scsu.edu/</a>
Kershaw County School District	<a href="http://www.kershaw.k12.sc.us">http://www.kershaw.k12.sc.us</a>
Lexington County School District Three	<a href="http://www.lex3.k12.sc.us/">http://www.lex3.k12.sc.us/</a>
Lexington County School District Four	<a href="http://www.lex4.k12.sc.us/">http://www.lex4.k12.sc.us/</a>

## Healthcare

Palmetto Richland Memorial Hospital	<a href="http://www.palmettohealth.org/richland/index.html">http://www.palmettohealth.org/richland/index.html</a>
Palmetto Baptist Medical Center	<a href="http://www.palmettohealth.org/baptist/index.html">http://www.palmettohealth.org/baptist/index.html</a>
Providence Hospital	<a href="http://www.provhosp.com">http://www.provhosp.com</a>
Lexington Medical Center	<a href="http://www.lexmed.com">http://www.lexmed.com</a>
Palmetto Health Alliance	<a href="http://www.palmettohealth.org">http://www.palmettohealth.org</a>
SC Health Alliance	<a href="http://www.scha.org/">http://www.scha.org/</a>
SC Dept. of Health & Human Services	<a href="http://www.dhhs.state.sc.us/">http://www.dhhs.state.sc.us/</a>
SC Dental Association	<a href="http://www.scda.org/">http://www.scda.org/</a>
South Carolina Heart Center	<a href="http://www.scheart.com/">http://www.scheart.com/</a>
Kershaw County Medical Center	<a href="http://www.kcmc.org/">http://www.kcmc.org/</a>
Tuomey Healthcare System	<a href="http://www.tuomey.com/front.cfm">http://www.tuomey.com/front.cfm</a>

## Libraries

Lexington County Library	<a href="http://www.lex.lib.sc.us">http://www.lex.lib.sc.us</a>
Richland County Public Library	<a href="http://www.richland.lib.sc.us">http://www.richland.lib.sc.us</a>
SC State Library	<a href="http://www.state.sc.us/scsl/">http://www.state.sc.us/scsl/</a>
USC Thomas Cooper Library	<a href="http://www.sc.edu/library/tcl.html">http://www.sc.edu/library/tcl.html</a>
Columbia College Library	<a href="http://www.colacoll.edu/edenslibrary/index.html/">http://www.colacoll.edu/edenslibrary/index.html/</a>
Midlands Technical College Library	<a href="http://www.mid.tec.sc.us/library/">http://www.mid.tec.sc.us/library/</a>
Columbia International University	<a href="http://ciu.library.net/">http://ciu.library.net/</a>
Library of Congress	<a href="http://www.loc.gov/">http://www.loc.gov/</a>
Internet Public Library	<a href="http://www.ipl.org/">http://www.ipl.org/</a>

Kershaw County Library	<a href="http://www.kershaw.lib.sc.us">http://www.kershaw.lib.sc.us</a>
Fairfield County Library	<a href="http://fairfield.lib.sc.us/">http://fairfield.lib.sc.us/</a>
Calhoun County Library	<a href="http://www.calhoun.lib.sc.us/default.htm">http://www.calhoun.lib.sc.us/default.htm</a>
Newberry County Libraries	<a href="http://www.youseemore.com/Newberry/default.asp">http://www.youseemore.com/Newberry/default.asp</a>
<b>Maps</b>	
Downtown Columbia Map	<a href="http://www.sciway.net/maps/columbia.sc.maps.html">http://www.sciway.net/maps/columbia.sc.maps.html</a>
Columbia Metro Area Map	<a href="http://www.sciway.net/maps/columbia.sc.maps.html">http://www.sciway.net/maps/columbia.sc.maps.html</a>
SC Maps	<a href="http://www.sciway.net/maps/">http://www.sciway.net/maps/</a>
<b>Media</b>	
The State Newspaper	<a href="http://www.thestate.com">http://www.thestate.com</a>
Radio Stations	<a href="http://www.sciway.net/news/radio/columbia.html">http://www.sciway.net/news/radio/columbia.html</a>
SC Broadcasters Association	<a href="http://www.scba.net">http://www.scba.net</a>
South Carolina Educational Television	<a href="http://scetv.org">http://scetv.org</a>
South Carolina Press Association	<a href="http://www.scpres.org">http://www.scpres.org</a>
Columbia Metropolitan Magazine	<a href="http://www.columbiametro.com/">http://www.columbiametro.com/</a>
Free Times	<a href="http://www.free-times.com">http://www.free-times.com</a>
The Carolina Reporter	<a href="http://carolinareporter.sc.edu/">http://carolinareporter.sc.edu/</a>
The Gamecock	<a href="http://www.dailygamecock.com/">http://www.dailygamecock.com/</a>
WACH, Channel 57, FOX	<a href="http://www.wach.com">http://www.wach.com</a>
WLTX, Channel 19, CBS	<a href="http://www.wltx.com">http://www.wltx.com</a>
WOLO, Channel 25, ABC	<a href="http://www.wolo.com">http://www.wolo.com</a>
WIS, Channel 10, NBC	<a href="http://www.wistv.com">http://www.wistv.com</a>
PR Newswire	<a href="http://www.prnewswire.com/">http://www.prnewswire.com/</a>
US Newswire	<a href="http://www.usnewswire.com/topnews/current.htm">http://www.usnewswire.com/topnews/current.htm</a>
SC News & Media	<a href="http://www.sciway.net/news/">http://www.sciway.net/news/</a>
Chronicle Independent (Kershaw County)	<a href="http://www.chronicle-independent.com">http://www.chronicle-independent.com</a>
The Item	<a href="http://www.theitem.com">http://www.theitem.com</a>
<b>Military</b>	
Fort Jackson	<a href="http://www.jackson.army.mil/">http://www.jackson.army.mil/</a>
Shaw Air Force Base	<a href="http://www.shaw.af.mil/default.htm">http://www.shaw.af.mil/default.htm</a>
<b>Museums</b>	
SC State Museum	<a href="http://www.museum.state.sc.us">http://www.museum.state.sc.us</a>
SC Confederate Relic Room & Museum	<a href="http://www.state.sc.us/crr/homepage.htm">http://www.state.sc.us/crr/homepage.htm</a>
Columbia Art Museum	<a href="http://www.colmusart.org/">http://www.colmusart.org/</a>
McKissick Museum	<a href="http://www.cla.sc.edu/mcks/index.htm">http://www.cla.sc.edu/mcks/index.htm</a>
Columbia Fire Department Museum	<a href="http://www.columbiasouthcarolina.com/fire-museum.html">http://www.columbiasouthcarolina.com/fire-museum.html</a>
SC Railroad Museum	<a href="http://www.scrm.org/">http://www.scrm.org/</a>
Camden Archives and Museum	<a href="http://www.camden-sc.org/Museum.html">http://www.camden-sc.org/Museum.html</a>
Criminal Justice Hall of Fame	<a href="http://www.ColumbiaSouthCarolina.com/museums.html#Criminal">http://www.ColumbiaSouthCarolina.com/museums.html#Criminal</a>
<b>Real Estate</b>	
National Association of Home Builders	<a href="http://www.nahb.org">http://www.nahb.org</a>
Greater Columbia Association of Realtors	<a href="http://www.colarealtors.com/">http://www.colarealtors.com/</a>
HomeFinders USA	<a href="http://www.home-finders-usa.com/sc/index.htm">http://www.home-finders-usa.com/sc/index.htm</a>

Construction Statistics	<a href="http://www.census.gov/const/www/index.html">http://www.census.gov/const/www/index.html</a>
American Real Estate Directory	<a href="http://www.compumart.ab.ca/edmreal/usa.htm">http://www.compumart.ab.ca/edmreal/usa.htm</a>
National Association of Home Inspectors	<a href="http://www.nahi.org/">http://www.nahi.org/</a>
Home Builders Assoc of Greater Columbia	<a href="http://www.columbiabuilders.com/">http://www.columbiabuilders.com/</a>
SC Association of Realtors	<a href="http://www.screaltors.com">http://www.screaltors.com</a>
SC Real Estate & Relocation	<a href="http://www.sciway.net/reloc/">http://www.sciway.net/reloc/</a>
<b>Regional Resources</b>	
Central Midlands Council of Governments	<a href="http://www.centralmidlands.org">http://www.centralmidlands.org</a>
Santee Lynches Council of Governments	<a href="http://www.slkog.state.sc.us/index.html">http://www.slkog.state.sc.us/index.html</a>
Discover South Carolina	<a href="http://www.discoversouthcarolina.com">http://www.discoversouthcarolina.com</a>
<b>Relocation</b>	
ACCRA	<a href="http://www.accra.org/">http://www.accra.org/</a>
Newsbreak Relocation Journal	<a href="http://www.relojournal.com/main.htm">http://www.relojournal.com/main.htm</a>
Relocation Salary Calculator	<a href="http://www.homefair.com/homefair/calc/salcalc.html">http://www.homefair.com/homefair/calc/salcalc.html</a>
Best Places.net	<a href="http://www.bestplaces.net">http://www.bestplaces.net</a>
Cost of Living Calculator	<a href="http://www.newsengin.com/neFreeTools.nsf/">http://www.newsengin.com/neFreeTools.nsf/</a>
The Best Places To Live	<a href="http://www.money.com/money/bestplaces/">http://www.money.com/money/bestplaces/</a>
USA Relocation Network	<a href="http://www.usa-relocation.com/sc.htm">http://www.usa-relocation.com/sc.htm</a>
Carolina Relocation	<a href="http://www.carolinalive.com/">http://www.carolinalive.com/</a>
<b>Sports</b>	
SC Trail Guides	<a href="http://www.sctrails.net/Trails/INDEX.html">http://www.sctrails.net/Trails/INDEX.html</a>
Carolina Marathon	<a href="http://www.carolinamarathon.org/">http://www.carolinamarathon.org/</a>
Columbia Inferno	<a href="http://www.columbiainferno.com/">http://www.columbiainferno.com/</a>
Capital City Bombers	<a href="http://www.bomberball.com/">http://www.bomberball.com/</a>
USC Gamecocks	<a href="http://www.uscsports.com">http://www.uscsports.com</a>
SC Sports	<a href="http://www.sciway.net/sports/">http://www.sciway.net/sports/</a>
<b>State Resources</b>	
SC State Government	<a href="http://www.myscgov.com">http://www.myscgov.com</a>
SC Chamber of Commerce	<a href="http://www.sccc.org">http://www.sccc.org</a>
SC Department of Commerce	<a href="http://www.SCCommerce.com">http://www.SCCommerce.com</a>
SC General Assembly	<a href="http://www.scstatehouse.net">http://www.scstatehouse.net</a>
SC Department Public Safety	<a href="http://www.scdps.org">http://www.scdps.org</a>
SC Department of Natural Resources	<a href="http://water.dnr.state.sc.us/">http://water.dnr.state.sc.us/</a>
SC Department of Education	<a href="http://www.sde.state.sc.us/">http://www.sde.state.sc.us/</a>
SC Department of Revenue	<a href="http://www.dor.state.sc.us">http://www.dor.state.sc.us</a>
SC Department of Archives & History	<a href="http://www.state.sc.us/scdah/">http://www.state.sc.us/scdah/</a>
SC Department of Transportation	<a href="http://www.dot.state.sc.us">http://www.dot.state.sc.us</a>
SC Web Seek	<a href="http://seek.cmcog.state.sc.us">http://seek.cmcog.state.sc.us</a>
S.C. Dept. of Parks, Recreation, & Tourism	<a href="http://www.discoversouthcarolina.com">http://www.discoversouthcarolina.com</a>
SCIWay	<a href="http://www.sciway.net">http://www.sciway.net</a>
SC Municipal Association	<a href="http://www.masc.sc">http://www.masc.sc</a>
SC Association of Counties	<a href="http://www.sccounties.org">http://www.sccounties.org</a>

SC Technology Alliance	<a href="http://www.sctech.org">http://www.sctech.org</a>
Better Business Bureau of SC	<a href="http://www.columbia.bbb.org">http://www.columbia.bbb.org</a>
The Carolina Information Site	<a href="http://www.carolinainliving.com">http://www.carolinainliving.com</a>
SC Office of Research & Statistics	<a href="http://www.ors.state.sc.us/">http://www.ors.state.sc.us/</a>
SC Police Chiefs Association	<a href="http://www.scpca.org/">http://www.scpca.org/</a>
Governor's Office	<a href="http://www.scgovernor.com/index.asp">http://www.scgovernor.com/index.asp</a>
Supreme Court	<a href="http://www.judicial.state.sc.us/supreme/index.cfm">http://www.judicial.state.sc.us/supreme/index.cfm</a>
S.C. Election Commission	<a href="http://www.state.sc.us/scsec/">http://www.state.sc.us/scsec/</a>
S.C. Emergency Preparedness Division	<a href="http://www.scemd.org">http://www.scemd.org</a>
S.C. Dept of Health & Environmental Control	<a href="http://www.scdhec.net/">http://www.scdhec.net/</a>
State Phone Directory	<a href="http://www.webprod.cio.sc.gov/DirectWeb/searchMenu.do">http://www.webprod.cio.sc.gov/DirectWeb/searchMenu.do</a>
S.C. Employment Security Commission	<a href="http://www.sces.org">http://www.sces.org</a>
S.C. Labor Market Information	<a href="http://www.sces.org/lmi/index.asp">http://www.sces.org/lmi/index.asp</a>

### Transportation

Central Midlands Regional Transit Authority	<a href="http://www.gocmrta.com/">http://www.gocmrta.com/</a>
Columbia Metropolitan Airport	<a href="http://www.columbiasouthcarolina.com/airport.html">http://www.columbiasouthcarolina.com/airport.html</a>
Owens Field Downtown Airport	<a href="http://www.columbiasouthcarolina.com/owens.html">http://www.columbiasouthcarolina.com/owens.html</a>
SC Department of Transportation	<a href="http://www.dot.state.sc.us">http://www.dot.state.sc.us</a>
US Dept. of Transportation	<a href="http://www.bts.gov/">http://www.bts.gov/</a>
Federal Highway Administration	<a href="http://www.fhwa.dot.gov/index.html">http://www.fhwa.dot.gov/index.html</a>
Association of American Railroads	<a href="http://www.aar.org">http://www.aar.org</a>

### United States Resources

US Census Bureau	<a href="http://www.census.gov">http://www.census.gov</a>
US Department of Commerce	<a href="http://www.doc.gov">http://www.doc.gov</a>
Government Information Sharing Project	<a href="http://govinfo.kerr.orst.edu/">http://govinfo.kerr.orst.edu/</a>
Bureau of Labor Statistics	<a href="http://www.bls.gov/data/">http://www.bls.gov/data/</a>
Bureau of Economic Analysis	<a href="http://www.bea.doc.gov/">http://www.bea.doc.gov/</a>
Federal Reserve Economic Data	<a href="http://www.research.stlouisfed.org/fred/">http://www.research.stlouisfed.org/fred/</a>
US Department of Agriculture	<a href="http://www.usda.gov">http://www.usda.gov</a>
Fedstats	<a href="http://www.fedstats.gov/">http://www.fedstats.gov/</a>
Econdata.net	<a href="http://www.econdata.net">http://www.econdata.net</a>
Fedworld Information Network	<a href="http://fedworld.gov/">http://fedworld.gov/</a>

## **APPENDIX B**

### **Regional Priorities**

## ANNOTATION OF PROJECTS OF THE FAIRFIELD COUNTY PRIORITY LIST FOR 2007-2008

**Note: all projects on the list are considered top priority.**

### Airport Improvements

1. Construction of additional hangars at the Winnsboro Airport to create an airpark to increase commerce. There are three (10) planned new hangars. In addition, a 500' extension of the runway is proposed.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Fairfield County	\$5.0 million
Addressed in Plan: Airport Master Plan being created	
Source of Funds: EDA and local	
When Begun: 2003	

### Transportation Improvements

2. Widening and upgrading of Peach Road from Ridgeway to I-77.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Fairfield County	\$3.0 Million
Addressed in Plan: Potential for Industrial Development near I-77 and Peach Road, Fairfield County, S. C.	
Source of Funds: U. S. Department of Transportation and State of S. C.	
When Begun: 2006	

### Sewer Facilities

3. The expansion of treatment capacity of the Ridgeway wastewater treatment plant is critical if the Ridgeway area is to accommodate commercial and industrial growth. This project will have to be accompanied by a leak-proofing of old sewer lines in the town to reduce high levels of infiltration and inflow that are overburdening the Ridgeway facility. In 1989 the Economic Development Administration funded a mini-technical assistance investigation of the sewer needs of Ridgeway and confirmed that a plant expansion is necessary as well as I/I control.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Town of Ridgeway	\$1.0 million
Addressed in Plan: Ridgeway Land Development Plan and Mini-TA study of the sewer needs of Ridgeway	
Source of Funds: State of S. C. Infrastructure Revolving Loan Fund and local funds	
When Begun: 2006	

### Water Facilities

4. Installation of a 16" raw water transmission line from the Winnsboro reservoir to parallel an existing 16" raw water transmission line to the water filtration plant in Winnsboro. The town will then have the water supply to eventually expand its daily treatment output to 8 million gallons. With this volume the Town will be able to serve the various sectors of the county with water. Ridgeway will be able to purchase additional water if it desires. Jenkinsville, Mid-County and the Mitford Water Companies in the western, central and northeastern areas of the county will have available additional sources of affordable water. They will not have to rely on wells or out-of-county sources. In addition, the Town would further extend a transmission line in order to

bring water from the Broad River back to Winnsboro. This extension would provide an additional source of water.

<p><u>Primary Applicant</u> Town of Winnsboro Addressed in Plan: Town Long Range Capital Improvements Plan Source of Funds: EDA, Rural Development of the USDA, and local funds When Begun: 2006</p>	<p><u>Estimated Cost</u> \$4.0 Million</p>
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**Housing**

5. The improvement of existing housing stock and the expansion of housing opportunities is of great interest to Fairfield County. The critical need in the county is for very low interest mortgage money for first time home buyers but even more for grants to rehab housing for the Low and Moderate Income. Moreover, the addition of indoor bathroom facilities for LMI occupied structures in western Fairfield County will promote economic activity by improving the attractiveness of that area of the county. Improving housing will encourage young citizens to develop educational skills and make them more able to find employment both inside and outside the county. The condition of housing is directly related to economic development because of the visual impact it has on prospective industrial clients investigating Fairfield County. It also affects the educability of the youth who learn better in standard condition housing. Use of the HOME program from HUD will help with scattered site rehabilitation in Fairfield County’s rural areas. Livable communities and weatherization programs from HUD should also be used.

<p><u>Primary Applicant</u> Fairfield County Addressed in Plan: Fairfield County Comprehensive Plan Source of Funds: CDBG rehab programs, State Housing Authority mortgage programs and state weatherization programs When Begun: Various rehab programs already underway and mortgage assistance now offered from S. C. Housing Finance and Development Authority</p>	<p><u>Estimated Cost</u> \$2.5 Million</p>
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**Industrial Park Development**

6. Industrial site development and improvement is directed toward the development of industrial sites on the fringe of the county as well as near Winnsboro. Most truly marketable industrial sites in Fairfield County are in the Winnsboro area because that is where access, and water and sewer are best. Sites will be developed near the SC 200/I-77 interchange because of the county’s involvement in the funding of a sewer line from Great Falls to the interchange near Mitford. Development of additional industrial sites away from Winnsboro can best be achieved by extending water and sewer to interchanges along I-77.

<p><u>Primary Applicant</u> Winnsboro and Fairfield County Addressed in Plan: Fairfield County Comprehensive Plan and Industrial Sites Survey of I-77 Source of Funds: EDA, CDBG and local funds When Begun: 2008</p>	<p><u>Estimated Cost</u> \$3.5 Million</p>
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**Sewer Facilities**

7. Development of a 500,000 gallon per day wastewater treatment plant in western Fairfield County near Jenkinsville would help maximize the demand for electricity purchases directly from the V.C. Summer nuclear station. There is no public or private sewer system in the western

portion of the county and the development of such capacity would promote industrial development there. This project is of long term interest to Fairfield County which has a long standing policy interest in developing the economy and living conditions for LMI persons outside the Winnsboro urbanized area.

<p><u>Primary Applicant</u> Fairfield County Addressed in Plan: Fairfield County Comprehensive Plan and plans of the Jenkinsville Water Company When Begun: 2008</p>	<p><u>Estimated Cost</u> \$4.0 Million</p>
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**Water Facilities**

8. The installation of fire hydrants along a five mile section of SC 34 from the Town of Ridgeway to Ridgeway Mining has been a low cost item of interest to the Town of Ridgeway ever since the mining operation paid to install the line from Ridgeway east to its operations on SC 34 in 1989. The fire hydrants would improve the attractiveness of the land along with arterial road for commercial and industrial development and help implement the recommendations of the Fairfield County Land Development Plan.

<p><u>Primary Applicant</u> Town of Ridgeway Addressed in Plan: Ridgeway Comprehensive Plan Source of Funds: Office of Local Government, S. C. Budget &amp; Control Board, local When Begun: 2007</p>	<p><u>Estimated Cost</u> \$500,000</p>
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**Industrial Park Development**

9. Development of a 250 acre Industrial Park at the corner of Cook Road and Peach Road

<p><u>Primary Applicant</u> Fairfield County Addressed in Plan: Fairfield County Comprehensive Plan Source of Funds: CDBG, EDA, and local funds When Begun: 2007</p>	<p><u>Estimated Cost</u> \$2.5 Million</p>
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**Sewer Facilities**

10. Development of wastewater treatment facilities, water lines and gas lines to serve proposed industrial development and expansion in the Cook Road and Peach Road area.

<p><u>Primary Applicant</u> Town of Winnsboro Addressed in Plan: Town of Winnsboro long range capital improvements plans Source of Funds: CDBG, EDA, and local funds When Begun: 2007</p>	<p><u>Estimated Cost</u> \$5.0 Million</p>
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**Sewer Facilities**

11. Provide sewer for Mitford residential section of Fairfield County due to bad soil conditions and imminent health hazard.

<u>Primary Applicant</u> Fairfield County Addressed in Plan: Source of Funds: CDBG, EDA and local funds When Begun: 2007	<u>Estimated Cost</u> \$5.0 Million
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### **Industrial Park Development**

12. Development of a 405 acre property near the corner of Cook Road and Peach Road. This property is contiguous to the property described in Item 11 above.

<u>Primary Applicant</u> Fairfield County Addressed in Plan: Fairfield County Strategic Plan Source of Funds: CDBG, EDA, local funds When Begun: 2008	<u>Estimated Cost</u> \$3.0 million
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### **Technology/Enterprise Campus Facility and Infrastructure Development**

13. The Midlands Technical College Enterprise Campus has been established to attract facilities dedicated to second-tier incubation, research commercialization and public-private development of 100 acres of college property in Northeast Richland County. The college, through the MTC Enterprise Campus Authority, proposes the initial development of a 32,000 square foot multi-purpose building containing four 5,000 square foot bays with water, compressed air, electronic multi-power, and computer drops, along with classrooms, five offices, storage areas, restrooms and a lobby. Infrastructure improvements for the entire 100 acres include development of water, sewer, storm drainage, streets and utility support, including connectivity to the college's phone and intranet.

<u>Primary Applicant</u> Midlands Technical College Addressed in Plan: Midlands Technical College Master Plan Source of Funds: EDA, local funds When Begun: 2004	<u>Estimated Cost</u> \$6.5 Million
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### **Healthcare Facility**

14. Construction of a primary healthcare facility to serve western Fairfield County, an area that is currently underserved. A location has been proposed.

<u>Primary Applicant</u> Fairfield County Addressed in Plan: Source of Funds: Federal, local funds When Begun: 2006	<u>Estimated Cost</u> \$1.0 Million
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### **Technology/Enterprise Campus Facility and Infrastructure Development**

15. The Midlands Technical College proposes the construction of a 68,000 SF engineering technology and general purpose classroom facility at their Northeast Richland County Technology Campus. The facility will allow MTC to expand their engineering technology program.

<p><u>Primary Applicant</u>          Midlands Technical College          Addressed in Plan: Midlands Technical College Master Plan          Source of Funds: EDA, bonds, local cash          When Begun: 2008</p>	<p><u>Estimated Cost</u>          \$19.0 million</p>
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**Water Facilities**

16. Installation of the first phase of water facilities to serve development in the Mitford area of the County. Initial installation of water lines will provide water service to the new Carolina Adventure World ATV park. A second phase of water lines is proposed for installation along Camp Welfare Road to the White Oak exit at I-77.

<p><u>Primary Applicant</u>          Mitford Water &amp; Sewer District          Addressed in Plan:          Source of Funds: CDBG, EDA, USDA RD, other local funds          When Begun: 2006</p>	<p><u>Estimated Cost</u>          \$2.0 million</p>
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**Sewer Facilities**

17. Upgrade and expansion of wastewater treatment capacity at the Town of Winnsboro’s existing wastewater treatment facility in support of industrial and commercial development in the area.

<p><u>Primary Applicant</u>          Town of Winnsboro          Addressed in Plan: Town Long Range Capital Improvements Plan          Source of Funds: EDA, USDA RD, local funds          When Begun: 2007</p>	<p><u>Estimated Cost</u>          \$3.0 million</p>
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**Workforce Training Center**

18. Expansion or development of a building to house a workforce training facility to serve Fairfield County. The facility would include the presence of Midlands Technical College and provide core courses as well as training that meets the needs of business and industry.

<p><u>Primary Applicant</u>          Fairfield County          Addressed in Plan: Fairfield County CDBG Needs Assessment          Source of Funds: EDA, CDBG, other local funding          When Begun: 2007</p>	<p><u>Estimated Cost</u>          \$2.0 million</p>
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**TOTAL      \$72.5 Million**

**This priority list was developed and approved by the Fairfield County CEDS Priority Setting Committee.**

## ANNOTATION OF PROJECTS ON THE LEXINGTON COUNTY PRIORITY LIST FOR 2007-2008

### Water Facilities

1. Linking of the Batesburg-Leesville water system with that of the Gilbert-Summit Water District via a 12" main extending east along US 1 to Lewie Road. Batesburg-Leesville has surplus water filtration capacity that can meet the needs of the Gilbert-Summit area.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Town of Batesburg-Leesville/ Gilbert-Summit Water District	\$650,000
Addressed in Plan: Short range capital improvements plans of the town and the water district	
Source of Funds: EDA, CDBG, Rural Development of USDA and local funds	
When Begun: 2003	

### Industrial Park Facilities

2. Development of a new industrial park in the US 321 Corridor to include water and sewer, storm drainage, and miscellaneous improvements to attract manufacturers and businesses to industry poor Lexington School District 4.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Lexington County	\$3.0 million
Addressed in Plan: Lexington County economic development plans	
Source of Funds: EDA, CDBG, Office of Local Gov. of State Budget and Control Board and local funds	
When Begun: 2004	

### Water and Sewer Facilities

3. Improve the water and sewer capacity in Chapin area through expansion of sewer treatment plant and new booster pumps for water system.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Town of Chapin and City of Columbia	\$1.5 million
Addressed in Plan: Long range capital improvements of the town	
Source of Funds: EDA, CDBG, State Infrastructure Revolving Loan fund and local funds	
When Begun: 2005	

### Business/Industrial Park Facilities

4. Development of a new business/industrial park near Chapin probably with access near the SC 48/I-26 interchange to include water and sewer, storm drainage, and miscellaneous improvements.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Town of Chapin/Lexington County/Richland County	\$3.0 million
Addressed in Plan: Lexington County economic development plans	
Source of Funds: EDA, CDBG, Office of Local Government of the S. C. Budget and Control Board and local funds	
When Begun: 2004	

**Industrial Park Facilities**

5. Development of a 147 acre industrial park in concert with Lexington County at the intersection of U. S. 1 and Highway 23 at the eastern end of Batesburg-Leesville. Site design work is underway. Water is already available, but roads, drainage improvements, and sewer need to be supplied. Plans have been prepared by the project engineer.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Town of Batesburg-Leesville	\$2.0 million
Addressed in Plan: Town Comprehensive Plan and short range economic development plans	
Source of Funds: EDA, CDBG, Office of Local Government of the S. C. Budget and Control Board and local funds	
When Begun: 2002	

**Sewer Facilities**

6. Expand treatment capacity of the Cayce Wastewater Treatment Plant on New State Road in Cayce from 9.5 MGD to 25 MGD to handle additional waste loads from the Swansea, Lexington, Pine Ridge and South Congaree areas of Lexington County. Final design of project is nearly complete.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
City of Cayce	\$68.3 million
Addressed in Plan: City capital improvements plans and the long range plan of the S. C. Budget and Control Board, Division of Regional Development	
Source of Funds: State bond funds through the DRD of the S. C. Budget and Control Board, bonded debt, capacity fees and local funds	
When Begun: 2007	

**Water Facilities**

7. To provide for adequate water storage in the Town of Lexington activities will include one new transmission line from the West Columbia Lake Murray Water Filtration Plant to the Hite Water Tank and one new transmission line from the Hite Water Tank to a new 1.0 million gallon elevated storage tank.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Town of Lexington	\$4.2 million
Addressed in Plan: Short range capital improvement plan of the town	
Source of Funds: EDA, State Infrastructure Revolving Loan funds and local funds	
When Begun: 2003	

**Water Facilities**

8. Expansion of Lake Murray water filtration plant from 13.5 MGD to 22.5 MGD. Expansion needed to supply the growing water demand for Lexington County Water and Sewer Commission, Town of Lexington and areas supplied by the City of West Columbia.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
City of West Columbia	\$6.2 million
Addressed in Plan:	
Source of Funds: Local funds, state infrastructure funds, Office of Local Government Budget and Control Board	
When Begun: 2004	

**Industrial Park Facilities**

9. Begin planning and development of a new industrial park in the I-20 corridor.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Lexington County	\$13.0 million
Addressed in Plan: Lexington County economic development plans; Consolidated Plan for Lexington County	
Source of Funds: EDA, CDBG, State Budget & Control Board Office of Local Gov and local funds	
When Begun: 2006	

**Water System Improvements**

10. Improve transport/delivery of water to the intersection of Calks Ferry Road and Highway 1. The proposed improvements would include over 50,000 LF of water main extension, a booster pump station and storage tank. This activity is currently in the planning stages. A PER has been done.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Lexington County Joint Municipal Water and Sewer Commission	\$6.3 million
Addressed in Plan: Water and Sewer Commission Capital Improvement Plans	
Source of Funds: EDA, Joint Municipal Water and Sewer Commission, local funds, state infrastructure funds	
When Begun: 2006	

**Water and Sewer Facilities**

11. Expand water and sewer in South Congaree and Pine Ridge to implement the recommendations of an EDA mini-technical assistance study on the topic. The towns plan the extension of water and sewer via 12” mains from US 321 west along Pine Ridge Drive.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
City of Cayce	\$9.3 million
Addressed in Plan: Long range capital improvement plans of the two towns and Cayce	
Source of Funds: EDA, State Infrastructure Revolving Loan Funds, CDBG and local Funds	
When Begun:	

**Technology/Enterprise Campus Facility and Infrastructure Development**

12. The Midlands Technical College Enterprise Campus has been established to attract facilities dedicated to second-tier incubation, research commercialization and public-private development of 100 acres of college property in Northeast Richland County. The college, through the MTC Enterprise Campus Authority, proposes the initial development of a 32,000 square foot multi-purpose building containing four 5,000 square foot bays with water, compressed air, electronic multi-power, and computer drops, along with classrooms, five offices, storage areas, restrooms and a lobby. Infrastructure improvements for the entire 100 acres include development of water, sewer, storm drainage, streets and utility support, including connectivity to the college’s phone and intranet.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Midlands Technical College	\$6.5 million
Addressed in Plan: Midlands Technical College Master Plan	
Source of Funds: EDA and local	
When Begun: 2006	

**Sewer Facilities**

13. Extension of sewer service to the Lexington County – Pelion Airport from the Lexington County Joint Municipal Water and Sewer Commission’s existing sanitary sewer system. Provision of sewer service to the area would make it more attractive to industries locating in the area. A Preliminary Engineering Report has been completed.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Lexington County Joint Municipal Water and Sewer Commission	\$3.2 million
Addressed in Plan:	
Source of Funds: EDA, Joint Municipal Water and Sewer Commission, local funds	
When Begun: 2006	

**Technology/Enterprise Campus Facility and Infrastructure Development**

14. The Midlands Technical College proposes the construction of a 68,000 SF engineering technology and general purpose classroom facility at their Northeast Richland County Technology Campus. The facility will allow MTC to expand their engineering technology program.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Midlands Technical College	\$19.0 million
Addressed in Plan: Midlands Technical College Master Plan	
Source of Funds: EDA, bonds, local cash	
When Begun: 2008	

**Industrial Park Facilities**

15. Development of approximately 500 acres for a new industrial park in the I-26 corridor to include water, sewer, storm drainage, and other infrastructure.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Lexington County	\$6.0 million
Addressed in Plan: Lexington County economic development plans	
Source of Funds: EDA, CDBG, State Budget & Control Board Office of Local Gov and local funds	
When Begun: 2006	

**TOTAL            \$152.15 million**

**All projects are listed in priority order by the Lexington County CEDS Priority Setting Committee.**

## ANNOTATION OF PROJECTS ON THE NEWBERRY COUNTY PRIORITY LIST FOR 2007-2008

All projects are priority #1 to the CEDS Priority Setting Committee.

### Industrial Park Development

1. Develop an industrial park in the City of Newberry to promote employment and add to tax base. Project includes development of water, sewer, storm drainage, streets and utility support infrastructure including high-speed data transmitting ability.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
City of Newberry/Newberry County	\$2.0 million
Addressed in Plan: Long range capital improvement plans of the city	
Source of Funds: EDA, CDBG, State of South Carolina and local funds	
When Begun: 2003	

### Sewer Facilities

2. Construct Phases II and III of the Cannon's Creek Regional Wastewater Treatment System. This will increase treatment capacity to treat 2.0 MGD, include the construction of an outfall to Broad River, additional collector lines, pump stations, and force mains to provide service to the I-26 interchanges with SC 121 and SC 219.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Newberry County Water & Sewer Authority	\$6.5 million
Addressed in Plan: Long range capital improvement plans of the Authority	
Source of Funds: State Infrastructure Revolving Loan Fund and local funds	
When Begun: 2007	

### Water Facilities

3. Expansion of the Whitmire water filtration plant from 1.0 mgd to 1.5 mgd.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Town of Whitmire	\$2.5 million
Addressed in Plan: Long range capital improvement plans for the town	
Source of Funds: Penny sales tax funds of the county, EDA funds and local funds	
When Begun: 2004	

### Sewer Facilities

4. Complete sewer service along US 76 from Newberry to Prosperity with three elements:
  - a. 6,000 L. F. of gravity sewer
  - b. 4,000 L. F. of 4 and 6 inch force main
  - c. 1 pump station

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Newberry County Water & Sewer Authority	\$650,000
Addressed in Plan: Long range capital improvement plans of the Authority	
Source of Funds: CDBG funds, EDA and local funds	
When Begun: 2004	

**Sewer Facilities**

5. Replace existing north outfall sewer line from Quincy's from US 76 southeast along Scott's Creek to SC 34.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
City of Newberry	\$3.2 million
Addressed in Plan: Long range capital improvement plans of the city	
Source of Funds: EDA, CDBG and local funds	
When Begun: 2004	

**Storm Drainage Facilities**

6. Develop and implement a plan to address major storm drainage problems located within the "A" flood zones as identified on the Flood Insurance Rate Maps published by the Federal Insurance Administration. Most of these high priority problem areas will be located in the densely populated areas of the county.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
City of Newberry, Newberry County & all municipalities	\$3.0 million
Addressed in Plan: Comprehensive Plan for Newberry County and its municipalities	
Source of Funds: Local funds and USDA	
When Begun: 2005	

**Water Facilities**

7. Install a 12" water line along SC Hwy 219 and U.S. Hwy 176 from the intersection of SC Hwy 219 and Halfacre Rd to the intersection of US Hwy 176 and Garmany Elementary School. Also, install a 12" water line along SC Hwy 202 from the intersection of Four Oaks Rd to the intersection of US Hwy 176.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Newberry County Water & Sewer Authority	\$2.2 million
Addressed in Plan: Long range capital improvement plans of the Authority	
Source of Funds: EDA, CDBG and local funds	
When Begun: 2004	

**Water Facilities**

8. Install a 500,000 gallon elevated water storage tank to serve future industrial growth near the intersection of I-26 and SC Hwy 773.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Newberry County Water and Sewer Authority	\$1.5 million
Addressed in Plan: Long range capital improvement plans of the Authority	
Source of Funds: Rural Development within USDA, CDBG and Office of Local Government	
When Begun: 2004	

**Fire Protection Water Facilities**

9. Provide a 500,000 gallon water storage tank in the Jalapa area to support commercial, industrial, residential growth and enhanced fire protection for the area encompassing Jalapa and I-26.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Newberry Co. Water and Sewer Authority	\$1.5 million
Addressed in Plan: Long range capital improvement plans of the Authority	
Source of Funds: CDBG, USDA RD, local funds	
When Begun: 2007	

**Water Facilities**

10. Expand Lake Murray Water treatment plant from 1 MGD to 3 MGD to meet industrial and commercial growth at all I-26 interchanges and residential growth at Lake Murray.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Newberry County Water & Sewer Authority	\$3.0 million
Addressed in Plan: Long range capital improvement plans of the Authority	
Source of Funds: Local Revenue Bond	
When Begun: 2007	

**Sewer Facilities**

11. Upgrade of existing components of the Newberry City wastewater treatment plant and expansion to handle a capacity of 4.8 million gallons per day to include the addition of a belt press, a digester and a sludge disposal facility to further process the sludge to meet EPA requirements.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
City of Newberry	\$7.5 million
Addressed in Plan: Long range capital improvement plans of the City	
Source of Funds: City bonded debt, other local funds, one cent local option sales tax	
When Begun: 2005	

**Sewer Facilities**

12. Construct a new outfall sewer line to parallel Newberry's South Outfall sewer line from US 76 to the Bush River Treatment Plant.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
City of Newberry	\$2.4 million
Addressed In Plan: Long range capital improvement plans of the city	
Source of Funds: City bonded debt and other local funds	
When Begun: 2005	

**Water Facilities**

13. Install a .5 MG elevated water tank near Little Mountain and a 12" water line from the intersection of Wheeland Rd and Macedonia Church Rd to the Town of Little Mountain. This project will serve future industrial growth on US Hwy 76, US Hwy 176 and the SC Hwy 202 interchange of I-26.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Newberry County Water and Sewer Authority	\$3.2 million
Addressed in Plan: Long range capital improvement plans of the Authority	
Source of Funds: EDA, CDBG and local funds	
When Begun: 2007	

**Water Facilities**

14. Provision of a 500,000 gallon elevated tank to the Triangle area between SC 34, SC 219 and I-26 east of Newberry.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
City of Newberry	\$1.0 million
Addressed in Plan: S. C. Infrastructure Capital Investment Plan and Long Range Capital Improvement Plan	
Source of Funds: State Office of Local Gov. funds as well as CDBG funds and local funds	
When Begun: 2005	

**Water and Sewer Facilities**

15. Rehabilitate old water and sewer lines in the City of Newberry, some of which are more than 80 years old. The sewer system serving commercial and industrial operations in Newberry needs slip lining (possibly with Institutform technology), and in some cases, replacement to stabilize lines that have been seriously deteriorated and experiencing excessive inflow and infiltration. I and I is absorbing treatment capacity of the city's new treatment plant on Bush River and will help speed the necessity for the plant expansion earlier recommended to 6.4 million gallons per day.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
City of Newberry	\$2.6 million
Addressed in Plan: Long range capital improvement plans of the City	
Source of Funds: CDBG, Local funds and bonded debt if needed	
When Begun: 2005	

**Sewer Facilities**

16. Install an 8" sewer main along Bypass 34 from Nance Street to SC 121 to serve potential industrial sites.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
City of Newberry	\$800,000
Addressed in Plan: Long range capital improvement plans of the city	
Source of Funds: EDA, CDBG and local funds	
When Begun: 2005	

**Water Facilities**

17. Construct a new 5 million gallon clearwell at the city's water filtration plant on SC 121 near the Saluda River to supplement the existing 2.5 million gallon clearwell at the plant.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
City of Newberry	\$2.5 million
Addressed in Plan: Long range capital improvement plans of the city	
Source of Funds: Bonded debt and other local funds	
When Begun: 2005	

**Water Facilities**

18. Expand the treatment of the Newberry Water Filtration Plant on the Saluda River to treat another 2.7 mgd. An elevated storage tank may be needed as part of this service expansion. This will meet expanding needs of Saluda County and the Town of Saluda.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
City of Newberry	\$3.0 million
Addressed in Plan: Long range capital improvement plans of the Authority	
Source of Funds: Local debt and bonded debt of the city	
When Begun: 2007	

**Industrial Park Facilities**

19. Development of approximately 465 acres along the I-26 and Hwy 773 corridor as an industrial park. Improvements will include water, sewer, storm drainage, streets and utilities.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Newberry County	\$8.5 million
Addressed in Plan: Park Master Plan	
Source of Funds: CDBG, EDA, State Budget & Control Board Local Government funds	
When Begun: 2004	

**TOTAL      \$57.55 million**

**All projects are priority #1 to the CEDS Priority Setting Committee. Numbering is not indicative of priority.**

## ANNOTATION OF PROJECTS ON THE RICHLAND COUNTY PRIORITY LIST FOR 2007-2008

### Mass Transit

1. The Central Midlands Regional Transit Authority (CMRTA) has been formally established by Lexington County, the City of Columbia, Richland County and 12 municipalities located within the two counties. The CMRTA assumed public ownership and responsibility for public transit services in the Columbia metropolitan area on October 16, 2002. The CMRTA and CCMCOG have long range plans (10 year) to develop an intermodal transportation center for linking passenger rail services, local bus service, airport shuttle services, taxis, and intercity bus services. The CCMCOG will take the lead on a feasibility study for the intermodal transportation center.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Central Midlands Regional Transit Authority	\$12 million
Addressed in Plan: Richland County Transportation Study, COATS Long Range Transportation Plan	
Source of Funds: Federal Transit Administration, SCDOT and local funds	
When Begun: The site search/selection process for the Maintenance/Operations facility project began in early 2002 and is still underway.	

### Water and Sewer Facilities

2. Extension of water and sewer service in Richland County in concert with the recommendations of the Imagine Richland County 2020 Comprehensive Plan adopted by the Richland County Council and with the Central Midlands Water Quality Management Plan.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Richland County	\$5 million
Addressed in Plan: Imagine Richland County 2020 Plan and Regional Water Quality Plan	
Source of Funds: EDA, CDBG, State Infrastructure	
When Begun: 2007	

### Commercial Revitalization

3. Commercial business revitalization efforts in Columbia to include public works, business lending, etc., as part of a general project to assist Columbia in its efforts to gain grants and other funding to implement a number of neighborhood plans that call for a variety of physical improvements as well as lending to businesses through the Title IX revolving loan program.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
City of Columbia	\$ 1 million
Addressed in Plan: Community Development Plans for the City of Columbia	
Source of Funds: EDA and HUD	
When Begun: 2000	

### Technology/Industrial Park Facility

4. Development of a new Technology/Industrial Park in Richland County by the City of Columbia. Project includes development of water, sewer, storm drainage, streets and utility support infrastructure including high-speed data transmitting capability. The infrastructure will be designed to attract technology related companies.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
City of Columbia and Richland County	\$10 million
Addressed in Plan: City of Columbia Comprehensive Plan	
Source of Funds: City of Columbia, Richland County, State of South Carolina, EDA, and others	
When Begin: 2008	

### Commercial Corridor Improvements

5. Infrastructure improvements on commercial corridors in the City of Columbia which will enhance the appearance and ability of these areas to attract and retain viable businesses as well as strengthen the desirability of the adjacent residential areas.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
City of Columbia & Richland County	\$ 64 million
Addressed in the Plan: City of Columbia Comprehensive Plan and Sumter-Columbia Empowerment Zone (SCEZ Bonds) Plan-Corridor Improvement for Main Street, Lady Street, North Main Street, Harden Street, Two Notch Road, Rosewood Drive and other commercial corridors; Transportation Improvement Plan for the COATS area	
Source of Funds: USDOT-TEA-21 Transportation Enhancement Program, TIF, EDA, SCEZ Bonds, FHLB, HUD, other federal and local funds	
When begun: 2000	

### Storm Drainage Facilities

6. Storm drainage improvements throughout Richland County and the City of Columbia that are in accord with the regional storm drainage plans prepared by CMCOG as well as a localized plan developed by local governments.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Richland County & various municipalities	\$15 million
Addressed in Plan: City and County Storm Water Improvements Plan	
Source of Funds: Storm Water Enterprise Funds of the City and County	
When Begun: 2003	

### Commercial/Industrial Development

7. Infrastructure improvements in conjunction with commercial/industrial development projects designed to assist in implementing the City's Comprehensive and/or the Sumter-Columbia Empowerment Zone (SCEZ) Plan.

<u>Primary Applicant</u>	<u>Estimate Cost</u>
City of Columbia	\$25 million
Addressed in Plan: City of Columbia Comprehensive Plan and the Sumter-Columbia Empowerment Zone Plan	
Source of Funds: TEA-21 funds, TIF, EDA, SCEZ Bonds, FHLB, HUD, other federal and local funds	
When begun: 2001	

### Commercial Revitalization

8. Commercial business revitalization efforts in the Decker Boulevard Corridor and Ridgewood community. Activities will include physical improvements, major marketing efforts, efforts to retain viable businesses as well as strengthen the desirability of the adjacent residential area.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Richland County	\$5 million
Addressed in Plan:	
Source of Funds: CDBG, EDA, other federal and local funds	
When begun: 2005	

### Sewer Facilities

9. Construction of a wastewater treatment plant and system in the Lower Richland area in order to provide wastewater treatment and sewer lines to the Hopkins area. These improvements will serve residential customers as well as an elementary and middle school and an adult care facility. A planning study to develop cost estimates is nearly complete.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Richland County	\$14 million
Addressed in Plan:	
Source of Funds: CDBG, USDA other federal and local funds	
When begun: 2007	

### Water and Sewer Facilities

10. Installation of public water and sewer facilities in the Booker Heights community in order to provide an increased quality of life for residents in this community.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Richland County	\$1.1 million
Addressed in Plan: Richland County CDBG Consolidated Plan	
Source of Funds: CDBG, Richland County	
When begun: 2006	

### Technology/Enterprise Campus Facility and Infrastructure Development

11. The Midlands Technical College Enterprise Campus has been established to attract facilities dedicated to second-tier incubation, research commercialization and public-private development of 100 acres of college property in Northeast Richland County. The college, through the MTC Enterprise Campus Authority, proposes the initial development of a 32,000 square foot multi-purpose building containing four 5,000 square foot bays with water, compressed air, electronic multi-power, and computer drops, along with classrooms, five offices, storage areas, restrooms and a lobby. Infrastructure improvements for the entire 100 acres include development of water, sewer, storm drainage, streets and utility support, including connectivity to the college's phone and intranet.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Midlands Technical College	\$6.5 million
Addressed in Plan: Midlands Technical College Master Plan	
Source of Funds: EDA, local funds	
When Begun: 2004	

**Water Facilities**

12. The City of Columbia proposes extension of water service to serve the Blythewood area of Richland County. Engineering and design work has been underway and is projected for completion during 2004.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
City of Columbia	
Addressed in Plan: City of Columbia Capital Improvements Plan	
Source of Funds: Local funds	
When Begun: 2004	

**Neighborhood/Community Master Planning**

13. Master plans will be completed for ten identified focal areas in the County. The plans will detail specific recommendations about how to use and develop land and will include measurable and fundable improvement projects. Areas/communities to be addressed include: Lower Richland Boulevard/Garners Ferry Road; Broad River Heights/Riverview Terrace/Village at Rivers Edge; Decker Boulevard/Woodfield Park; Crane Creek Community; Trenholm Acres; Candlewood; Piney Grove/St. Andrews; Dutch Square/Lower Broad River; Spring Hill; Olympia and Hopkins.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Richland County	\$650,000
Addressed in Plan:	
Source of Funds: Richland County, local funds	
When begun: 2005/2006	

**Technology/Enterprise Campus Facility and Infrastructure Development**

14. The Midlands Technical College proposes the construction of a 68,000 SF engineering technology and general purpose classroom facility at their Northeast Richland County Technology Campus. The facility will allow MTC to expand their engineering technology program.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
Midlands Technical College	\$19.0 million
Addressed in Plan: Midlands Technical College Master Plan	
Source of Funds: EDA, bonds, local cash	
When Begun: 2008	

**Technology**

15. Promote development of alternative fuel/hydrogen cell technology in the region through partnerships with local government, the University of South Carolina and other appropriate entities.

<u>Primary Applicant</u>	<u>Estimated Cost</u>
	\$
Addressed in Plan:	
Source of Funds:	
When Begun: 2008	

**TOTAL      \$178.25 million**

**All projects are priority #1 to the CEDS Priority Setting Committee**