

1967

# Industrial Resources: Mason County - Maysville

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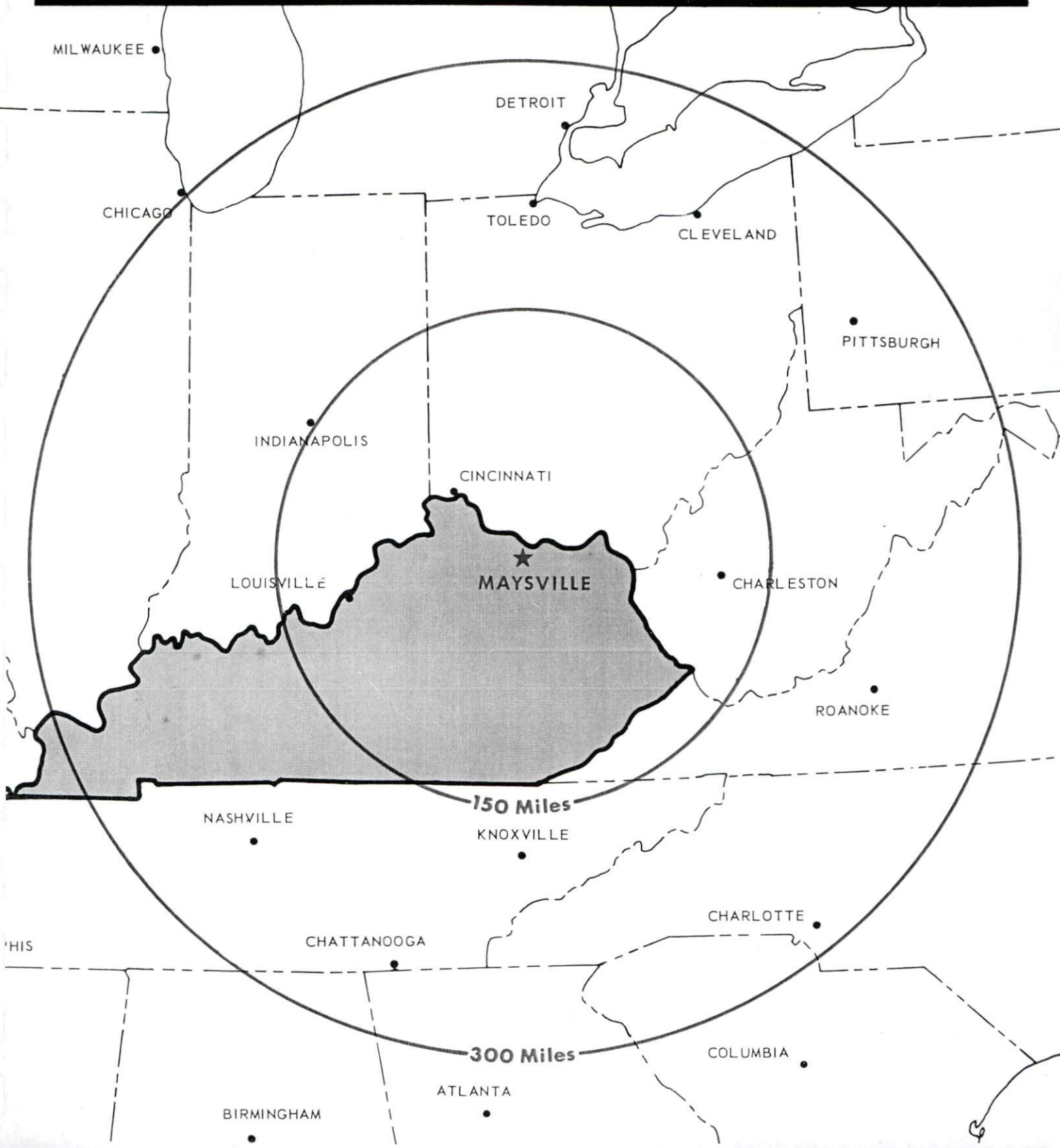
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# ***INDUSTRIAL RESOURCES***

# **MAYSVILLE KENTUCKY**



INDUSTRIAL RESOURCES  
MAYSVILLE, KENTUCKY

Prepared By  
Maysville - Mason County Chamber of Commerce  
and  
The Kentucky Department of Commerce  
Frankfort, Kentucky

1967





Aerial view of Maysville, Kentucky



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POPULATION AND  
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LOCAL MANUFACTURING

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UTILITIES AND FUEL

WATER AND SEWAGE

INDUSTRIAL SITES

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# INDUSTRIAL RESOURCES

Maysville

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## SUMMARY DATA

### POPULATION:

1960: Maysville - 8,484

Mason County - 18,454

### MAYSVILLE LABOR SUPPLY AREA:

Includes Mason and all adjoining counties. Estimated number of workers available for industrial jobs in the labor supply area: 1,300 to 1,800 men and 1,250 to 1,750 women. Number of workers available from Mason County: 50 to 150 men and 50 to 150 women. An additional 315 men and 210 women are available in the Ohio counties of Adams and Brown.

The future labor supply will include 2,652 boys and 2,627 girls who will become 18 years of age by 1973.

### LOCAL MANUFACTURING:

Manufacturing firms, their products, employment, prevailing wage rates, and current unionization are shown in detail in the Manufacturing Chapter.

### TRANSPORTATION:

Railroads: Maysville is served by the main line of the Chesapeake & Ohio Railway Company, operating between Cincinnati, Ohio, and Huntington, West Virginia, and by a line of the Louisville & Nashville Railroad Company, operating between Maysville and Paris, Kentucky.

Air: The nearest major airports are Blue Grass Field at Lexington, Kentucky, 65 miles distant, and Greater Cincinnati Airport at Erlanger, Kentucky, 75 miles distant.

Plans are being developed to construct an airport halfway between Flemingsburg and Maysville in Mason County. Daily commercial air service is anticipated for the airport.



Water: Maysville's location on the Ohio River gives this area an excellent water transportation system. In 1965, cargo shipped on the Ohio River totaled 103,173,852 tons.

Trucks: Common carriers serving Maysville include: Dixie Ohio Express, Inc., Reinhardt Transfer Company, Germann Bros. Motor Transportation, Inc., Howard Flora Freight Line, Point Express, Inc., Huber & Huber Motor Express, Inc., and McLean Trucking Company.

Bus Lines: Bus service is provided by Southern Greyhound Lines and Trailways System. Local bus service is provided by the City Transit Company.

Highways: Maysville is served by U. S. Highways 52, 62, and 68, and Kentucky Routes 8, 10, and 11.

#### UTILITIES:

##### Electricity:

City: Kentucky Utilities Company

County: Kentucky Utilities and Fleming-Mason RECC

Note - These systems are interconnected

Gas: The Limestone Gas Company, whose source of supply is Kentucky Gas Transmission Corporation, serves Maysville.

Water: The Maysville Utility Commission, whose source of supply is the Ohio River, serves Maysville with a 3 million gpd capacity treatment plant.

Sewer System: The Maysville Utility Commission provides Maysville with a sewerage disposal plant. The plant's treatment capacity is 3 million gpd.

#### INDUSTRIAL SITES:

Four industrial sites are available in Maysville.

#### OTHER LOCAL CONSIDERATIONS:

Maysville has three separate school systems: Mason County School System, Maysville Independent School District, and a parochial system.

## POPULATION AND LABOR MARKET

Population

The following table shows the population growth for Maysville and Mason County. Maysville has shown a total 32 percent increase since 1900; Mason County has shown a 9.8 percent decrease during the same period.

TABLE 1

POPULATION DATA FOR MAYSVILLE AND MASON COUNTY WITH  
COMPARISONS TO THE KENTUCKY RATE OF CHANGE, 1900-60

Year	Maysville		Mason County		Kentucky
	Population	%Change	Population	%Change	%Change
1900	6,423		20,446		15.5
1910	6,141	-4.4	18,611	-9.0	6.6
1920	6,107	-0.6	17,760	-4.6	5.5
1930	6,557	7.4	18,862	6.2	8.2
1940	6,572	0.2	19,066	1.1	8.8
1950	8,632	31.3	18,486	-3.1	3.5
1960	8,484	-1.7	18,454	-0.2	3.2

Source: U. S. Bureau of the Census, U. S. Census of Population: 1960, "General Population Characteristics," Kentucky.

Economic Characteristics

Maysville has only one community classified as urban. This is Maysville, the county seat. Although the county would be classified as rural, 46 percent of the total population dwell in Maysville, an urban area.

The largest group of workers in Mason County are employed in manufacturing. In June, 1966, there were 2,197 workers employed in this group. Agriculture is the next largest group with 1,740 employed in the Fall of 1959.



TABLE 2

MASON COUNTY LABOR MARKET, AVERAGE WEEKLY INCOME,  
TOTAL AND PER CAPITA PERSONAL INCOME

County	Weekly Wages		Personal Income		
	All Industries	Manufacturing	Total (000)	Per Capita	Rank*
Mason	\$ 88.29	\$ 97.38	\$ 37,705	\$2,024	9
Bracken	91.20	98.21	12,861	1,788	24
Fleming	72.62	71.81	13,681	1,285	59
Lewis	67.36	69.49	12,250	933	96
Robertson	112.80	0	3,570	1,374	48
KENTUCKY	\$ 96.66	\$ 110.10	\$5,566,097	\$1,799	

\*County rankings presented here are the per capita personal income for that county among the total 120 Kentucky counties.

Sources: Kentucky Department of Economic Security (Average Weekly Wage for All Industries and Manufacturing, 1965) for Weekly Wages; Bureau of Business Research, College of Commerce, University of Kentucky, Kentucky Personal Income 1963, 1965, for Personal Income.

Labor Market

Supply Area: The Maysville labor supply area includes Mason and the adjoining Kentucky counties of Bracken, Fleming, Lewis, and Robertson, plus the Ohio counties of Adams and Brown. The population of the labor supply area was 97,484 in 1960.

Current Labor Potential: Fantus Area Research, Inc., estimated in November, 1966, that there were from 1,300 to 1,800 males and from 1,250 to 1,750 females in this area between the ages of 18 and 45 who are currently recruitable for manufacturing jobs. An additional 315 males and 210 females are available in the Ohio counties of Adams and Brown. The county distribution of this current labor supply is shown in Table 3.

The potential male labor supply is available from the unemployed plus the underemployed. The underemployed are principally men earning below \$2,500 a year. Most of the underemployed would come from seasonal agricultural employment or marginal nonmanufacturing jobs.

Part of the female labor supply will come from the unemployed but a much greater proportion will come from increased participation in the labor force when jobs are available. The participation rate of women in the labor force is relatively low in much of Kentucky.

TABLE 3

CURRENT POTENTIAL LABOR SUPPLY, MASON COUNTY,  
KENTUCKY AREA, NOVEMBER, 1966

County	Current Labor Potential		
	Total	Male	Female
Area Total:*	2,550-3,550	1,300-1,800	1,250-1,750
Mason	100- 300	50- 150	50- 150
Bracken	600- 800	300- 400	300- 400
Fleming	750- 950	350- 450	400- 500
Lewis	1,000-1,200	550- 650	450- 550
Robertson	100- 300	50- 150	50- 150
Adams**	225	140	85
Brown**	300	175	125

\*Area total does not include labor supply from Adams and Brown Counties.

\*\*Ohio Bureau of Unemployment Compensation, October 1966.

Source: Fantus Area Research, Inc.

Future Labor Supply: The Maysville area future labor supply should include some portion of the 2,652 boys and 2,627 girls who will be 18 years of age by 1973. The number of these people entering the Maysville labor supply will depend largely upon the type of local employment available.



TABLE 4  
DISTRIBUTION OF THE FUTURE LABOR SUPPLY,  
MAYSVILLE AREA

	18 Years of Age by 1973	
	Male	Female
Area Total:	2,652	2,627
Mason	888	882
Bracken	337	360
Fleming	534	531
Lewis	789	753
Robertson	104	101

Source: U. S. Bureau of the Census, U. S. Census of Population: 1960, "General Population Characteristics," Kentucky.

Area Employment Characteristics: The following three tables show the breakdown for agricultural, manufacturing and all industries employment in the Maysville labor supply area.

TABLE 5  
MAYSVILLE AREA AGRICULTURAL EMPLOYMENT  
FALL, 1959

	Family Workers	Hired Workers*	Total
Area Total:	8,094	387	8,481
Mason	1,532	208	1,740
Bracken	1,760	50	1,810
Robertson	775	15	790
Fleming	2,163	83	2,246
Lewis	1,864	31	1,895

\*Regular Workers (Employed 150 days or more).

Source: U. S. Bureau of the Census, U. S. Census of Agriculture: 1959, Kentucky.

TABLE 6

MAYSVILLE AREA MANUFACTURING EMPLOYMENT  
JUNE, 1966

	Mason	Bracken	Fleming	Lewis	Robertson
Total manu- facturing*	2,197	267	583	474	0
Food & kindred products	236	27	10	0	0
Tobacco	56	4	0	0	0
Clothing, textile and leather	604	0	384	388	0
Lumber and furniture	30	0	3	86	0
Print., pub. and paper	39	0	0	0	0
Chemicals, petroleum and rubber	17	114	0	0	0
Stone, clay and glass	16	18	0	0	0
Primary metals					
Machinery, metal products and equipment	1,199	104	186	0	0
Other	0	0	0	0	0

\*According to the Ohio Bureau of Unemployment Compensation, 823 persons were employed in manufacturing in 1965 in the adjacent Ohio counties of Adams and Brown.

Source: Kentucky Department of Economic Security (Number of Workers in Manufacturing Industries Covered by Kentucky Unemployment Insurance Law Classified by Industry and County).

TABLE 7

MAYSVILLE AREA COVERED EMPLOYMENT,  
ALL INDUSTRIES, JUNE, 1966

	Mason Bracken		Flem- ing	Lewis	Robert- son	Adams*	Brown*
Mining and Quarrying	15	0	86	0	0	0	0
Contract Construction	220	14	83	23	0	13	90
Manufacturing	2,197	267	583	474	0	357	466
Transportation, Communication and Utilities	227	54	134	20	55	110	128
Wholesale and Retail Trade	941	68	305	132	9	385	767
Finance, Ins. and Real Estate	130	23	40	15	6	58	117
Services	190	16	28	13	0	75	109
Other	3	0	0	0	0	48	1
Total	3,923	442	1,259	677	70	1,046	1,678

\*Ohio Bureau of Unemployment Compensation, 1965.

Source: Kentucky Department of Economic Security (Number of Workers Covered by Kentucky Unemployment Insurance Law Classified by Industry and County).



## LOCAL MANUFACTURING

The manufacturing firms in Maysville, their products and employment are shown in the following table.

TABLE 8

MAYSVILLE MANUFACTURING FIRMS WITH PRODUCTS  
AND EMPLOYMENT, 1967

Firm	Product	Employment		
		Male	Female	Total
Bill's Donut Shop	Donuts, transparent pudding, soft drinks	0	7	7
Browning Mfg. Co.	Pulleys, v-belt drives, sprockets, ball roller bearing units	480	65	545
Carnation Co.	Evaporated milk	170	27	197
Clover Leaf Dairy Products Co.	Fluid milk	20	1	21
Duke Tobacco Co., Inc.	Tobacco prizing	30	0	30
Hendrickson Bottling Co.	Soft drinks	9	5	14
January & Wood Co.	Cotton & rayon yarns, cotton twine,	230	150	380
Kenrich Shoe Corp.	Women's shoes	86	146	232
Ledger Publishing Co.	Newspaper, job printing	12	10	22
Magee's Bakery	Bakery products	5	4	9
The Maysville Material Co.	Bituminous concrete	2	0	2
Maysville Ready Mix Concrete Co.	Ready mixed concrete	15	2	17
Ohio Valley Fertilizer, Inc.	Fertilizer	8	0	8
Parker Tobacco Co., Inc.	Tobacco processing	300	120	420
Ryan Packing Co.	Meat processing	50	8	58
Southern Ice & Cold Storage Co.	Ice	2	0	2

Firm	Product	Employment		
		Male	Female	Total
Southwestern Tobacco Co., Inc.	Tobacco redrying	75	75	150
Standard Supply Co.	Concrete block	6	0	6
Standard Tobacco Co.	Concrete block	18	3	21
Sunier Machine Shop	Machine shop, electric motors, controls	2	0	2
Wald Mfg. Co.	Bicycle parts, accessories	not available		

#### Prevailing Wage Rates

Wage rates for Maysville will be provided upon request by the Maysville-Mason County Chamber of Commerce.

#### Unions

<u>Name of Union</u>	<u>Name of Company</u>
United Textile Workers of America (AFL-CIO)	January & Wood
Milk, Ice Cream Drivers and Dairy Employees Local 783 (Teamsters)	Carnation Co.
IUE AFL-CIO	Wald Mfg. Co.

## TRANSPORTATION

The various transportation systems in Maysville are discussed in this chapter.

Railroads

Maysville is served by the Chicago and Cincinnati Division of the Chesapeake & Ohio Railway operating between Chicago, Cincinnati, and South Portsmouth. There are four local passenger trains daily and two local freights. Switching service is available daily, except Sunday, on eight tracks which can accommodate approximately 85 cars. There is an average of 300 outbound carloads per month consisting mostly of tobacco, scrap iron, milk and various manufactured products. There is an average of 110 inbound carloads per month consisting mostly of coal, iron, steel, cotton, feed and lumber.

Package car and Railway Express services are available.

A branch line of the Louisville & Nashville Railroad, connecting with the main line at Paris, serves Maysville.

TABLE 9

RAILWAY TRANSIT TIME FROM MAYSVILLE, KENTUCKY, TO:

No. of Days		No. of Days	
Town	CL	Town	CL
Atlanta, Ga.	4	Louisville, Ky.	2
Birmingham, Ala.	4	Los Angeles, Calif.	9
Chicago, Ill.	5	Nashville, Tenn.	3
Cincinnati, Ohio	1	New Orleans, La.	5
Cleveland, Ohio	4	New York, N. Y.	5
Detroit, Mich.	5	Pittsburgh, Pa.	4
Knoxville, Tenn.	3	St. Louis, Mo.	4

Source: Louisville & Nashville Railroad.



### Highways

Maysville is served by U. S. Highways 52, 62, and 68, and Kentucky Routes 8, 10, and 11. The major highway network is shown on the Kentucky highway map. (See Appendix.)

TABLE 10

#### HIGHWAY DISTANCES FROM MAYSVILLE, KENTUCKY, TO:

<u>Town</u>	<u>Miles</u>	<u>Town</u>	<u>Miles</u>
Atlanta, Ga.	456	Los Angeles, Calif.	2,250
Chicago, Ill.	358	Memphis, Tenn.	420
Cincinnati, Ohio	63	New Orleans, La.	830
Detroit, Mich.	323	New York, N. Y.	647
Louisville, Ky.	137	St. Louis, Mo.	405

Truck Service: The following trucking firms serve Maysville:

<u>Company</u>	<u>Home Office</u>	<u>Type Service</u>
Dixie-Ohio Express, Inc.	Akron, Ohio	Interstate
Huber & Huber Motor Express, Inc.	Louisville, Ky.	Interstate
Point Express, Inc.	Charleston, W. Va.	Interstate and Intrastate
Reinhardt Transfer Co.	Portsmouth, Ohio	Interstate and Intrastate
Howard Flora Freight Lines	Maysville, Ky.	Interstate and Intrastate
Germann Bros. Motor Transportation	Aberdeen, Ohio	Interstate and Intrastate
McLean Trucking Co.	Winston-Salem, N. C.	Interstate and Intrastate

TABLE 11

TRUCK TRANSIT TIME FROM MAYSVILLE, KENTUCKY, TO  
SELECTED MARKET CENTERS

Town	Delivery Time*		Town	Delivery Time	
	LTL	TL		LTL	TL
Atlanta, Ga.	3	2	Louisville, Ky.	2	1
Birmingham, Ala.	3	2	Los Angeles, Calif.	7	6
Chicago, Ill.	2	1	Nashville, Tenn.	2	1
Cincinnati, Ohio	1	on**	New Orleans, La.	4	3
Cleveland, Ohio	2	1	New York, N. Y.	4	3
Detroit, Mich.	2	1	Pittsburgh, Pa.	2	1
Knoxville, Tenn.	2	1	St. Louis, Mo.	2	1

\*Delivery Time in Days

\*\*On-Overnight

Source: Germann Bros. Motor Transportation, Inc., Aberdeen, Ohio.

Bus Lines: Southern Greyhound Lines and Trailways System serve Maysville with daily service.

The City Transit Company, owned and operated by the City of Maysville, serves the city with local bus service.

Taxi Service: Taxi service is available in Maysville.

Air

The nearest major airport is Blue Grass Field at Lexington, Kentucky, 65 miles distant. This field is served by Eastern, Piedmont, and Delta Airlines.

Greater Cincinnati Airport at Erlanger, Kentucky, 75 miles distant, is served by TWA, American, Eastern, Piedmont, Delta, and Lake Central Airlines.

Plans are being developed to construct an airport halfway between Flemingsburg and Maysville in Mason County. The proposed airport will have a 5,000-foot paved runway, and daily commercial air service is anticipated.

### Water

Maysville's location on the Ohio River gives this area an excellent water transportation system. A minimum 9-foot channel is maintained along the 981 navigable miles of the Ohio River stretching from Pittsburgh, Pennsylvania, to the Mississippi River. 664 miles of this river forms the northern boundary of Kentucky.

In 1965, cargo shipped on the Ohio River totaled 103,173,852 tons.





Bridge across the Ohio River connecting Maysville and Aberdeen



## UTILITIES AND FUEL

Electricity

Maysville is served by the Kentucky Utilities Company. The Kentucky Utilities Company provides electric service in 78 Kentucky counties. The Company has a generating capacity of 740,000 KW in its five generating stations which are located in eastern, central and western Kentucky. The Company also has major interconnections with its neighboring utilities - Louisville Gas and Electric Company, Ohio Power Company, Kentucky Power Company, Electric Energy, Inc., Ohio Valley Electric Corporation, Central Illinois Public Service Company, TVA and East Kentucky RECC. These interconnections provide a means of interchanging substantial blocks of electricity when desired. Rates for industry will be furnished by the Company's Industrial Development Department in Lexington, Kentucky.

Most of the area in Mason county is provided electric service by the Fleming-Mason Rural Electric Cooperative, whose wholesale source is the East Kentucky Rural Electric Cooperative.

East Kentucky RECC is a generation-transmission cooperative, serving Fleming-Mason RECC and seventeen other distribution cooperatives. The total area served by East Kentucky as wholesaler includes substantial parts of 93 Kentucky counties. More than 185,000 industries, commercial establishments, institutions, homes and farms receive power from this source.

East Kentucky operates the 176,000 KW coal fired steam electric William C. Dale Station at Ford, Kentucky, in Clark County, and the Cooper Station at Burnside, Kentucky, on Lake Cumberland. East Kentucky's total generating capacity is presently 276,000 KW with an additional 200,000 KW Unit under construction. East Kentucky has major interconnections with all neighboring utility companies - TVA - Union Light, Heat, and Power Company, Kentucky Power Company, and Kentucky Utilities - providing a means for interchanging blocks of power - when mutually advantageous. Being a preferential consumer with relation to federally developed power, substantial blocks of hydro-electric power can become available to the East Kentucky system.

Rate inquiries should be directed to Fleming-Mason RECC,  
Flemingsburg, Kentucky.

### Natural Gas

Maysville is served by the Limestone Gas Company, whose source of supply is the Kentucky Gas Transmission Corporation. The supply consists of up to 500 MCF per hour. The transmission lines from the supply are 6 and 8 inches with average pressure of 100 psi. The BTU content is 1,000 and the specific gravity is 600. Distribution system pressures range from 6 ounces to 20 psi.

#### Rate No. 1

	<u>Cu. ft. per month</u>	
First	1,000	\$1.79 (Minimum)
Next	9,000	.766 per MCF
Next	40,000	.726 per MCF
Excess of	50,000	.676 per MCF

#### Rate No. 2 (Interruptible Service by Contract)

First	500 MCF	\$ .486 per MCF
Excess of	500 MCF	.416 per MCF

### Coal and Coke\*

The Eastern Kentucky Coal Field lies within the Appalachian coal region which also embraces the coal mining areas in Pennsylvania, Ohio, Maryland, The Virginias, Tennessee, and Alabama.

A total of 1,894 mines in 31 counties of eastern Kentucky produced 41,635,000 tons of bituminous coal in 1963. Average production per mine was 22,000 tons. Nine counties in eastern Kentucky produced more than a million tons. Pike County leads with a total production of 12,459,052 tons. Underground mines produced 84 percent, auger mines 9 percent, and strip mines 7 percent of the total. Shipments were 84 percent by rail or water and 16 percent by truck. Captive tonnage was 15 percent of the total.

Of the total coal production from the Eastern Kentucky Field, 38 percent was cleaned at 42 cleaning plants; 25 percent was crushed and 9 percent was treated with oil.

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\*U. S. Bureau of Mines, Minerals Yearbook, 1964.



The coal seams of eastern Kentucky are of bituminous rank. They have a high-volatile content and usually are low in ash and moisture. These qualities make much of the eastern Kentucky coal particularly suitable for coke making and for the manufacture of illuminating gas. Several seams are of hard structure (splint and block) and are highly esteemed by the domestic trade. Eastern Kentucky also is an important source of cannel coal.

Kentucky has three coke plants, located in Ashland, Calvert City and Dawson Springs. The supply is supplemented by border state operations.

#### Fuel Oil

Kentucky has three fuel oil refineries located in Catlettsburg, Louisville and Somerset. Kentucky's fuel supply is supplemented by border state operations.

## WATER AND SEWERAGE

Public Water Supply

The Maysville Utility Commission, whose source of supply is the Ohio River, serves Maysville. The treatment plant has a capacity of 3 million gpd. The water is filtered, chlorinated, and settled. The average daily use is 1,100,000 gallons, and the peak daily use has been 2,559,000 gallons. Storage facilities consist of a 2,750,000-gallon reservoir and a 100,000-gallon elevated tank. The distribution mains range from 4 to 14 inches and the average pressure is 155 psi. The Commission serves 3,000 metered customers.

An additional pumping system pumping directly from the reservoir was completed in 1965 at a total cost of \$8,979. This system is used to serve customers located on higher elevations in the Maysville city limits.

A new chlorine room was added to the filtration plant. The project was completed in November, 1966, at a cost of \$5,000.

Rates:

	<u>Gallons</u>	<u>Per M Gallons</u>
First	1,000	\$ 2.00
Next	3,000	1.00
Next	6,000	.85
Next	40,000	.65
Next	200,000	.40
Next	250,000	.25
Over	500,000	.20

Minimum Charges:

	<u>Per Month</u>
4-inch meter or less	\$ 2.00
1-inch meter	5.00
1 1/4-inch meter	10.00
1 1/2-inch meter	15.00

<u>Minimum Charges:</u>	<u>Per Month</u>
1 3/4-inch meter	\$ 20.00
2-inch meter	25.00
2 1/2-inch meter	30.00
3-inch meter	40.00
4-inch meter	50.00
6-inch meter	100.00

#### Sewerage System

The Maysville Utility Commission serves the city with a sewerage treatment plant and disposal system. The treatment plant has a capacity of 3 million gpd with an average daily flow of 1 million gallons. Primary and secondary treatment is used before discharging the effluent into the Ohio River. The sanitary, storm, and combined mains range from 8 to 24 inches.

The present treatment plant was completed in 1965 at an approximate cost of \$1,677,176.

Sewerage rates are 90 percent of the water bill.



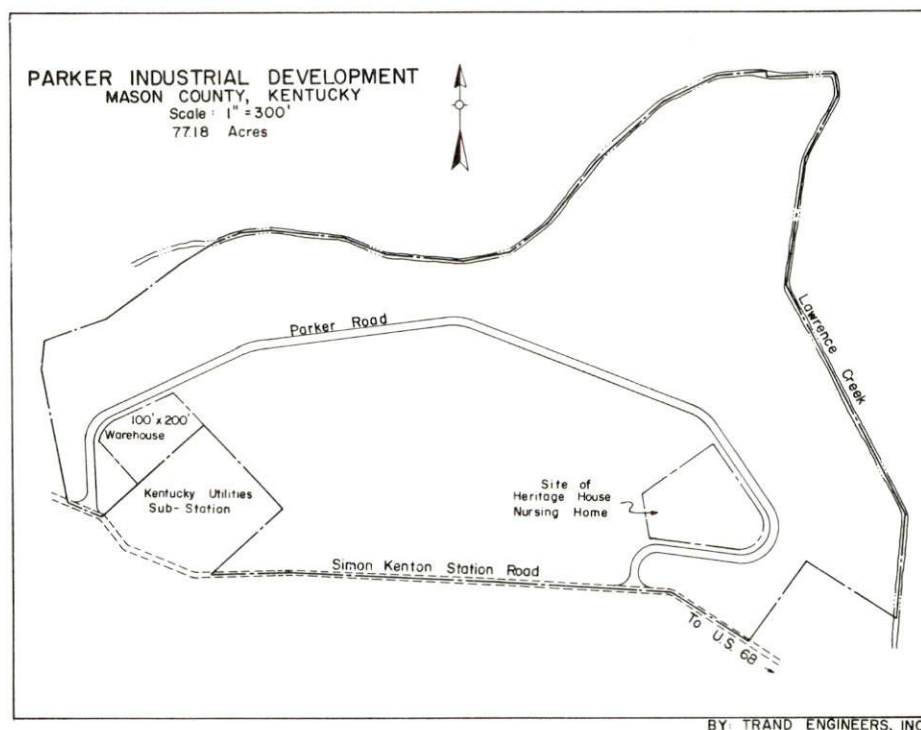
## INDUSTRIAL SITES

Four industrial sites are listed for Maysville. None of the sites are currently under option to or owned by the Maysville-Mason County Chamber of Commerce; however, the property could easily be acquired.

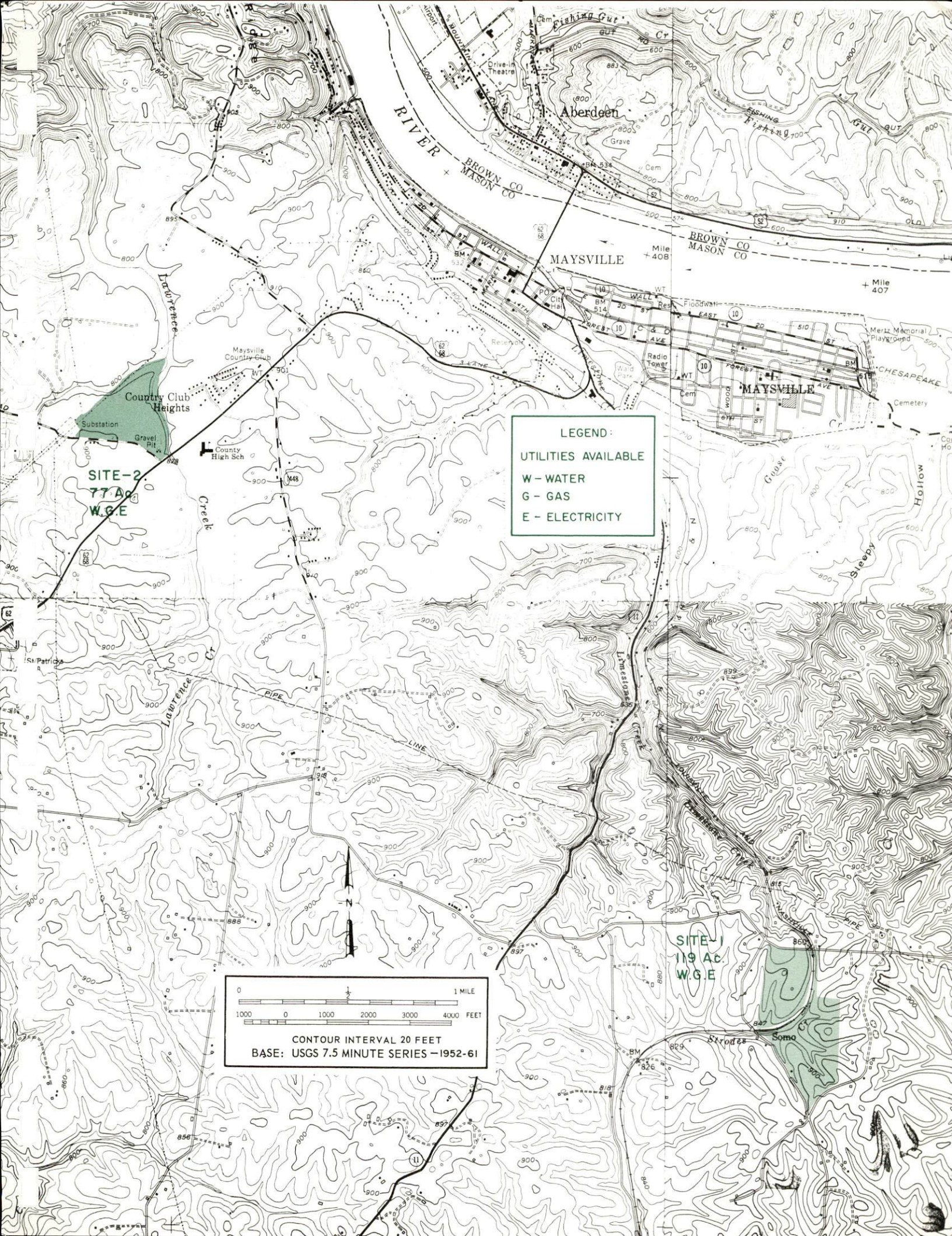
Site No. 2, a 77-acre tract of land about 2 miles southwest of Maysville on U. S. 68 at the intersection of the Kenton Station Road, is being developed by the Parker Tobacco Company. This development is being specifically designed for light industry and commercial tenants. Approximately 40 acres of land will be available to potential users. Four acres have already been leased to two concerns. One building is under construction and will be completed about April 1st. Construction of a nursing home on a site in this development is scheduled to begin about April 1st. Tracts are available up to 20 acres in one parcel. The site will have all utilities completely installed and available during 1967. The entire project has been designed by Trand Engineers of Maysville. Contour maps on 2 foot intervals are available for all sites. Parker is interested in leasing or selling to reliable tenants. Contact E. B. Hillenmeyer, Box 428, Maysville, Kentucky.

SITE # 1: ACREAGE AND TOPOGRAPHY: 119 acres, level to rolling  
LOCATION: 2 miles south of the city limits  
HIGHWAY ACCESS: A light duty road connects the site with  
Kentucky Highway 11  
RAILROADS: The Louisville & Nashville Railroad bisects  
the site  
WATER: Rural Water District  
GAS: Limestone Gas Company  
ELECTRICITY: Kentucky Utilities Company  
AGENT: Maysville-Mason County Chamber of Commerce

SITE # 2: ACREAGE AND TOPOGRAPHY: 77 acres, level to rolling  
LOCATION: 2 miles southwest of Maysville city limits  
HIGHWAY ACCESS: Kenton Station Road and U. S. Route 68  
WATER: Rural Water District  
GAS: Limestone Gas Company  
ELECTRICITY: Kentucky Utilities Company  
SEWERAGE: Sewerage will be made available  
AGENT: E. B. Hillenmeyer, Box 428, Maysville, Kentucky







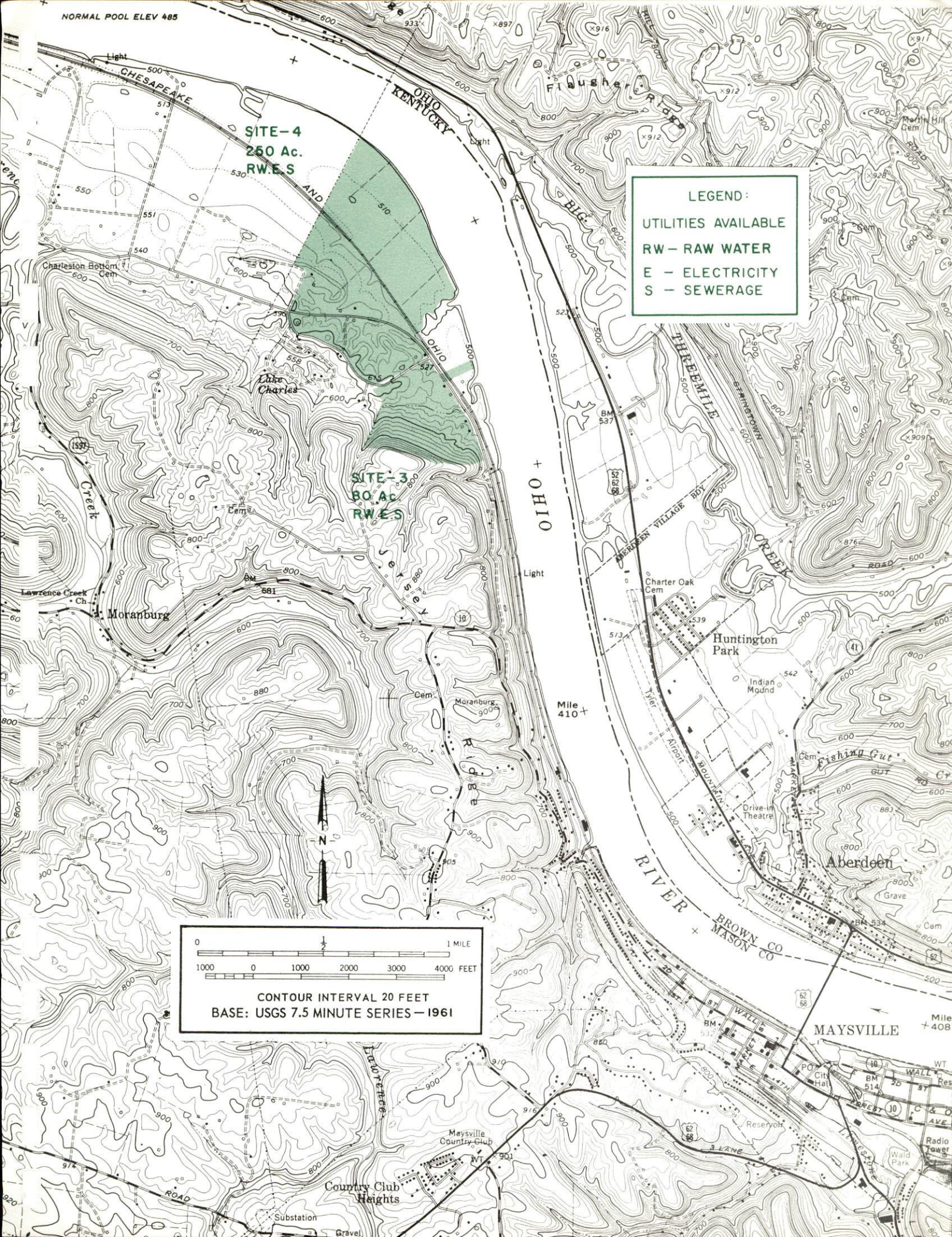


SITE # 3: ACREAGE AND TOPOGRAPHY: 80 acres of level land  
LOCATION: 2 miles east of Maysville  
HIGHWAY ACCESS: Paved road to Kentucky Highways  
10 and 1597  
RAILROADS: Chesapeake & Ohio Railway bounds this site  
WATER: Water is available from drilled wells  
ELECTRICITY: Kentucky Utilities Company  
SEWERAGE: Maysville Utility Commission  
AGENT: Maysville-Mason County Chamber of Commerce

SITE # 4: ACREAGE AND TOPOGRAPHY: 250 acres, level land  
LOCATION: 2 1/2 miles east of Maysville  
HIGHWAY ACCESS: Paved road to Kentucky Highways 1597  
and 10  
RAILROADS: Chesapeake and Ohio bisects the site  
WATER: Water is available from drilled wells and the  
Ohio River  
ELECTRICITY: Kentucky Utilities Company  
SEWERAGE: Maysville Utility Commission  
AGENT: Maysville-Mason County Chamber of Commerce

Cost per acre will be furnished upon request by the Agent or  
the Kentucky Department of Commerce.





LEGEND:

UTILITIES AVAILABLE

RW - RAW WATER

E - ELECTRICITY

S - SEWERAGE

0 1 1 MILE

1000 0 1000 2000 3000 4000 FEET

CONTOUR INTERVAL 20 FEET

BASE: USGS 7.5 MINUTE SERIES - 1961



## LOCAL GOVERNMENT AND SERVICES

Type Government

City: Maysville, a third-class city, is governed under the city-manager type government. The city manager is appointed by four commissioners. The commissioners are elected for two-year terms and the mayor is elected for a four-year term.

County: Mason County is governed by a county judge, one magistrate, and three commissioners.

Laws Affecting Industry

Municipal Tax Exemption: As provided by state law, Maysville may allow a five-year tax exemption from municipal taxation to new industry. This exemption cannot be extended beyond this five-year period.

Business Licenses: A business and occupational license is levied by the City of Maysville. Fees vary according to the type of business.

Planning and Zoning

The City of Maysville began receiving technical planning assistance from the Division of Community Planning and Development of the Kentucky Department of Commerce in October, 1958, under terms of a contractual agreement between the Maysville Planning Commission and the Department. The Planning Commission has completed and adopted the following: Base Map, Existing Land Use Map, Existing Land Use Analysis, Major Street Plan, Subdivision Regulations, Zoning Ordinance and Map, Community Facilities Plan, Public Improvement Program, Land Use Plan, Housing Condition Survey, Neighborhood Analysis, and Annexation Study. A uniform Unsafe Building and Housing Code, the National Building Code, Kentucky Standards of Safety, the Kentucky Plumbing Code, and the National Electric Code have been adopted by the City Board of Commissioners. A full-time Building Inspection and a Codes Enforcement Department have been established by the city in order to carry out the Codes requirements.



Presently, the Planning Commission is in the process of negotiating a contract with the Division of Community Planning and Development for the purpose of updating all base studies. Under the new contractual agreement all base studies such as population, economic, and land use analysis will be revised in accordance with the noticeable trends of the community. Upon completion of the base study elements, a revised General Plan will be drafted which shall include revision of the Major Street Plan, the Community Facilities Plan, the Land Use Plan and the Public Improvements Plan. It is anticipated that in 1968 the Planning Commission will revise the Zoning Ordinance and Map for the city to reflect needed land use requirements for commerce, industry, and housing.

The Maysville Planning Commission has been reorganized and its committee named in accordance with the revised Planning Legislation, Kentucky Revised Statutes, Chapter 100.

In 1966, Maysville commenced its first Urban Renewal project to provide additional parking for the central business district. The project boundaries run between Market Street and Wall Street and between Second Street and Front Street. Even though most of the property along Front Street is scheduled for clearance, approximately two-thirds of the entire project is scheduled for rehabilitation. With the completion of the project approximately 400 parking spaces will be added to the downtown area. An additional street is scheduled to be built between Wall Street and Market Street to the rear of property fronting on Second Street.

Maysville presently has 100 units of low cost public housing. In 1966, an additional 75 units of low cost housing for the elderly were approved by the United States Department of Housing and Urban Development. With the completion of these additional units much of the dilapidated housing of the city can be removed.

Special projects anticipated by the city during the next two years include the construction of a new City Hall, revitalization of the Core Area, construction of a Downtown Mall along Market Street between Second and Third Streets, and the acquisition and development of land adjacent to Beechwood Park for recreational use.

#### Fire Protection

The Maysville Fire Department is staffed with a chief, assistant chief, 10 full-time firemen, and 20 volunteers. Motorized equipment consists of a 1,000-gpm pumper that is equipped with a 75-foot aerial ladder and two 750-gpm pumpers. The 1,000-gpm pumper, purchased in 1964 at a cost of \$52,750, has approximately 1,200 feet of 2 1/2-

inch hose, 500 feet of 1 1/2-inch hose, and 250 feet of 1-inch hose. The two 750-gpm pumpers each have approximately 1,200 feet of 2 1/2-inch hose, 600 feet of 1 1/2-inch hose, and 250 feet of 1-inch hose. The city has 26 fire alarm boxes and a Class-6 NBFU insurance rating.

The Mason County Fire Department, with 25 volunteer firemen, provides protection to Mason County residents. Equipment consists of a 500-gpm pumper truck. Alarm is given by telephone hook-up to the homes of the firemen.

#### Police Protection

The Maysville Police Department is staffed by a chief, two assistant chiefs, and nine patrolmen. Motorized equipment consists of three radio-equipped patrol cars. The department has a radio system which enables them to have intercommunication with the Kentucky State Police, the Mason County Sheriff, and police of nearby cities in Ohio.

#### Garbage and Sanitation

Garbage is collected weekly by the city free of charge. Disposal is by means of a sanitary land fill. The city recently purchased a packer truck that is used for collecting garbage. Streets are cleaned by a city-owned street cleaner.

#### Financial Information

The following is a summary of the financial position of Maysville and Mason County.

##### City Budget and Bonded Indebtedness:

Estimated Budget, 1966-67	\$ 528,162.61
Bonded Indebtedness, June 1, 1966	
Floodwall (Voted Bond)	243,000.00
Municipal Parking Lot (Revenue)	32,000.00
Water and Sewer Bonds	2,528,000.00

##### County Budget and Bonded Indebtedness:

Budget, 1966-67	\$ 224,598.00
Bonded Indebtedness, 1966-67	None

## TAXES

Property Taxes

The 1966 property tax rates for Maysville and Mason County are shown in the following table. A more detailed explanation of 1966 taxes is shown in Appendix D.

TABLE 12

PROPERTY TAX RATES PER \$100 OF ASSESSED VALUE FOR  
MAYSVILLE AND MASON COUNTY, 1966

Taxing Unit	Maysville	Mason County
County	\$ .147	\$ .147
City	.25	
State	.015	.015
School	.53	.438
Health	.02	.02
Total	\$ .962	\$ .620

Source: Kentucky Department of Commerce.

Net Assessed Value of Property  
(1966)

	<u>Maysville</u>	<u>Mason County</u>
Real Estate		\$ 92,710,005
Tangibles		17,622,550
Franchise		12,175,000
Total	\$ 48,011,802	122,507,555



Vocational Schools: Kentucky's vocational education program utilizes thirteen highly specialized schools, partly integrated with regular secondary education. These special area trade schools prepare Kentuckians for work in a variety of trade and industrial occupations.

The Maysville Area Vocational School is presently under construction and will be completed for the Fall term of 1967. The school will serve the counties of Fleming, Mason, Bracken and Lewis. Classes to be taught include: building trades, drafting, auto mechanics, small appliances, and electricity. The total cost of the project will be \$345,000.

The trade preparatory courses listed above are normally two years in length. In addition, short unit courses are offered on a continuous basis for the upgrading of employed workers. Other short unit courses are provided in all occupations of an industrial nature as needs arise or upon request, when facilities permit.

Colleges: The Maysville Community College will begin classes in September, 1968. A 75-acre site for the college was purchased by Maysville for \$120,000 and deeded to the University of Kentucky. Aside from classrooms and library, a student union building will be included in the complex.

Other institutions of higher learning in the Maysville area include:

Ashland Junior College, Ashland, Kentucky, 54 miles  
Morehead State University, Morehead, Kentucky, 44 miles  
University of Cincinnati, Cincinnati, Ohio, 63 miles  
Xavier University, Cincinnati, Ohio, 63 miles  
University of Kentucky, Lexington, Kentucky, 64 miles  
Transylvania College, Lexington, Kentucky, 64 miles  
Georgetown College, Georgetown, Kentucky, 52 miles  
Kentucky State College, Frankfort, Kentucky, 88 miles

#### Health

Hospitals: The Hayswood Hospital is a modern, fully equipped, general short term hospital with a total of 129 patient beds and 26 bassinets. The hospital provides medical facilities for residents of Maysville, four Kentucky counties, and two Ohio counties. There are 15 doctors, 20 registered nurses, and 50 nurses aides on the hospital's medical staff. Total employment at the hospital is 220.

The hospital completed and occupied in 1965 a new three-story addition which provided space for 35 additional beds, new laboratory, new pharmacy, physical therapy department, board room and medical staff library and a teaching classroom for licensed practical nurses at an approximate cost of \$900,000.

A progressive modernization program is underway to remodel the 1923 building, provide an expanded dietary department, expand surgical suite and X-ray department, and add central heating and air-conditioning to the older portions of the building. This project would cost between \$300,000 and \$400,000.

There are fifteen medical doctors in Maysville. Of this number, five are surgeons and eight are pediatricians. In addition, the city has five dentists, two chiropractors, and three optometrists.

Nursing Homes: The construction of the Heritage House nursing home is scheduled to begin in April 1967.

Public Health: The Mason County Health Department is located in Maysville. The department carries on a full-time health program consisting of communicable disease control, program for crippled children, infant and preschool services, and general sanitation.

#### Housing

Houses are available for rent or sale in Maysville. The rental cost for houses begins at \$50 per month. Construction cost for a three-bedroom brick house with basement would be in the neighborhood of \$15,000, depending upon the cost of the lot and the type of materials used.

Maysville presently has 100 units of low-cost public housing. In 1966, an additional 75 units of low-cost housing for the elderly were approved by the United States Department of Housing and Urban Development.

A completely developed subdivision on U. S. Route 68, 2 miles south of Maysville, has 150 lots available. Approximately 100 building lots are available on Jersey Ridge, many with river views. Other building lots are available within 10 miles of Maysville.



## Communication

Telephone and Telegraph: The Southern Bell Telephone and Telegraph Company serves Maysville subscribers with a dial system. Long distance service is described locally as excellent. Mason County is served by the Kentucky Telephone Company, a subsidiary of Continental Telephone System.

Postal Facilities: Maysville has a first-class post office that has seven city routes and four rural routes. Mail is received 16 times and dispatched 12 times daily via star routes and train. The postal receipts for 1966 totaled \$268,000.

The post office was completely remodeled and a maneuver area for the trucks was completed in 1963 at an approximate cost of \$350,000.

Newspapers: The Daily Independent, a morning paper, and the Public Ledger, a morning and evening paper, serve Maysville and the surrounding areas. Daily papers are also received from Cincinnati, Ohio, and Louisville and Lexington, Kentucky.

Radio: Radio Station WFTM, 1,000 watts during the day and 250 watts at night, serves Maysville and the surrounding areas. The station is an affiliate of the Mutual Radio Network and Keystone Broadcasting Service. Reception is also good from Cincinnati and Dayton, Ohio.

Television: Television reception is good from Cincinnati and Dayton, Ohio, and Huntington, West Virginia. A five-channel television cable provides good reception throughout the city.

## Libraries

The Maysville and Mason County Public Library is located in Maysville. The library was constructed in 1952 and has two full-time and two part-time employees. The library has approximately 35,000 volumes and the circulation in 1965 was 37,000. The budget for 1966 was approximately \$20,000. The library is open six days weekly, 9:00 A.M. to 5:30 P.M.

## Churches

Churches in Maysville represent the following denominations: Baptist, Catholic, Christian, Church of Christ, Church of God, Church of Latter Day Saints, Episcopal, Holiness, Jehovah's Witnesses, Lutheran, Methodist, Nazarene, Pentecostal, and Presbyterian.



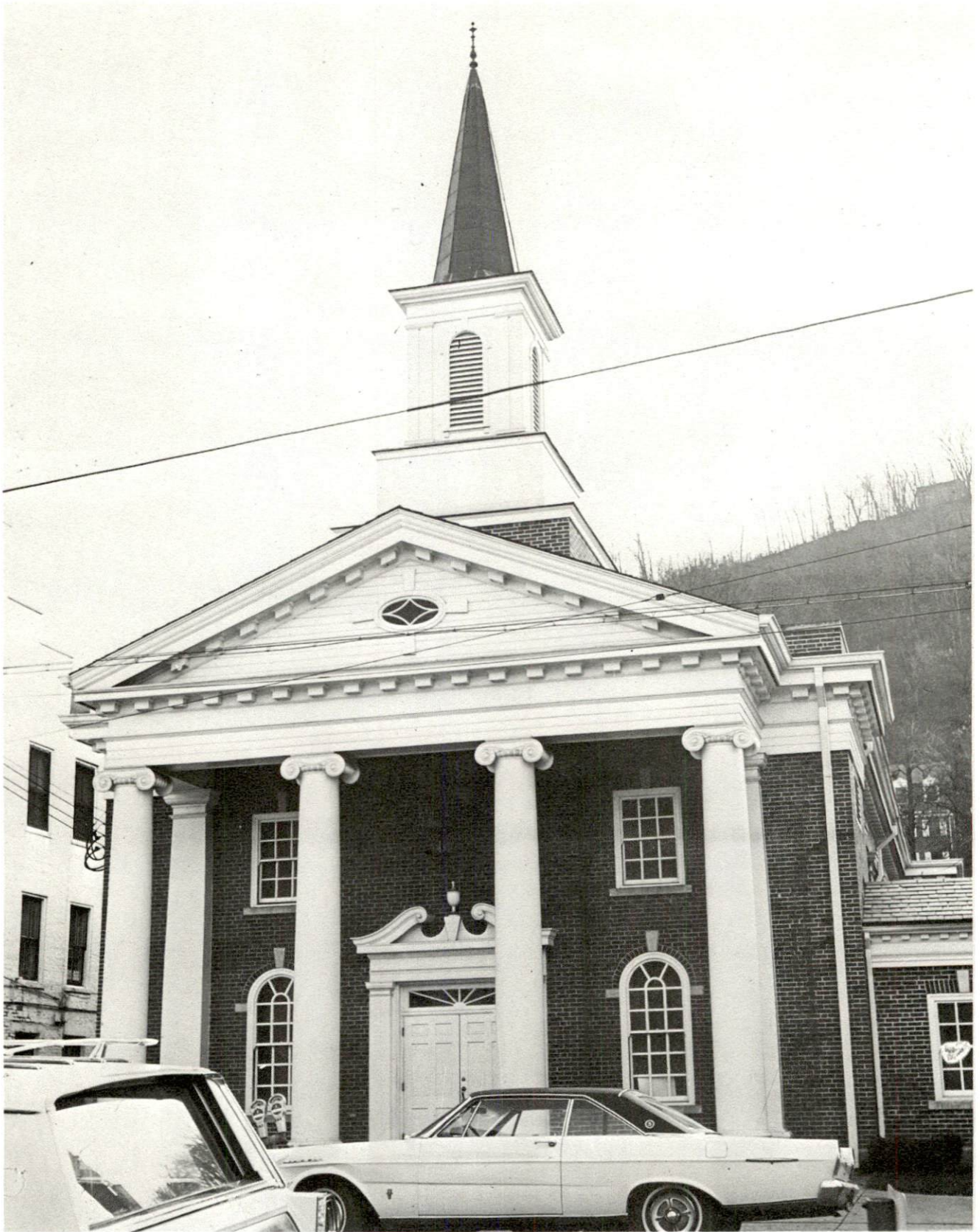


St. Patrick's School



Mason County High School





One of Maysville's fine churches





Hayswood Hospital



Bank of Maysville





Maysville-Mason County Public Library



Excellent residential areas

Financial Institutions

Statement as of December 31, 1966

	<u>Assets</u>	<u>Deposits</u>
Security Bank & Trust Co.	\$ 4,846,274.66	\$ 4,235,216.79
Bank of Maysville	15,021,916.85	12,412,181.59
State National Bank	13,851,576.15	12,454,426.36
First Federal Savings & Loan Assoc.	3,518,365.00	
People's Building Assoc.	727,300.60	
Mason County Building & Loan Assoc.	598,302.72	
Limestone Building Assoc.	1,001,697.79	

Hotels and Motels

White Manor Hotel	50 rooms
Fenners Motel	32 units
Colvin's Motel	12 units
Brown's Motel	36 units
Maysville Motel	17 units
McCann's Motel	15 units
Chloe's Motel	15 units
Sapp's Motel	10 units

A 50-unit motel with restaurant is planned for the near future.

Clubs and Organizations

Maysville-Mason County clubs and organizations are as follows:

Civic: Maysville-Mason County Chamber of Commerce, Jaycees,  
Lions Club, and Rotary Club

Fraternal: Beta Sigma Phi, Masonic, Moose Lodge, 100F, VFW,



Fraternal Order of Police, American Legion, Knights of Columbus, Knights of Pythias

Women's: American Association of University Women, Daughters of American Revolution, Business and Professional Women's Club, Maysville Woman's Club, Younger Woman's Club, American Legion Auxiliary

Other: Sportsmen's Club, Maysville-Mason County Ministerial Association, Mason County Historical Society, DAV, Eagles, Mason County Farm Bureau, Mason County Livestock Breeders Association

### Recreation

Local: Local recreational facilities include Maysville Country Club which has a 9-hole golf course, tennis courts and swimming pool; Maysville Yacht Club which encourages water sports on the Ohio River; four city parks with tennis courts, picnic facilities and playground equipment; and two downtown theatres and one drive-in theatre.

The Tom Browning Boys' Club offers the youth of the city various recreational facilities including handicraft, woodcraft, volleyball, baseball, basketball and ping pong. The club has a paid supervisor and provides recreation to a membership of 700.

Additional recreational facilities include: two skating rinks, bowling alley, fishing lakes, and boating on the Ohio River.

Plans are being made for a new 50-acre recreational area with a swimming pool, weekend cabins, and horseback riding available.

Area: Area facilities include Blue Lick Battlefield State Park, 22 miles, and Carter Caves State Park, 48 miles. Both parks provide excellent tourist facilities.

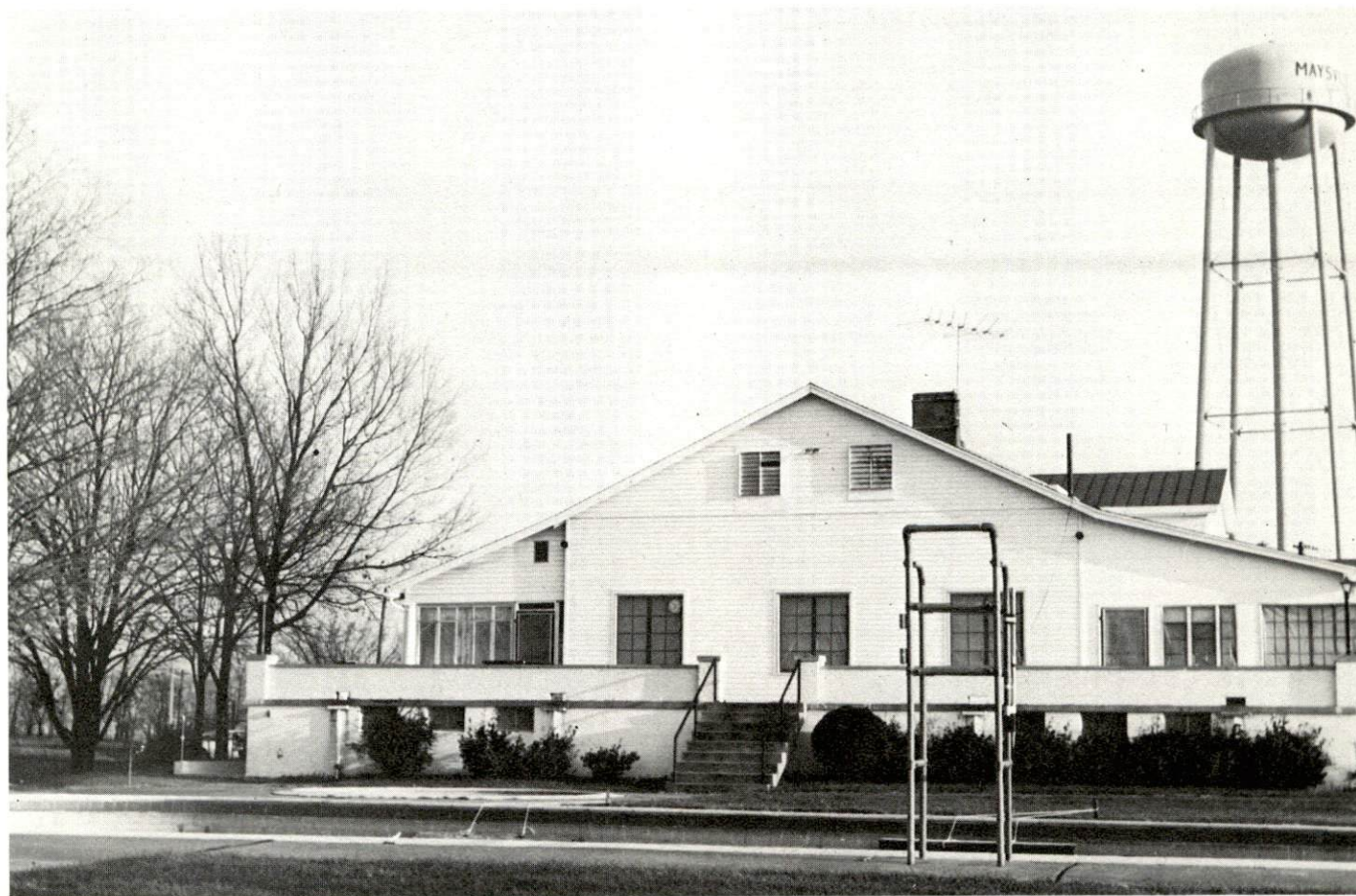
Excellent hunting and fishing facilities are provided in Mason and the surrounding counties.

Cincinnati, located 63 miles from Maysville, offers many types of athletic and cultural entertainment. This is the home of professional baseball, basketball, and hockey teams, as well as of nationally prominent college basketball and football teams. River Downs Racetrack and Coney Island Amusement Park, both in the Cincinnati area, are available to Maysville residents during the summer months.





Tom Browning Boys' Club



Maysville Country Club





Public recreation area



Community ImprovementsRecent:

1. An additional pumping system pumping directly from the city's reservoir was completed in 1965 at a total cost of \$8,979.
2. A new chlorine room addition to the filtration plant was completed November, 1966, at a cost of \$5,000.
3. The present sewerage treatment plant was completed in 1965 at an approximate cost of \$1,677,176.
4. The Maysville Fire Department purchased a 1,000-gpm pumper in 1964 at a cost of \$52,750.
5. The Hayswood Hospital completed and occupied in 1965 a new, three-story addition which provided space for 35 additional beds, new laboratory, new pharmacy, physical therapy department, board room and medical staff library, and a teaching classroom for licensed practical nurses at an approximate cost of \$900,000.
6. The Maysville post office was completely remodeled and a maneuver area for the trucks was completed in 1963 at an approximate cost of \$350,000.
7. U. S. 68 between Maysville and Mays Lick has been repaved and generally improved.
8. The city has purchased a packer truck that is used for collecting garbage.
9. Approximately 100 miles of rural water service is now available in Mason County.
10. A 6,000-seat capacity field house has been constructed for the Mason County High School.
11. The Bank of Maysville has added an Installment Loan Department and a new branch bank.



12. The University of Kentucky has purchased a community college site.
13. The first unit of the 2,000,000 kilowatt producing J. M. Stuart Electric Generating Station was constructed on a site across the river from Maysville by the Dayton Power and Light Company, the Southern Ohio Electric Company and the Cincinnati Gas and Electric Company.
14. U. S. Routes 62 and 68 across the river from Maysville in Ohio have been relocated and improved.
15. Maysville's first Urban Renewal Project, to provide additional parking for the central business district, is underway.
16. The City of Maysville recently annexed the Edgemont-Hillcrest residential area and anticipates a more extensive annexation in the near future.
17. The E. I. duPont Company has acquired approximately 1,000 acres of river front property for future industrial development. This property is located 2 miles west of Maysville between the Ohio River and the Chesapeake & Ohio Railway.
18. Browning Mfg. Company has purchased an industrial site on the Chesapeake & Ohio Railway at Dover, Kentucky, 7 miles west of Maysville, for expansion of their operation.
19. A new bowling alley and two skating rinks have been established.

Planned:

1. The Maysville Area Vocational School is under construction and will be completed for the Fall term of 1967. The total cost of the project will be \$345,000.
2. Classes for the new community college in Maysville are to begin in the Fall of 1968.

3. A modernization program is underway to remodel the present hospital building. This project costing between \$300,000 and \$400,000 will provide an expanded dietary department, expand the surgical suite, X-ray department, and add central heating and air-conditioning to the older portions of the building.
4. A 50-unit motel and restaurant complex is planned for the near future.
5. A 50-acre recreational center with a swimming pool, weekend cabins, and horseback riding is being planned.
6. It is anticipated that in 1968 the Planning Commission will revise the Zoning Ordinance and Map for the city to reflect needed land use requirements for commerce, industry, and housing.
7. Within the next two years, Maysville plans to construct a new city hall, and a downtown mall along Market Street between Second and Third Streets.
8. The construction of U. S. 68 between Maysville and Lexington is to be completed in the near future and Kentucky Highway 11 between Maysville and Flemingsburg is to be improved.
9. A joint effort by Flemingsburg and Maysville is underway to purchase land and build an all-weather airport with a paved runway and daily commercial flights.

## NATURAL RESOURCES

Agriculture

In 1964 there were 1,034 farms in Mason County covering 144,008 acres, an average of 139.3 acres per farm. The following table shows some agricultural statistics for Mason County and Kentucky.

TABLE 14

AGRICULTURAL STATISTICS FOR MASON COUNTY AND KENTUCKY  
1965 CROP

Crops		Acres Harvested	Yield Per Acre	Total Production
<u>Alfalfa Hay:</u>				
Mason County	(tons)	7,800	2.35	18,330
Kentucky	(tons)	378,000	2.45	926,000
<u>Clo-Tim Hay:</u>				
Mason County	(tons)	9,700	1.65	16,000
Kentucky	(tons)	484,000	1.50	726,000
<u>Lespedeza Hay:</u>				
Mason County	(tons)	400	1.05	420
Kentucky	(tons)	488,000	1.25	610,000
<u>Corn:</u>				
Mason County	(bu)	6,000	79.0	474,000
Kentucky	(bu)	1,104,000	69.0	76,176,000
<u>Wheat:</u>				
Mason County	(bu)	2,100	33.0	69,300
Kentucky	(bu)	168,000	32.0	5,376,000
<u>Soybeans:</u>				
Mason County	(bu)	100	21.0	2,100
Kentucky	(bu)	312,000	24.0	7,488,000
<u>Burley Tobacco:</u>				
Mason County	(lbs)	3,710	2,220.0	8,236,000
Kentucky	(lbs)	183,000	2,160.0	395,280,000

Source: Kentucky Department of Agriculture, 1965 Kentucky Agricultural Statistics.



TABLE 15

## LIVESTOCK STATISTICS FOR MASON COUNTY AND KENTUCKY

Livestock	
<u>Milk Cows:</u>	<u>Average Number on Farms During 1964</u>
Mason County	6,250
Kentucky	455,000
<u>All Cattle and Calves:</u>	<u>Number on Farms as of January 1, 1966*</u>
Mason County	25,000
Kentucky	2,470,000
<u>Sheep:</u>	<u>Number on Farms as of January 1, 1965</u>
Mason County	1,450
Kentucky	206,000

\*Preliminary figure.

Source: Kentucky Department of Agriculture, 1965 Kentucky Agricultural Statistics.

### Minerals

The principal mineral resources of Mason County consist of sand and gravel, and clay. Limestone suitable for local building and roadway construction occurs locally and has been used to some extent in the past.

Sand and Gravel: Sands and gravels are obtained from the Ohio River for structural, paving, and fill uses. In 1964 one operation produced 68,000 tons valued at \$108,000 (Minerals Yearbook, 1964).

Clay: Clay occurs as alluvial deposits along the Ohio River and as upland residual deposits. The river deposits have been used extensively for the manufacture of brick and tile. The last recorded production was in 1959 when a total of 60,360 tons were produced (Kentucky Department of Mines and Minerals).

Kentucky Mineral Production: In 1964, Kentucky ranked 14th in the nation in value of mineral production, including natural gas with a total of \$444,379,000. In order of value, the minerals produced were coal, petroleum, stone, natural gas, sand and gravel, clays, fluorspar, zinc, lead, barite, silver, and items that cannot be disclosed individually but include cement, ball clay, gem stones, and natural gas liquids. Among the states, Kentucky ranked second in production of bituminous coal, ball clay, and fluorspar.

TABLE 16

KENTUCKY MINERAL PRODUCTION, 1964 (1)  
(Units in short tons unless specified)

Mineral	Quantity	Value
Barite	6,014	\$ 96,000
Clays (2)	920,000	1,801,000
Coal (bituminous)	82,747,000	309,896,000
Fluorspar	38,214	1,693,000
Lead (recoverable content of ores, etc.)	858	225,000
Natural Gas (cubic feet)	77,360,000,000	18,257,000
Petroleum, crude (barrels)	19,772,000	56,746,000
Sand and Gravel	6,560,000	6,297,000
Silver (recoverable content of ores, etc. - troy ounces)	1,673	2,000
Stone	21,868,000 (3)	29,594,000 (3)
Zinc (recoverable content of ores, etc.)	2,063	561,000
Value of items that cannot be disclosed: cement, ball clay, natural gas liquids, and dimension sandstone.		19,211,000

(1) Production as measured by mine shipments, sales, or marketable production (including consumption by producers).

(2) Excludes ball clay, included with "Value of items that cannot be disclosed."

(3) Excludes dimension sandstone, included with "Value of items that cannot be disclosed."

Source: U. S. Bureau of Mines, Minerals Yearbook, 1964.

### Water Resources

Surface Water: The largest supply of surface water is available from the Ohio and North Fork Licking Rivers. Other sources may be secured from impounded small streams. The average discharges (U. S. Geological Survey) of the Ohio River at Maysville and the North Fork Licking River at Lewisburg are 91,010 cfs (23 years record) and 152 cfs (18 years record), respectively.



Ground Water: Recent investigations by the U. S. Geological Survey indicate that the best ground water sources are restricted to areas along the Ohio River and adjacent to the main drainage system.

Many properly constructed wells drilled into the Ohio River alluvium yield several hundred gallons per minute. The maximum reported yield is 800 gpm. Water is hard or very hard, but otherwise of good quality.

Lesser amounts of water can be obtained from most drilled wells adjacent to the main drainages. Yields range between 100 and 500 gpm. Water is generally hard or very hard and may contain objectionable amounts of hydrogen sulfide, especially at depths in excess of 100 feet.

### Forests

There are only 18,500 acres of commercial forest land in Mason County, covering 12.1 percent of the total land area. However, in Kentucky, within a 50-mile radius of Maysville, the county seat, there are 1,642,000 acres of commercial forest land. The most abundant species are red oaks, white oaks, hickories, yellow pines, yellow poplar, beech, ash, soft maple, hard maple and black walnut.

In 1962, 61 million board feet of timber were harvested from this area. Forestry authorities agree that the desirable annual cut could be much larger. The adjacent part of Ohio is also well forested. While some of the Kentucky timber harvest is used locally, much of it is shipped out of the area for further processing.

Forests of the entire area receive organized protection from fire from the State Department of Natural Resources.

## MARKETS

Kentucky's economic growth is credited in part to its location at the center of the Eastern Market Area. A line drawn along the borders of Minnesota, Iowa, Missouri, Arkansas, and Louisiana divides the country into two parts designated the Eastern and Western Market Areas. The Eastern Market Area is smaller in land area, but contains almost 75 percent of the national population.

Kentucky is also at the center of a seventeen state area containing over 2/5 of the nation's population, personal income, and retail sales. This area is composed of those states within an approximate 400-mile radius of the Kentucky border. This is shown in greater detail in the following table.



TABLE 17

## CONSUMER MARKET POTENTIAL

	Population Percent of U.S.	Personal Income Percent of U.S.	Retail Sales Percent of U.S.
Alabama	1.8	1.2	1.3
Arkansas	1.0	0.6	0.6
Delaware	0.3	0.3	0.3
Georgia	2.2	1.8	1.9
Illinois	5.5	6.5	6.2
Indiana	2.5	2.6	2.7
KENTUCKY	1.6	1.2	1.3
Maryland	1.8	2.0	1.7
Michigan	4.2	4.7	4.4
Mississippi	1.2	0.7	7.8
Missouri	2.3	2.2	2.4
North Carolina	2.5	1.9	2.0
Ohio	5.3	5.5	5.3
Pennsylvania	5.9	8.6	5.7
South Carolina	1.3	0.9	0.9
Tennessee	2.0	1.4	1.6
Virginia	2.3	2.0	2.0
West Virginia	0.9	0.7	0.7
REGIONAL TOTAL	44.8	42.3	42.2

Sources: U. S. Bureau of Census, Current Population Reports, Series P-25, No. 333, for Population; U. S. Department of Commerce, Survey of Current Business, August 1966 for Income; U. S. Department of Commerce, Census of Business, 1963, "Retail Trade" for Retail Sales.

Per capita personal income in Mason County in 1963 was \$2,024, which was above the state average of \$1,799.\* According to the August 1966 issue of Survey of Current Business, per capita income in Kentucky for 1965 was \$2,045.

Retail sales in Mason County in 1965 totaled \$27,134,000.\*\*

\*Bureau of Business Research, College of Commerce, University of Kentucky, Kentucky Personal Income 1963, 1965.

\*\*Sales Management, Survey of Buying Power, June 10, 1966.

## CLIMATE

The average annual precipitation in Kentucky ranges from 38 to 40 inches in the northern part of the state to 50 inches or more in the south-central part. Late summer is normally the driest part of the year.

Winter is relatively open, with midwinter days averaging 32 degrees in the northern parts to 40 degrees in the southern, for about six weeks' duration.

Midsummer days average 74 degrees in the cooler uplands to 79 degrees in the lowland and southern areas.

The growing season varies from 180 days in the north to 210 in the south. Seasonal heating-degree days average about 4,500 for the state. Sunshine prevails for an average of at least 52 percent of the year and increases to 60 percent or more to the southwest.

Kentucky's climate is temperate. The climatic elements of sunlight, heat, moisture, and winds are all in moderation without prolonged extremes. Rainfall is abundant and fairly regular throughout the year. Warm-to-cool weather prevails with only short periods of extreme heat and cold.



TABLE 18

## CLIMATIC DATA FOR MAYSVILLE, MASON COUNTY, KENTUCKY

Month	Temp. Norm.*	Total Prec. Norm.*	Av. Relative Humidity Readings**	
	Deg. Fahrenheit	Inches	7:00 A.M.	7:00 P.M. (EST)
January	35.3	4.11	78	69
February	32.6	3.40	84	66
March	45.5	4.47	80	65
April	58.6	3.69	77	53
May	67.9	4.09	80	54
June	73.6	4.30	84	59
July	74.9	4.56	88	61
August	71.7	3.69	89	60
September	65.1	2.70	87	54
October	51.3	2.28	81	51
November	47.2	3.08	83	66
December	39.8	3.11	84	74
Annual Norm.	55.3	43.48		

\*Station Location: Vanceburg, Kentucky

\*\*Station Location: Cincinnati, Ohio

Length of Record: 7:00 A.M. readings 2 years;  
7:00 P.M. readings 2 years.

Days cloudy or clear: (13 years of record) 83 clear, 99 partly cloudy,  
183 cloudy

Percent of possible sunshine: (13 years of record) 6.5%

Days with precipitation of 0.01 inch or over: (17 years of record) 128

Days with 1.0 inch or more snow, sleet, hail: (17 years of record) 8

Days with thunderstorms: (17 years of record) 46

Days with heavy fog: (1 year of record) 19

Prevailing wind: (16 years of record) South-southwest

Seasonal heating-degree days: (29 years of record) Approximate long-term means 5,265 degree days

Sources: U. S. Weather Bureau, Climatological Data - Kentucky, 1964;  
U. S. Weather Bureau, Local Climatological Data - Lexington, Kentucky, 1964.

APPENDIX

History	Appendix A
Employment by Industry Division	Appendix B
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## HISTORY

Maysville owes its existence to Limestone Creek and was called Limestone until 1805 when the name was changed to Maysville. As early as 1771, the creek which cuts the city in half offered a sheltered harbour to voyagers on the Ohio. Maysville was chartered in 1787 by the Virginia legislature, five years before Kentucky became a state. In 1833 the town was incorporated as a city and today ranks 17th in population in the state.

In 1815, Zane's Trace, the first mail route west of the Alleghanies, brought a growing stream of settlers to the Ohio crossing at Maysville. This pioneer route followed the axes of men from Wheeling, West Virginia, to Nashville, Tennessee.

Mason County was established in May, 1789, by the legislature of Virginia, the last of the nine counties to be formed before Kentucky became a state. It was named for George Mason, one of Virginia's most eminent statesmen and lawyers. The town is named after John Mays, whose patent covered the land upon which Maysville has grown. Mays was tomahawked in 1790 by a group of Indians led by the young Tecumseh.

Maysville achieved a place in American history as the northern terminus of the first macadamized road in Kentucky. Henry Clay, the great Whig, led an attempt to make this a federal highway. Jackson's veto of the bill solidified the western opposition to him and aided in the formation of the Whig party.

In May of 1833 cholera struck Maysville in epidemic proportions, leaving many victims behind. The citizenry fled the city, leaving it almost deserted. A few remained behind to care for the sick and bury the dead. In 1835 the dreaded disease struck the frontier town again, leaving some 115 persons dead. A fire in 1833 added to the problems of Maysville when it destroyed several of the business places of the town. Despite this series of natural disasters, Maysville added 700 inhabitants to its population during the ten-year period from 1830 to 1840.

Many distinguished guests have enjoyed the hospitality of Maysville, including Henry Clay, General LaFayette, Daniel Webster, John Quincy Adams and U. S. Grant. An eyewitness to Grant's visit says that a huge crowd gathered on that hot day in July of 1868 to hear the campaign speech. "When the carriage (carrying Grant) turned into the corner where the crowd was assembled, the gentlemen all rushed forward to see who could open the door for the General and the General fell out on his head."

## Appendix A

Maysville contained men who served in both armies during the Civil War and like much of Kentucky suffered from local dissensions. The Bulletin of Maysville in October of 1864 decried Union military rule. It said that the poor quality of its paper was due to the fact that its political position did not coincide with Lincoln's, and it endorsed his election opponent, General McClellan. For this reason they could not buy paper from local dealers. The Bulletin said, "Because we do not recognize Mr. Lincoln as the government, and have not transferred our allegiance to him, do not support his usurpations, stain our hands with our brothers' blood, or believe that war and subjugation are the proper means of restoring the Union, we are prescribed and denied the exercise of privileges which we are entitled to by the laws of the land, and of which no man, or set of men have the right to deprive us."

The famous novel, "Uncle Tom's Cabin," was based upon the experiences of Harriet Beecher Stowe during her visit to the Marshall Key Home in Washington, near Maysville. Here she saw her first slave sale on an old auction block before the courthouse. The story of the fleeing Eliza was the dramatization of a slave woman with her child who fled across the frozen Ohio River near Maysville. This historic Mason County town was also the birthplace of one of the greatest Confederate Army Generals, Albert Sidney Johnston. Washington can claim many firsts, including one of the first post offices west of the mountains and the first bank in northern Kentucky. The county and the towns and villages of this area have a rich heritage upon which to build an equally rich future.



COVERED EMPLOYMENT BY MAJOR INDUSTRY DIVISION  
MASON COUNTY AND KENTUCKY

Industry	Mason County		Kentucky	
	Number	Percent	Number	Percent
All Industries	3,923	100.0	561,324	100.0
Mining and Quarrying	15	0.4	27,652	4.9
Contract Construction	220	5.6	48,821	8.7
Manufacturing	2,197	56.0	224,656	40.0
Food and kindred products	236	6.0	24,641	4.4
Tobacco	56	1.4	11,052	2.0
Clothing, tex. and leather	604	15.4	35,356	6.3
Lumber and furniture	30	0.8	16,947	3.0
Printing, pub. and paper	39	1.0	13,034	2.3
Chemicals, petroleum, coal and rubber	17	0.4	19,565	3.5
Stone, clay and glass	16	0.4	7,046	1.3
Primary metals	0	0	11,768	2.1
Machinery, metals and equip.	1,199	30.6	81,366	14.5
Other	0	0	3,881	0.7
Transportation, Communication and Utilities	227	5.8	38,278	6.8
Wholesale and Retail Trade	941	24.0	143,434	25.6
Finance, Ins. and Real Estate	130	3.3	25,856	4.6
Services	190	4.8	50,564	9.0
Other	3	0.1	2,063	0.4

Source: Kentucky Department of Economic Security, June 1966.

ECONOMIC CHARACTERISTICS OF THE POPULATION FOR  
MASON COUNTY AND KENTUCKY, 1960

Subject	Mason County		Kentucky	
	Male	Female	Male	Female
Total Population	8,987	9,467	1,508,536	1,529,620
EMPLOYMENT STATUS				
Persons 14 years old & over	6,298	6,762	1,036,440	1,074,244
Labor force	4,822	2,133	743,255	291,234
Civilian labor force	4,818	0	705,411	290,783
Employed	4,540	2,060	660,728	275,216
Private wage & salary	2,699	1,634	440,020	208,384
Government workers	218	224	58,275	44,462
Self-employed	1,569	154	156,582	16,109
Unpaid family workers	54	48	5,851	6,261
Unemployed	278	73	44,683	15,567
Not in labor force	1,476	4,629	293,185	783,010
Inmates of institutions	30	8	15,336	8,791
Enrolled in school	487	511	94,734	97,825
Other & not reported	959	4,110	183,115	676,394
Under 65 years old	392	3,087	91,626	539,838
65 and over	567	1,023	91,489	136,556
MAJOR OCCUPATION GROUP OF EMPLOYED PERSONS				
All employed	4,540	2,060	660,728	275,216
Professional & technical	151	204	46,440	36,879
Farmers & farm mgrs.	1,079	32	91,669	2,339
Mgrs., officials, & props.	430	87	58,533	10,215
Clerical & kindred workers	177	397	35,711	66,343
Sales workers	262	234	39,837	25,265
Craftsmen & foremen	601	35	114,003	2,836
Operatives & kindred workers	907	310	140,192	45,305
Private household workers	10	320	1,123	25,183
Service workers	236	340	29,844	40,156
Farm laborers & farm foremen	385	19	33,143	2,046
Laborers, ex. farm & mine	249	3	44,227	1,671
Occupation not reported	53	79	26,006	16,978

Source: U.S. Bureau of the Census, U.S. Census of Population: 1960, "General Social and Economic Characteristics," Kentucky.



## MAJOR KENTUCKY TAXES

Corporation Income Tax

The Kentucky corporate income tax is derived from that portion of the corporation's entire net income which is attributable to Kentucky operations. Federal income taxes are allowed as a deduction in arriving at taxable net income to the extent that such Federal income tax is applicable to Kentucky operations. The corporation income tax rate is 5% on the first \$25,000 of taxable net income and 7% on all over \$25,000 taxable net income.

Every corporation whose tax liability will exceed \$5,000 must file a declaration of estimated tax due. For taxpayers using the calendar year accounting period, the declaration must be filed along with 50% of the tax due on June 15th. Additional 25% payments are required on September 15th and December 15th.

Kentucky's portion of taxable corporation income derived from the manufacture and sale of tangible property is determined by applying to net income an average of the ratios of the value of tangible property, payroll, and amount of sales in this state to the total value of tangible property, payroll, and amount of sales of the corporation. In general, this same method is used for allocating taxable income of corporations engaged in other types of business.

Corporation License Tax

Every corporation owning property or doing business in Kentucky must pay a corporation license tax. This provision does not apply to banks and trust companies, foreign and domestic insurance companies, foreign and domestic building and loan associations, and corporations that, under existing laws, are liable to pay a franchise tax.

The license tax return is due on or before the 15th day of the 4th month following the close of the corporation's fiscal year. The tax rate is 70¢ per \$1,000 value of capital employed in this state. The minimum liability is \$10.

Corporation Organization Tax

Domestic corporations having capital stock divided into shares are required to pay an organization tax to the Secretary of State at the time of corporation. The tax is based upon the number of shares authorized:

	Rate Per Share (Par Value)	Rate Per Share (No Par Value)
First 20,000 shares	1¢	1/2¢
20,001 through 200,000 shares	1/2¢	1/4¢
Over 200,000 shares	1/5¢	1/5¢

The minimum tax is \$10. If additional shares are authorized, the tax is computed on the basis of the total number of shares, as amended, and the tax due in excess of that already paid must be paid at the time the amendment to the articles of incorporation is filed.

The tax applies to the capital of foreign corporations in case of merger or consolidation with a Kentucky corporation.

### General Property Taxes

Kentucky's Constitution provides that all property, unless specifically exempt, shall be assessed for property taxation at fair cash value. Until 1965, Kentucky courts had consistently held that uniformity of assessments took precedence over fair cash value. However, a 1965 Kentucky Court of Appeals decision overruled this interpretation and set January 1, 1966, as the effective date when all property must be assessed at fair cash value.

In order to minimize the effect of increased assessments the First Extraordinary Session, 1965, of the General Assembly, passed legislation which limits tax revenues received by local jurisdictions to 1965 revenues. An allowance was made by the legislature which permitted all local taxing jurisdictions, after holding a properly advertised public hearing, to increase taxes by no more than 10% per year for the years 1966 and 1967.

State ad valorem tax rates, applicable to the various classes of property, are shown as follows:

	Rate Per \$100 Assessed Value			
	State	County	City	School
Real estate	1 1/2¢	Yes*	Yes*	Yes*
Tangible personal property** (not subject to a specific rate)	15¢	Yes*	Yes*	Yes*
Manufacturing machinery	15¢	No	No	No
Raw materials and products in course of manufacture	15¢	No	No	No
Intangible personal property (not subject to a classified rate)	25¢	No	No	No

\*Local rates vary. See the local taxes section of this brochure.

\*\*Includes automobiles and trucks, merchants inventories and manufacturer's finished goods, and business furniture.



### Personal Income Tax

Kentucky personal income taxes range from 2% of the first \$3,000 of net income to 6% of net income in excess of \$8,000 after the deduction of Federal individual income tax payments, which is additionally reduced by a tax credit of \$20 for each exemption.

The tax rates on adjusted gross income less deductions are:

Up to	\$3,000	- 2%
Next	\$1,000 or portion thereof	- 3%
Next	\$1,000 or portion thereof	- 4%
Next	\$3,000 or portion thereof	- 5%
In excess of	\$8,000	6%

### Sales and Use Tax

A 3% tax is levied upon retail sales and the use or the exercise of any power or right over tangible personal property. Other taxable items include temporary lodgings and certain public services.

The bases of the tax levy are gross receipts from retail sales of tangible personal property and taxable services. Excluded are cash discounts and U.S. excise taxes on sales.

Exemptions important to industry include:

- a. Purchased raw materials, component parts and supplies used in manufacturing or industrial processing for resale.
- b. New machinery and appurtenant equipment for new and expanded industries.
- c. Energy and energy producing fuels, to the extent that they exceed 3% of the cost of production.

### Unemployment Insurance Tax

During 1966 this tax will vary from 0.0% to 3.7% of the first \$3,000 of wages paid to each employee depending on the individual employer's past contribution-benefit experience. The 3.7% rate applies only to employers who have a negative reserve balance. An employer new to Kentucky will pay 2.7% for the first three years operation. Kentucky law provides for three alternate rate schedules which are determined by dividing the "benefit cost ratio" (taxable wages for the previous 60 months divided into amount of benefits paid during this period) into the "statewide reserve" ratio (taxable wages for the preceding year divided into the "trust fund" balance). In 1965, the average employer contribution was 1.1% of total covered wages and 1.8% of taxable wages.

KENTUCKY REVISED STATUTES

103.200 to 103.285

## REVENUE BONDS FOR INDUSTRIAL BUILDINGS

103.200 Definitions for KRS 103.200 to 103.280. As used in KRS 103.200 to 103.285, "industrial buildings" or "buildings" means any building, structure, or related improved area suitable for and intended for use as a factory, mill, shop, processing plant, assembly plant, fabricating plant, or parking area deemed necessary to the establishment or expansion thereof, and the necessary operating machinery and equipment, or any of these things, to be rented or leased to an industrial concern by the city or county by which it is acquired. (1964)

103.210 Issuance of bonds. In order to promote the reconversion to peacetime economy, to relieve the conditions of unemployment, to aid in the rehabilitation of returning veterans and to encourage the increase of industry in this state, any city or county may borrow money and issue negotiable bonds for the purpose of defraying the cost of acquiring any industrial building, either by purchase or construction, but only after an ordinance has been adopted by the legislative body of the city or the fiscal court of the county, as the case may be, specifying the proposed undertaking, the amount of bonds to be issued, and the maximum rate of interest the bonds are to bear. The ordinance shall further provide that the industrial building is to be acquired pursuant to the provisions of KRS 103.200 to 103.280. (1962)

103.220 Interest on bonds; terms. (1) The bonds may be issued to bear interest at a rate not to exceed six percent per annum, payable either annually or semiannually, and shall be executed in such manner and be payable at such times not exceeding twenty-five years from date thereof and at such place or places as the city legislative body or the fiscal court of the county, as the case may be, determines.

(2) The bonds may provide that they or any of them may be called for redemption prior to maturity, on interest payment dates not earlier than one year from the date of issuance of the bonds, at a price not exceeding 103 and accrued interest, under conditions fixed by the city legislative body or the fiscal court of the county, as the case may be, before issuing the bonds. (1962)

103.230 Bonds negotiable; disposal; private sale, when, payable only from revenue. (1) Bonds issued pursuant to KRS 103.200 to 103.280 shall be negotiable. If any officer whose signature or countersignature appears on the bonds or coupons ceases to be such officer before delivery of the bonds, his signature or countersignature shall nevertheless be valid and sufficient for all purposes the same as if he had remained in office until delivery. The bonds shall be sold upon such terms as the city legislative body or the fiscal



court of the county, as the case may be, deems best, or any contract for the acquisition of any industrial building may provide that payment shall be made in such bonds. The issuing authority may sell such bonds in such manner, either at public or private sale, and for such price, as it may determine will best effect the purposes of KRS 103.230 to 103.260; provided, however, that no private or negotiated sale shall be made unless the amount of the issue equals or exceeds \$10,000,000, and unless the business concern which is contracting to lease the industrial building shall have requested in writing, addressed to the chief executive of the issuing authority, that the sale of the bonds shall be made privately upon a negotiated basis. In no event shall any bonds be sold or negotiated on a basis to yield more than six percent, except as provided in subsection (2) of KRS 103.220.

(2) The bonds shall be payable solely from the revenue derived from the building, and shall not constitute an indebtedness of the city or county within the meaning of the Constitution. It shall be plainly stated on the face of each bond that it has been issued under the provisions of KRS 103.200 to 103.280 and that it does not constitute an indebtedness of the city or county within the meaning of the constitution. (1966)

103.240 Use of proceeds of bonds. All money received from the sale of the bonds shall be applied solely for the acquisition of the industrial building and any utilities requisite to the use thereof, and the necessary expense of preparing, printing and selling said bonds, or to advance the payment of interest on the bonds during any portion of the first three years following the date of the bonds. (1966)

103.245 Acquisition of industrial building; power to condemn; procedure. An industrial building within the meaning of KRS 103.200 may be acquired by a city or a county by purchase, gift, or condemnation. Whenever a city or a county shall determine that land or other property, right of way, or easement over or through any property is needed by such city or county, as the case may be, to accomplish the purposes of KRS 103.200 to 103.285, inclusive, it may by ordinance or resolution authorize the purchase or condemnation, in the name of such city or county, of said land or other property, or right of way or easement for such purposes, and may proceed to condemn and acquire such property in the same manner by which an urban renewal and community development agency is permitted and authorized to acquire property under the provision of KRS 99.420, and in accordance with the procedures therein set out, except that all property, rights of way, and easements already held by its owner or lessee for industrial development, shall be exempt from condemnation under this section. (1964)

103.250 Lien of bondholders on building; receiver on default. (1) A statutory mortgage lien shall exist upon the industrial building so acquired in favor of the holders of the bonds and coupons. The industrial building so acquired shall remain subject to the statutory mortgage lien until the payment in full of the principal of the bonds, and all interest due thereon.



(2) If there is any default in the payment of principal or interest of any bond, any court having jurisdiction of the action may appoint a receiver to administer the industrial building on behalf of the city or county, as the case may be, with power to charge and collect rents sufficient to provide for the payment of any bonds or obligations outstanding against the building, and for the payment of operating expenses, and to apply the income and revenue in conformity with KRS 103.200 to 103.280 and the ordinance referred to in KRS 103.210. (1966)

103.260 Application of revenue; charges for use. (1) At or before the issuance of bonds the city legislative body or the fiscal court of the county, as the case may be, shall, by ordinance, set aside and pledge the income and revenue of the industrial building into a separate and special fund to be used and applied in payment of the cost thereof and in the maintenance, operation and depreciation thereof. The ordinance shall definitely fix and determine the amount of revenue necessary to be set apart and applied to the payment of principal and interest of the bonds, and the proportion (if any) of the balance of the income and revenue to be set aside as a proper and adequate depreciation account, and the remaining proportion of such balance shall be set aside for the reasonable and proper operation and maintenance of the industrial building.

(2) The rents to be charged for the use of the building shall be fixed and revised from time to time so as to be sufficient to provide for payment of interest upon all bonds and to create a sinking fund to pay the principal thereof when due, and to provide for the operation and maintenance of the building and an adequate depreciation account, if any depreciation account has been established. (1966)

103.270 Depreciation account. (1) If a surplus is accumulated in the operating and maintenance funds equal to the cost of maintaining and operating the industrial building during the remainder of the calendar, operating or fiscal year, and during the succeeding like year, any excess over such amount may be transferred at any time by the city legislative body, or the fiscal court of the county, as the case may be, to the depreciation account, to be used for improvements, extensions or additions to the building.

(2) The funds accumulating to the depreciation account shall be expended in balancing depreciation in the industrial building or in making new constructions, extensions or additions thereto. Any such accumulations may be invested as the city legislative body, or the fiscal court of the county, as the case may be, may designate, and if invested the income from such investment shall be carried into the depreciation account. (1962)

103.280 Additional bonds. (1) If the city legislative body, or the fiscal court of the county, as the case may be, finds that the bonds authorized will be insufficient to accomplish the purpose desired, additional bonds may be authorized and issued in the same manner.

(2) Any city or county acquiring any industrial building pursuant to the provisions of KRS 103.200 to 103.280 may, at the time of issuing the bonds for such



acquisition, provide for additional bonds for extensions and permanent improvements to be placed in escrow and to be negotiated from time to time as proceeds for that purpose may be necessary. Bonds placed in escrow shall, when negotiated, have equal standing with the bonds of the same issue.

(3) The city or county may issue new bonds to provide funds for the payment of any outstanding bonds, in accordance with the procedure prescribed by KRS 103.200 to 103.280. The new bonds shall be secured to the same extent and shall have the same source of payment as the bonds refunded. (1962)

103.285 Property acquired under KRS 103.200 to 103.280 exempt from taxation. All properties, both real and personal, which a city or county may acquire to be rented or leased to an industrial concern according to KRS 103.200 to 103.280, shall be exempt from taxation to the same extent as other public property used for public purposes, as long as the property is owned by the city or county. (1962)

COMMONWEALTH OF KENTUCKY  
DEPARTMENT OF STATE

Secretary of State, Frankfort, Kentucky

INSTRUCTIONS FOR FILING ARTICLES  
OF  
INCORPORATION FOR FOREIGN CORPORATIONS  
IN KENTUCKY

1. Original articles of incorporation and all existing and subsequent amendments to original articles must be filed with the Secretary of State of Kentucky, certified by the Secretary of State of the state of incorporation, as of the current date, in chronological order. A \$25.00 filing fee for original articles and amendments is required. A fee of \$10.00 is required for recording articles and amendments.
2. A statement of corporation designating a process agent and place of business in Kentucky is required, for which the filing fee is \$5.00. Our Constitution requires that the process agent reside at the place of business.
3. Photostatic copies will be accepted for filing and recording, if they are PLAINLY LEGIBLE and in proper legal form with respect to size, durability, etc., and of such size and quality as to permit them to be rephotostated.

For further information write to

Thelma Stovall,  
Secretary of State,  
Commonwealth of Kentucky.



## COOPERATING STATE AGENCIES

As a state, Kentucky realizes the importance of industry in developing her many resources. In addition to the Department of Commerce, which was created for the express purpose of promoting the economic development of the Commonwealth, there are many state agencies actively engaged in programs which, directly or indirectly, contribute materially to the solution of problems which affect our industrial growth. Since it is a statutory function of the Department of Commerce "to coordinate development plans," contact with the following state agencies and others concerned may be established through this agency.

The Kentucky Highway Department, in planning its program of development and expansion, gives every consideration to the needs of existing proposed industries. During 1965, highway expenditures in Kentucky for the construction of four-lane highways totaled \$46,710,747. Kentucky has ranked in the upper fourth of all states in recent years in both the number of miles of highway construction and in the amount of money spent.

The Department of Economic Security provides labor market information for the state, giving the latest estimated employment in non-agricultural industries, estimated average hours and earnings of production workers in manufacturing, and estimated labor turnover rates in the manufacturing and mining industries. As an aid to the location of prospective industries, the Department will conduct surveys on labor supply and economic characteristics of specified areas. The Department's Division of Employment Service, with offices in 25 cities in the state is available to assist in the recruitment of both established and new industries. All local offices are equipped to administer aptitude tests for approximately 800 occupations as a part of the recruitment process, using the General Aptitude Test Battery and certain specific tests. These tests facilitate getting the "round peg" into the "round hole," thereby helping to reduce worker turnover and training time.

The Kentucky Department of Labor has been highly successful in its relations with both management and labor. Representatives of this department are available at all times to consult with industries on any matter in which they can be of service.

The Kentucky Department of Revenue offers the services of its tax consultants to industries seeking locations within the state, as well as to resident industries.

The Kentucky Department of Commerce takes pride, not only in the services it has to offer to industries seeking locations in Kentucky, but in the service it attempts to render on a continuing basis to existing industry. Established industries have found the state to be considerate of their welfare and we welcome the opportunity to introduce representatives of prospective new industries to our present family of industries.

COMMONWEALTH OF KENTUCKY  
DEPARTMENT OF HIGHWAYS POLICY ON  
INDUSTRIAL ACCESS ROADS

Under established and necessary policies and within the limits of funds available for this purpose, the Kentucky Department of Highways will cooperate in constructing or improving access roads to new industrial plants, subject to the following:

1. Before the Department will approve any project, there must be a definite assurance given to the Department by the Department of Commerce that the new plant will be built.
2. The length of the project must be feasible as well as reasonable and the cost justified on a cost benefit ratio.
3. The necessary rights of way will be furnished without cost or obligation to the Department of Highways, whenever possible.
4. If approved, access roads will be built only from the nearest highway to the property line of the company. When possible, existing roads will be improved rather than new roads built.
5. No roads will be built that will serve solely as private drive-ways on plant property. No parking lots are to be built.
6. No project is to be given final approval prior to authorization by the Commissioner of Highways. No other person is authorized to make a commitment for the Department of Highways.

Henry Ward  
Commissioner of Highways  
Commonwealth of Kentucky