

1969

# Industrial Resources: Jessamine County

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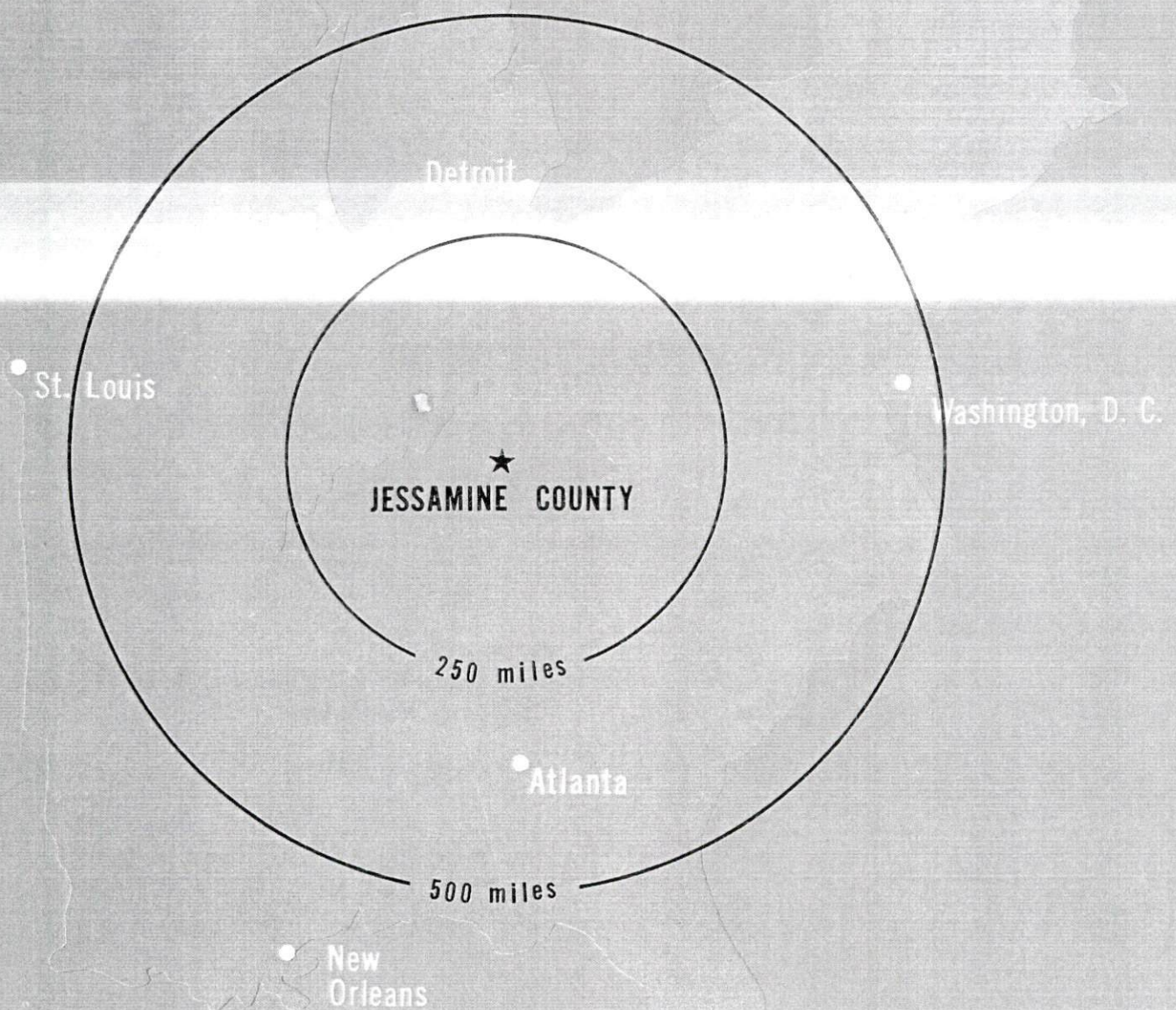
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# **INDUSTRIAL RESOURCES**

**JESSAMINE  
COUNTY  
KENTUCKY**



JESSAMINE COUNTY INDUSTRIAL SITES



## JESSAMINE COUNTY INDUSTRIAL SITES

Detailed information concerning the sites will be furnished upon request by Brien Risk, President, First National Bank & Trust Company, Nicholasville, Kentucky, or the Kentucky Department of Commerce, Frankfort, Kentucky.

- SITE # 1:     ACREAGE AND TOPOGRAPHY: 32 acres, rolling land  
LOCATION: 1 mile north of Nicholasville  
HIGHWAY ACCESS: U. S. 27  
RAILROADS: Southern Railway System  
WATER: Will be extended to the site  
GAS: Will be extended to the site  
ELECTRICITY: Blue Grass RECC and Kentucky Utilities Company  
SEWERAGE: Will be extended to the site  
OPTIONED BY: Jessamine County Industrial Foundation,  
                  Jessamine County Chamber of Commerce
- SITE # 2:     ACREAGE AND TOPOGRAPHY: 152 acres, rolling land  
LOCATION: 1 mile south of Nicholasville  
HIGHWAY ACCESS: U.S. 27  
RAILROADS: Rail is not available  
WATER: Will be extended to the site  
GAS: Will be extended to the site  
ELECTRICITY: Blue Grass RECC and Kentucky Utilities Co.  
SEWERAGE: Will be extended to the site  
OPTIONED BY: Jessamine County Industrial Foundation,  
                  Jessamine County Chamber of Commerce
- SITE # 3:     ACREAGE AND TOPOGRAPHY: 147 acres, rolling land  
LOCATION: One-half mile west of Nicholasville  
HIGHWAY ACCESS: Kentucky Highways 169, 29, and U.S. 27  
RAILROADS: Southern Railway System  
WATER: Nicholasville Water Department  
GAS: Delta Natural Gas Company, Inc.  
ELECTRICITY: Nicholasville Light Department  
SEWERAGE: Nicholasville Water Department  
OWNERSHIP: Private
- SITE # 4:     ACREAGE AND TOPOGRAPHY: 225 acres, rolling land  
LOCATION: 1 mile west of Nicholasville  
HIGHWAY ACCESS: Kentucky Highway 29 and U.S. 27  
RAILROADS: Southern Railway System  
WATER: Nicholasville Water Department  
GAS: Delta Natural Gas Company, Inc.  
ELECTRICITY: Nicholasville Light Department  
SEWERAGE: Nicholasville Water Department  
OWNERSHIP: Private
- SITE # 5:     ACREAGE AND TOPOGRAPHY: 117 acres, rolling land  
LOCATION: 4 miles southwest of Nicholasville  
HIGHWAY ACCESS: Kentucky Highway 29 and U.S. 27  
RAILROADS: Southern Railway System  
WATER: Will be extended to site  
GAS: Delta Natural Gas Company, Inc.  
ELECTRICITY: Blue Grass RECC  
SEWERAGE: None  
OWNERSHIP: Private







INDUSTRIAL RESOURCES  
JESSAMINE COUNTY, KENTUCKY

PREPARED BY  
THE KENTUCKY DEPARTMENT OF COMMERCE  
IN COOPERATION WITH  
THE JESSAMINE COUNTY CHAMBER OF COMMERCE

1969

This copy has been prepared by the Kentucky Department of Commerce,  
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# TABLE OF CONTENTS

<u>Chapter</u>	<u>Page</u>
INDUSTRIAL SITES . . . . .	i
JESSAMINE COUNTY, KENTUCKY, A PROFILE . . . . .	1
THE LABOR MARKET. . . . .	4
Population . . . . .	4
Employment Characteristics. . . . .	4
Wage Levels . . . . .	6
Labor Supply. . . . .	7
Labor Organization. . . . .	7
Income . . . . .	8
EDUCATION . . . . .	9
Elementary and High School . . . . .	9
Vocational Schools . . . . .	10
Colleges . . . . .	10
Research . . . . .	11
TRANSPORTATION . . . . .	12
Rail. . . . .	12
Highways . . . . .	12
Truck Service . . . . .	13
Air . . . . .	13
Water. . . . .	14
Other Transportation Services . . . . .	14
POWER AND FUEL . . . . .	15
Electricity. . . . .	15
Natural Gas . . . . .	16
Coal . . . . .	16
Fuel Oil . . . . .	16
Liquified Petroleum . . . . .	16
WATER AND SEWERAGE. . . . .	17
Water . . . . .	17
Sewerage . . . . .	18

<u>Chapter</u>	<u>Page</u>
AGRICULTURE - NATURAL RESOURCES - CLIMATE . . . . .	19
Agriculture . . . . .	19
Mineral Resources . . . . .	19
Water Resources . . . . .	19
Forests . . . . .	20
Climate . . . . .	20
LOCAL GOVERNMENT . . . . .	21
Structure . . . . .	21
Finance . . . . .	21
Taxes . . . . .	21
Planning and Zoning . . . . .	22
Safety . . . . .	22
Fire . . . . .	22
Police . . . . .	22
Sanitation . . . . .	23
HEALTH . . . . .	24
Hospitals . . . . .	24
Public Health . . . . .	24
OTHER LOCAL FACILITIES . . . . .	25
Housing . . . . .	25
Communication . . . . .	25
Libraries . . . . .	26
Churches . . . . .	26
Financial Institutions . . . . .	26
Hotels and Motels . . . . .	26
Clubs and Organizations . . . . .	26
Recreation . . . . .	26
Community Improvements . . . . .	28
Public . . . . .	28
Business and Industrial . . . . .	28
Other . . . . .	28
HISTORY . . . . .	29

## JESSAMINE COUNTY, KENTUCKY, A PROFILE

### Location

Jessamine County is located in the center of the Bluegrass Region of Kentucky. The Bluegrass, well known for its thoroughbred horses and rolling farms, is emerging as an important industrial, educational and research area. Jessamine County is located only 12 miles south of Lexington, 95 miles south of Cincinnati, and 75 miles east of Louisville.

### The Economy

In 1967, total employment in Jessamine County averaged 3,593. Major employment segments are agriculture (1,164), trade and services (707), government (530), and manufacturing (342). Manufacturing employment, which has increased by 12.6 percent during the 1960's, has given balance to the county's economy, but community attitudes and programs are directed toward greater future industrial growth.

Personal income for Jessamine County residents was \$34,543,000 in 1968 for a gain of 83.7 percent during the sixties. Per capita income in 1968 was \$2,243.

Jessamine County, plus five adjoining counties, constitutes an area with about 97,500 jobs. Lexington and Fayette County is the primary economic center of this area. In June 1968, there were 23,000 manufacturing jobs in the six counties, and since 1960, industrial employment has increased by 81 percent. Other important economic activities are trade and services (32,200), government (12,200), and agriculture (10,600). Growth in the central Bluegrass has bordered on the spectacular in recent years and available resources strongly indicate even more rapid progress.

### Labor Supply

There is a current labor supply of 3,450 men and 2,950 women within reasonable commuting distance of Jessamine County. During the next five years, 10,500 boys and 10,200 girls in the area will become 18 years of age, augmenting this labor supply.



## Industrial Sites and Services

Five industrial sites ranging from 32 acres to 225 acres are now available in Jessamine County.

Jessamine County's transportation facilities have been greatly improved with two Interstate highways and one state parkway serving the Bluegrass Region.

Trucking service is provided by seven common carriers. Interstate and intrastate services are available.

Rail service to Jessamine County is provided by the Southern Railway System. Freight and passenger services are available.

Commercial air service is available at Blue Grass Airport, 12 miles north of Jessamine County.

The nearest shipping point for barge is the Kentucky River, 6 miles south of Nicholasville.

Ample supplies of power and fuels are available. Electric power is supplied by Nicholasville Light Department, Kentucky Utilities Company, and Blue Grass RECC. Natural gas is supplied by Delta Natural Gas Company, Inc.

## Education

Wilmore, 12 miles south of Lexington and 4 miles west of Nicholasville, is the home of Asbury College. The small interdenominational liberal arts school has been known as an institution which successfully blends the principals of religion and education.

The University of Kentucky and Transylvania College are 12 miles away in Lexington.

Seven other colleges and universities are within a 60-mile radius of Jessamine County. The University of Louisville and colleges in the Louisville area and educational institutions in the Cincinnati area are within easy driving distance.

## Recreation

Recreation in the Jessamine County area is varied and plentiful - boating and fishing on the Kentucky River and Herrington Lake; sight-seeing in the historic Bluegrass Region; visiting the many world-famous horse farms.

Lexington has two nationally known race tracks - Keeneland Race Course and the "Big Red Mile" Trotting Track. Louisville has Churchill Downs and the spectacular Kentucky Derby, Louisville Downs, and Miles Park.

Intercollegiate athletic competition is found at the University of Kentucky and the University of Louisville. Major league sports can be found in Cincinnati and Louisville.

Many cultural and musical activities can be found in Lexington, Louisville and Cincinnati.

## THE LABOR MARKET

### Population

The population of Nicholasville was 4,275 in 1960, a sharp increase of 25.5 percent over the 1950 figure of 3,406. This unusual population increase can be partially attributed to the annexation of additional area by the city.

Population of Wilmore was 2,773 in 1960, an increase of 18.7 percent over the 1950 figures of 2,337. The increase can partially be attributed to the increased enrollment of Asbury College.

The population of Jessamine County as a whole increased from 11,925 persons in 1900 to 12,458 in 1950. The slight population increase during the 50's was due to urban and rural non-farm growth. In 1968, the population had increased to 14,500. This increase has been due to increased industrialization within the area.

TABLE 1

POPULATION TREND - NICHOLASVILLE, WILMORE AND  
JESSAMINE COUNTY, KENTUCKY <sup>1/</sup>

Year	Nicholasville		Wilmore		Jessamine County	
	Population	% Change	Population	% Change	Population	% Change
1900	2,393				11,925	
1950	3,406	42.3	2,337		12,458	4.5
1960	4,275	25.5	2,773	18.7	13,625	9.4
1968 <sup>2/</sup>					14,500	6.4

### Employment Characteristics

In 1967 total employment in Jessamine County averaged 3,593. Major segments of employment are agriculture (1,164), trade and services (707), government (530) and manufacturing (342). There is also a large percentage of the residents of Jessamine County who commute outside the county for employment.

Manufacturing employment in Jessamine County has increased by only 12.6 percent during the 1960's. In June 1968, clothing and distilled spirits were the leading products with approximately 225 employees. Barrett Midway, located in Wilmore, is the largest manufacturer located in Jessamine County.



One manufacturer has located in Jessamine County during the 1960's. Jessamine Products, Inc., located during 1968 with an estimated employment of 100. Barrett Midway, Inc., during the same period invested \$124,000 in expanded facilities in their plant located at Wilmore, Kentucky.

TABLE 2

JESSAMINE COUNTY MANUFACTURING FIRMS,  
THEIR PRODUCTS, AND EMPLOYMENT - 1969 <sup>3/</sup>

Firm	Product	Employment		
		Male	Female	Total
Barrett Midway, Inc.	Ladies' dresses, chil- drens' dresses, ladies' blouses	6	122	128
Faulkner-Fain Co., Inc.	Institutional furniture	14	2	16
Jessamine Publishing Co., Inc.	Newspaper, job printing	3	5	8
Somerset Importers Ltd.	Whisky, gin, vodka			125
Stratton Lumber Co.	Lumber	6	2	8
Teater & Cassity Farm Service, Inc.	Fertilizer	7	1	8

The six-county Jessamine County labor market area includes: Jessamine, Fayette, Garrard, Madison, Mercer, and Woodford Counties. In June 1968, there were 23,095 employed in manufacturing. Major groupings of activities are shown in Table 3. Manufacturing is concentrated in Fayette County where 16,270 were employed. Jessamine County has the smallest employment in the six-county labor market area. During the 1960's 34 firms located in the area employing 4,300 and investing \$47.6 million, while 64 firms expanded their present facilities employing an additional 2,400 and investing over \$25.7 million.

TABLE 3

MANUFACTURING EMPLOYMENT, JESSAMINE COUNTY LABOR  
MARKET AREA, JUNE, 1968 <sup>4/</sup>

Industry	Employment
TOTAL	23,095
Food and beverages	2,058
Apparel	3,043
Metal products & machinery	11,123
Printing and publishing	1,823
Other	5,048

## Wage Levels

The 1967 average weekly wage in all industries covered by unemployment insurance in Jessamine County was \$77.42, and \$88.89 for manufacturing. Comparable figures for Kentucky were: \$104.50 for all industries; \$115.08 for manufacturing. All counties in the Jessamine County labor market area, with the exception of Fayette and Woodford Counties, were below the Kentucky average weekly wage for all industries, and for manufacturing only Fayette County had a higher weekly wage than the Kentucky average.

Some examples of specific occupational wage rates in Jessamine County are: 5/

<u>Production Employees</u>	<u>Wages Per Hour</u>		
	<u>Starting</u>	<u>Maximum</u>	<u>Prevailing</u>
Assembler	\$1.60	\$1.95	\$1.70
Drill Press Operator	1.75	2.05	1.85
Grinder, Machine	1.75	2.00	1.85
Machinist, Set Up	1.75	2.10	1.85
Polisher and Buffer	1.80	2.10	1.90
Production Laborer	1.60	2.00	1.75
Punch Press Operator	1.75	2.10	1.85
Sprayer or Painter	2.10	2.40	2.20
Welder, Arc or Acetylene	2.00	2.50	2.25
<u>Service Employees</u>			
Carpenter	\$2.50	\$3.00	\$2.75
Electrician	2.75		3.25
Janitor	1.60	2.00	1.75
Laborer	1.60	2.00	1.75
Machinist	2.50	3.00	2.75
Mechanic, Maintenance	2.25	3.00	2.75
Shipping Clerk	1.75	2.25	2.10
Truck Driver	2.00	2.75	2.25
Welder, Acetylene, Carbon, and Arc	2.00	2.50	2.25

<u>Office Employees</u>	<u>Wages Per Hour</u>		
	<u>Starting</u>	<u>Maximum</u>	<u>Prevailing</u>
Bookkeeper or Accounting Clerk	\$1.75	\$2.25	\$1.90
Chief Clerk	2.00	2.50	2.20
Draftsman	2.25	2.50	2.40
File Clerk	1.60	1.80	1.70
Key Punch Operator	1.80	2.25	2.00
Receptionist	1.70	2.10	1.85
Secretary	2.00	2.50	2.25
Stenographer	1.85	2.20	2.00
Tabulating Machine Operator	1.65	1.85	1.75
Telephone Operator	1.75	2.00	1.85
Typist	1.60	1.90	1.80

### Labor Supply

There is an estimated current labor supply in the Jessamine County labor market area of 3,450 men and 2,950 women. By 1974, 10,500 boys and 10,200 girls will become 18 years of age and augment the current labor supply. The current labor supply includes estimates of unemployed, under-employed, and persons who would enter the labor force if jobs become available.

TABLE 4

### CURRENT AND FUTURE LABOR SUPPLY - JESSAMINE COUNTY LABOR MARKET AREA <sup>6/</sup>

County	Current Labor Supply			Future Labor Supply by 1974		
	July 1968			(Becoming 18 Years of Age)		
	Total	Male	Female	Total	Male	Female
Labor Market Area	6,400	3,450	2,950	20,787	10,553	10,234
Jessamine	1,000	500	500	1,403	715	688
Fayette	2,000	1,100	900	12,764	6,469	6,295
Garrard	800	500	300	911	479	432
Madison	1,700	900	800	3,126	1,552	1,574
Mercer	600	300	300	1,348	696	652
Woodford	300	150	150	1,235	642	593

### Labor Organization

The only union represented in Jessamine County is Distillers, Rectifiers, Wine & Allied Workers Union, which represents the Somerset Importers Ltd. Company.



## Income

The total personal income in Jessamine County in 1968 was estimated at \$34,543,000. Per capita income was \$2,243 for a gain of \$928 during the previous nine years. 7/

Retail trade establishments in Jessamine County in 1963 totaled 148, with 96 located in Nicholasville and 19 in Wilmore. 8/

## EDUCATION

The educational system within the Jessamine County labor market area has the facilities to produce an effective labor force for future industrial growth.

### Elementary and High School

The Jessamine County School System serves all students of Jessamine County through one high school, one junior high school and five elementary schools. Special personnel provide instruction in speech therapy, counseling, physical education, band, vocal music, and library services. A variety of programs are offered at the high school, including home economics, industrial arts and music.

During the 1968-69 school year the enrollment of the system totaled 3,648 students. As of June 30, 1968, the Jessamine County Board of Education had an outstanding bonded indebtedness of \$582,000. For the 1968-69 school year, the budget of the Jessamine County School System is \$1,530,931.

There are current plans for the construction of a new junior high school and a new elementary school to be completed in 1970.

TABLE 5

SCHOOLS, ENROLLMENT, NUMBER OF TEACHERS, STUDENT-  
TEACHER RATIO IN JESSAMINE COUNTY, 1968-69 <sup>9/</sup>

School	Enrollment	No. of Teachers	Student-Teacher Ratio
Jessamine County High School	688	29	23-1
Jessamine County Junior High	399	18	22-1
Jessamine County Elementary Schools	2,561	96	26-1

## Vocational Schools

The Central Kentucky Area Vocational School and the Lafayette Extension Center serve Jessamine County. Course offerings include: appliance repair, auto body repair, auto mechanics, commercial foods, data processing, distributive education, drafting, electronics communications, health occupations, highway technology, industrial electricity, machine shop, practical nursing, radio and TV repair, sheet metal, tool and die design and welding.

Special courses are also available for eligible people under the Manpower Development and Training Act.

## Colleges

Asbury College, located in Wilmore, was founded in 1890 by the Reverend John Wesley Hughes. The small interdenominational liberal arts school has been known as an institution which successfully blends the principals of religion and education.

Lexington is the home of the University of Kentucky, Transylvania College, the Lexington Theological Seminary, and the Episcopal Theological Seminary. Combined student enrollment presently exceeds 17,500.

The University of Kentucky is the state's oldest and primary public institution of higher learning offering 22 baccalaureate degrees, 20 master degrees, and 6 doctorates through 10 colleges, schools of architecture, allied health professions, and home economics; a graduate school and a division of university extension.

Transylvania College, founded in 1780, is the oldest institution of higher learning west of the Allegheny Mountains and offers baccalaureate degrees in the liberal arts.

Other institutions of higher learning in the Jessamine County area include:

<u>College or University</u>	<u>Location</u>	<u>Distance</u>
Georgetown College	Georgetown, Kentucky	25 miles
Centre College	Danville, Kentucky	23 miles
Berea College	Berea, Kentucky	32 miles
Eastern Kentucky University	Richmond, Kentucky	23 miles
Midway Junior College	Midway, Kentucky	25 miles
Kentucky State College	Frankfort, Kentucky	31 miles



<u>College or University</u>	<u>Location</u>	<u>Distance</u>
Catherine Spalding College	Louisville, Kentucky	80 miles
University of Louisville	Louisville, Kentucky	80 miles
Ursuline College	Louisville, Kentucky	80 miles
Bellarmino College	Louisville, Kentucky	80 miles

### Research

Spindletop Research, Inc., and the University of Kentucky, Lexington, provide the Nicholasville area with excellent research facilities.

Spindletop Research, formed in 1961, is an independent applied research organization chartered as a not-for-profit organization. Spindletop offers professional scientific and management services to clients on a contract basis.

Research units of the University include the Kentucky Geological Survey, the Office of Development Services and Business Research, the Agricultural Experiment Station, National Tobacco Research Laboratory, Water Resources Institute, Wenner-Gren Aeronautical Research Laboratory, and Institute for Theoretical & Applied Mechanics. Other research is also carried out through other university channels.

## TRANSPORTATION

### Rail

Jessamine County is served by the Cincinnati, New Orleans, and Texas Pacific Railway Company, a division of the Southern Railway System.

The CNO and TP operates between Cincinnati, Ohio, and Chattanooga, Tennessee, with one northbound and one southbound local freight daily. There are six northbound and six southbound through freights daily. Switching service is available six days per week, with sidings for 60 cars.

This same railroad operates through Wilmore, having a comparable freight schedule with the addition of one daily southbound and two daily northbound passenger trains.

The nearest piggyback facilities are located in Lexington, 12 miles north of Nicholasville. The Louisville & Nashville Railroad and Southern Railway System provide the facilities.

TABLE 6

#### RAILWAY TRANSIT TIME FROM NICHOLASVILLE, KENTUCKY, TO: 10/

No. of Days		No. of Days	
City	CL	City	CL
Atlanta, Ga.	2	Louisville, Ky.	1
Birmingham, Ala.	2	Los Angeles, Calif.	7
Chicago, Ill.	3	Nashville, Tenn.	3
Cincinnati, Ohio	1	New Orleans, La.	3
Cleveland, Ohio	3	New York, N. Y.	5
Detroit, Mich.	3	Pittsburgh, Pa.	4
Knoxville, Tenn.	2	St. Louis, Mo.	3

### Highways

Nicholasville is served by U. S. Highway 27 and Kentucky Highways 29, 169, and 39.

Wilmore is served by U. S. Highway 68 and Kentucky Highway 29.

Jessamine County is served by Interstate Highways 64 (east-west) and 75 (north-south). These two major interstate highways merge 12 miles north of Jessamine County. Kentucky Highway 1267 also serves Jessamine County.

Truck Service: Jessamine County is served by seven trucking firms, six of which maintain terminal facilities in Lexington, Kentucky, 12 miles from Nicholasville.

<u>Company</u>	<u>Home Office</u>
Cooper-Jarrett, Inc.	Orange, New Jersey
Dixie Ohio Express, Inc.	Akron, Ohio
Eldridge Truck Line	Science Hill, Kentucky
McDuffee Motor Freight, Inc.	Indianapolis, Indiana
McLean Trucking Company	Winston-Salem, North Carolina
Turner Expediting Service	Louisville, Kentucky
Wilson Freight Company	Cincinnati, Ohio

TABLE 7

HIGHWAY MILES AND TRUCK TRANSIT TIME FROM  
NICHOLASVILLE, KENTUCKY, TO SELECTED MARKET CENTERS 11/

City	Highway Miles	Delivery Time (Days)		City	Highway Miles	Delivery Time (Days)	
		LTL	TL			LTL	TL
Atlanta, Ga.	363	3	2	Louisville, Ky.	80	6	5
Birmingham, Ala.	394	3	2	Los Angeles, Calif.	2225	1	1
Chicago, Ill.	388	2	1	Nashville, Tenn.	208	2	1
Cincinnati, Ohio	94	1	1	New Orleans, La.	782	3	2
Cleveland, Ohio	331	2	1	New York, N. Y.	782	3	2
Detroit, Mich.	349	2	1	Pittsburgh, Pa.	424	2	1
Knoxville, Tenn.	189	2	1	St. Louis, Mo.	344	2	1

Air

Jessamine County is served by Blue Grass Field, located 4.5 miles west of Lexington on U. S. Highway 60. There are three paved runways, 6,500 by 150 feet, 3,500 by 150 feet, and 3,500 by 150 feet. There is an approach lighting system, beacon, and runway and obstruction lights. Complete traffic control is provided.

Services include 80, 100, and 145 octane; jet fuel; major A and E repairs; storage; restaurant; weather bureau and FAA communication; flight instruction; charter, taxi, and U-Drive-It service.



Four airlines - Eastern, Piedmont, Delta, and Allegheny - serve Lexington. Eastern with 10 flights daily, Delta with 5, Piedmont with 8, and Allegheny with 7, provide non-stop service to New York, Chicago, Washington, D. C., and Atlanta, and connections for all other major U. S. cities. Jet service began in April, 1968. Growing air freight service is provided by the national airlines as well as several independent operators.

Recent airport improvements added a new air freight building and additional parking area. Presently, a massive \$1,200,000 building program is underway which includes the extension of one runway to 6,500 feet, (completed December, 1968), the construction of a new tower building and control cab, and the installation of expanded radar equipment and antenna at a new site.

### Water

Jessamine County borders on the Kentucky River. A six-foot navigation channel is maintained by a series of locks and dams from the stream's confluence with the Ohio River at Carrollton, Kentucky, to a point 259 miles upstream.

### Other Transportation Services

Southern Greyhound Bus Lines provides bus service to all points in the nation. Central Stage Lines provides service to Nicholasville, Wilmore, Avon, and Lexington.

City Cab in Nicholasville and Wilmore Cab in Wilmore provide 24-hour taxi service.

Complete car, truck, and bus rental services are available in Lexington, 12 miles from Nicholasville and Wilmore.

## POWER AND FUEL

### Electricity

Nicholasville is supplied power by the Nicholasville Light Department, which has as its source of supply the Kentucky Utilities Company. Incoming power from Kentucky Utilities Company carries 66,000 volts which is then stepped down 4,160/2,400 KW for city distribution on a three-phase basis.

#### Rates: City of Nicholasville Light Department

##### Residential

	0-12 KWH	\$1.00 (Minimum)
Next	38 KWH	.04 Per KWH
Next	550 KWH	.025 Per KWH
Next	600 KWH	.0175 Per KWH

##### Commercial

	0-12 KWH	\$1.00 (Minimum)
Next	38 KWH	.06 Per KWH
Next	200 KWH	.045 Per KWH
Next	1,750 KWH	.025 Per KWH
Next	2,000 KWH	.0175 Per KWH

Wilmore is supplied directly by the Kentucky Utilities Company, whose 66,000 volt lines penetrate the middle of Jessamine County.

Kentucky Utilities Company provides electric service in 78 Kentucky counties. The Company has a generating capacity of approximately 740,000 KW in its six generating stations which are located in southeastern, central, and western Kentucky. Additional generating capacity of 427,000 KW is under construction with completion scheduled for May 1971. The Company also has major interconnections with its neighboring utilities which 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, or the Kentucky Department of Commerce, Frankfort, Kentucky.

Most of the rural area in Jessamine County is provided electric service by the Blue Grass RECC.

Blue Grass Rural Electric Cooperative Corporation provides electric service in six central Kentucky counties. It is supplied by East Kentucky Rural Electric Cooperative Corporation's generating stations which have a generating capacity of 276,000 KW. Rates for industry may be obtained from the Cooperative office at Nicholasville, Kentucky.

#### Natural Gas

The Delta Natural Gas Company supplies both Nicholasville and Wilmore, as well as much of the county. Tennessee Gas Transmission Company is Delta's unlimited source of supply and the transmission lines are 24 and 30 inches, with a pressure of 6 to 50 pounds. There is a 1,040 BTU content and a .60 specific gravity. The distribution system is a 4-inch line maintaining 3 to 18 pounds of pressure.

##### Rates: General Service

First	1,000 Cu. Ft.	\$2.40 (Minimum)
Next	1,000 Cu. Ft.	1.35 Per M Cu. Ft.
Next	3,000 Cu. Ft.	.92 Per M Cu. Ft.
Next	5,000 Cu. Ft.	.83 Per M Cu. Ft.
Next	10,000 Cu. Ft.	.78 Per M Cu. Ft.
All over	20,000 Cu. Ft.	.75 Per M Cu. Ft.

Special rates are available for industries on a firm basis or interruptible basis. For industrial rates or additional information, contact the Industrial Development Department, Delta Natural Gas Company, Inc., Winchester, Kentucky, or the Kentucky Department of Commerce, Frankfort, Kentucky.

#### Coal

Industrial and domestic grade coals of the eastern Kentucky group have a freight delivery cost of \$3.65 per net ton to Nicholasville. <sup>12/</sup>

#### Fuel Oil

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

Delivered prices of the various grades may be obtained from the Kentucky Department of Commerce, Frankfort, Kentucky.

#### Liquified Petroleum

Lexington has eleven liquified petroleum distributors.



## WATER AND SEWERAGE

### Water

The Nicholasville Water Department draws raw water from the Kentucky River. Its treatment plant has a capacity of 1,500,000 gallons per day. Treated water of 750,000 gallons may be stored within the city and another 100,000 gallons at the plant. The distribution mains are from 4 to 10 inches and an average pressure of 62 psi is maintained. Water is used at the average rate of 420,000 gallons per day with 625,000 gallons being the peak demand for a day.

#### Rates:

First	2,000 Gallons Per Month	\$2.30 (Minimum)
Next	3,000 Gallons Per Month	.08 Per 100 Gallons
Next	15,000 Gallons Per Month	.07 Per 100 Gallons
Next	30,000 Gallons Per Month	.06 Per 100 Gallons
Next	50,000 Gallons Per Month	.05 Per 100 Gallons

There are three water districts that serve portions of Jessamine County.

The public water supply in the City of Wilmore is furnished by the Water Department of Asbury College.

#### Rates:

First	2,000 Gallons Per Month	\$2.50 (Minimum)
Next	3,000 Gallons Per Month	1.25 Per M Gallons
Next	5,000 Gallons Per Month	1.20 Per M Gallons
Next	5,000 Gallons Per Month	1.10 Per M Gallons
Next	5,000 Gallons Per Month	1.00 Per M Gallons
Next	5,000 Gallons Per Month	.90 Per M Gallons
Next	25,000 Gallons Per Month	.80 Per M Gallons
Next	50,000 Gallons Per Month	.70 Per M Gallons
All over	100,000 Gallons Per Month	.60 Per M Gallons

## Sewerage

The Nicholasville Sewer Department has been completely renovated at the cost of \$450,000. Two new pumping stations and new connecting lines have been added. The treatment capacity is 1,500,000 gallons per day with the primary treatment by means of a digester and secondary treatment by a trickle filter. Average daily flow has been 500,000 gallons, leaving a 1,000,000-gallon surplus. The sanitary mains vary from 6 to 18 inches in diameter and the storm mains from 4 to 30 inches. The effluent is discharged into the Town Branch Creek. Monthly rates are \$1.13 for residential service and \$1.77 for existing commercial users.

The residents of Wilmore are provided sewerage service by the Water Department of Asbury College. Rates are on a contract basis with the minimum monthly charge being \$4.

## AGRICULTURE - NATURAL RESOURCES - CLIMATE

### Agriculture

The approximate total land area of Jessamine County is 113,280 acres, with 86 percent of the area devoted to farm land. In 1964, there were 872 farms in the county with an average size of 112 acres.

Farm income in the county is primarily from the production of burley tobacco, supplemented by cattle, hogs, and dairying. The 1964 value of sales of all farm products totaled \$5,694,582, averaging \$6,530 per farm. Crop sales totaled \$3,450,195; livestock and livestock products totaled \$2,240,342.

In 1966, agricultural production in Jessamine County included 6.3 million pounds of burley tobacco and 290,000 bushels of corn. Livestock on farms on January 1, 1967, included 20,800 cattle and calves, 7,700 hogs and pigs, and 2,100 sheep and lambs. Milk cows on farms during 1965 averaged 1,000 head, with milk production for the year totaling 5.4 million pounds.

### Mineral Resources

The mineral resources of Jessamine County consist of limestone and sand and gravel. Small deposits of clay and vein minerals are also present.

Large quantities of limestone suitable for concrete aggregate, local building and road construction purposes are present. Some grades are also suitable for agricultural lime. One quarry mined stone for concrete roads, agstone and railway ballast in 1967.

Limited amounts of sand and gravel can be obtained from the Kentucky River. These deposits can be used for general construction purposes.

### Water Resources

Surface water provides a source for both public and industrial supply. Surface water is available locally from the Kentucky River and could probably be made adequate for most purposes in other areas by impoundment of small streams.

Ground water in limited quantities is available in major drainage valleys in yields up to 300 gallons per minute for general use. Wells in other areas grade downward to very low yields that may contain undesirable qualities below 100 feet of depth.



### Forests

There are only 12,100 acres of commercial forest land in Jessamine County, covering 10.7 percent of the total land area. The most abundant species are white oaks, red oaks, hickories, hard maple, ash, and yellow poplar.

### Climate

Jessamine County has a pleasant year-round climate. Great extremes of heat or cold rarely occur, yet weather changes are sufficiently frequent to gain variety.

Winter is short, with snowfall heaviest during the months of December, January, and February.

Total precipitation averages 43 inches annually, occurring mainly in the winter and spring.

During an average year, 161 days are cloudy, 105 days are partly cloudy, and 99 days clear. Normal monthly minimum temperatures range from 25° to 66° F.; maximum range is from 41° to 86° F.; average annual temperatures range from 34° to 76° F.

Prevailing wind is from the south.

## LOCAL GOVERNMENT

### Structure

Both the cities of Nicholasville and Wilmore have a mayor-council form of government. The mayors are elected for four years and the council at large for two years.

Jessamine County is governed by a fiscal court composed of a county judge and five magistrates. All are elected for four-year terms.

### Finance

The City of Nicholasville had an income of \$849,943 for the year ending November 30, 1967, while expenditures totaled \$672,119. Bonded indebtedness outstanding of the city was \$840,000 as of January 1, 1969. The bonds are revenue bonds for improvements in the utilities system.

The City of Wilmore had an income of \$39,946.98 for the year ending December 31, 1968, while expenditures totaled \$33,037.93.

Jessamine County's budget for the fiscal year ending June 30, 1969, is \$133,500.

### Taxes

Property taxes are the major source of income for Wilmore and Jessamine County. Income from the locally owned utilities provides about 80 percent of the income of Nicholasville, while property taxes provide the remaining 20 percent. Property must be assessed at 100 percent of value under provisions of the Kentucky Constitution. Net assessed value of property in these jurisdictions in 1968 was:

<u>Major Classes of Property</u>	<u>Nicholasville</u>	<u>Wilmore</u>	<u>Jessamine County</u>
Real Estate	\$19,807,988	\$5,157,010	\$75,982,169
Tangibles		1,012,385	10,253,449
Public Service	1,424,163	758,286	8,720,351

Property tax rates for Jessamine County are shown on the following page.

TABLE 8

PROPERTY TAX RATES PER \$100 OF ASSESSED VALUE FOR  
NICHOLASVILLE, WILMORE, AND JESSAMINE COUNTY, 1968 <sup>13/</sup>

Taxing Unit	Nicholasville	Wilmore	Jessamine County
State	\$ .015	\$ .015	\$ .015
County	.166	.166	.166
School	.489	.489	.489
City	<u>.320</u>	<u>.300</u>	<u>          </u>
Total	\$ .990	\$ .970	\$ .670

Business licenses range from \$5 to \$200 annually in Nicholasville. In Wilmore, business licenses range from \$5 to \$95 annually.

Nicholasville and Wilmore are empowered by state law to allow a five-year tax exemption from municipal taxation for new industry.

#### Planning and Zoning

The Nicholasville Planning and Zoning Commission has completed a comprehensive plan, subdivision regulations and a zoning ordinance. There have also been 50 units of low-cost public housing completed.

The Jessamine County Planning and Zoning Commission was organized in January 1969. The commission is now in the planning stage of their activities.

#### Safety

Fire: Nicholasville has a Class-7 American Insurance Association rating. The Nicholasville Fire Department is staffed by a chief, an assistant chief, and 24 volunteer firemen. The department is equipped with two 750-gpm pumper trucks, and two 500-gallon portable water tanks. The city also has use of the county's 750-gpm pumper truck, which is parked in the city's fire department.

Wilmore has a Class-8 American Insurance Association rating. Wilmore has 12 volunteer firemen, and motorized equipment consists of a 500-gpm pumper truck.

Police: The Nicholasville Police Department is staffed by a chief, an assistant chief, and five patrolmen. The department operates two radio-equipped patrol cars. The department maintains full communications with County and State Police.



The Jessamine County Sheriff's office is staffed by a sheriff and five deputies who operate two radio-equipped patrol cars. In addition, two state policemen are assigned to patrol Jessamine County. All police forces operate on a fully cooperative basis.

#### Sanitation

Nicholasville and Wilmore are both provided garbage collection by a private contractor. Collection is twice weekly in both residential and commercial sections. An open dump is used for disposal.

## HEALTH

### Hospitals

There are no hospital facilities available in Jessamine County, but there are medical offices located in Nicholasville and Wilmore.

Lexington, only a few minutes away, is a regional medical center, offering a number of well-staffed hospitals and medical specialists in every field. In addition to its teaching and hospital services, the University of Kentucky Medical Center conducts research in many fields and has gained national recognition for its successful research in the treatment of heart patients.

General hospitals include:

Central Baptist Hospital	257 beds
Good Samaritan Hospital	278 beds
St. Joseph Hospital	315 beds
University of Kentucky Medical Center	474 beds
Veterans Administration Hospital	1,171 beds

Special hospitals include:

Cardinal Hill Convalescent Hospital	50 beds
Eastern State Hospital (State-operated mental institution)	1,125 beds
Foundation Hospital (Psychiatric)	21 beds
Shriners Hospital for Crippled Children	64 beds
U. S. National Institute of Mental Health Research Center (U. S. Public Health Service Narcotics Hospital)	1,046 beds

### Public Health

The Jessamine County Health Department has one full-time nurse, one part-time nurse, one sanitarian, a health officer, plumbing inspector, one clerk and an administrative assistant. The 1968-69 budget is \$36,229.24.

The department actively participates in several programs: communicable disease control, maternal and child health, preschool and school health, dental health, venereal disease control, hearing, tuberculosis control, sanitation, and planned parenthood.

## OTHER LOCAL FACILITIES

### Housing

There are a limited number of houses and apartments for rent in Nicholasville and Wilmore.

Construction costs in the new subdivisions will range from \$15,000 to \$40,000, depending upon the design and type of construction.

### Communication

Telephone: The General Telephone Company of Kentucky serves Jessamine County with a modern dial telephone system. There is a toll-free exchange between Nicholasville and Wilmore. Complete telephone services are available in Jessamine County.

Telegraph: The local Western Union Telegraph office, located in Nicholasville, provides service Monday through Saturday, from 8:00 a. m. to 5:30 p. m., and on Sunday from 12 noon to 2 p. m.

Postal: Nicholasville is served by a first-class post office with 18 employees. Mail is received and dispatched four times daily. There are three city routes and three rural routes.

Wilmore is served by a second-class post office with 10 employees. Mail is received and dispatched four times daily. There are three city routes and one rural route.

Newspapers: The Jessamine Journal, a weekly newspaper, serves the residents of Jessamine County. The newspaper has a circulation of 1,800.

Other papers are received daily from Louisville and Lexington, Kentucky.

Radio: WWVL is located in Nicholasville, operating at 1,250 kilocycles on 500 watts.

Additional stations can be received from Lexington, Louisville, and Cincinnati.

Television: Reception is good from three Lexington stations and three Cincinnati stations. All three major networks are represented.



### Libraries

The Withers Memorial Library in Nicholasville has approximately 14,000 volumes. The hours are 9 a.m. to 4 p.m., Monday, Wednesday, and Friday.

Wilmore has use of the Asbury College Library.

Both cities are served by the State library extension bookmobile service.

### Churches

There are 40 churches in the Jessamine County area representing the following denominations: Assembly of God, Baptist, Catholic, Christian, Church of Christ, Church of God, Interdenomination, Holiness, Methodist, Nazarene, and Presbyterian.

### Financial Institutions

<u>Bank</u>	<u>Statement as of December 31, 1968</u>	
	<u>Assets</u>	<u>Deposits</u>
First National Bank & Trust Co.	\$9,322,692.61	\$8,516,503.42
The Farmers Bank	6,749,250.26	6,185,623.76

### Hotels and Motels

<u>Name</u>	<u>No. of Units</u>
Sandman Motel	16
Lakeview Motel	20
Gulley's Motel	10
Harrod's Motel	10
Windmill Motel	18

### Clubs and Organizations

There are 37 clubs and organizations representing major civic, fraternal, business, charity, women's clubs, farm and youth organizations.

### Recreation

Local: Nicholasville has a three-acre park within the city limits with picnic area, playground equipment, a wading pool, and a drinking fountain. Little League baseball and supervised recreation are available during the summer. Nicholasville has one indoor and two drive-in movie theaters.

A country club is being constructed between Nicholasville and Wilmore. The club will include an 18-hole golf course, swimming pool and clubhouse.

Wilmore Recreation Center has a baseball diamond, bleachers, swings, picnic tables and a nine-hole golf course.

Area recreation includes boating, fishing, and swimming on the Kentucky River, 6 miles from Nicholasville, and Herrington Lake, 15 miles. Boonesborough State Park, on the Kentucky River, is approximately 30 miles from Nicholasville and provides tent, trailer camp sites, beach, boat dock and launching ramp. My Old Kentucky Home State Park, 45 miles, and Fort Harrod State Park, 15 miles, provide outdoor drama nightly, except Monday, during the summer months.

Racing: Lexington offers thoroughbred racing in the spring and fall at Keeneland Race Course and trotting races and horse shows at the "Big Red Mile" Trotting Track. Additional racing can be found in Cincinnati and Louisville, where on the first Saturday in May, the world famous Kentucky Derby is held at Churchill Downs.

College Sports: The University of Kentucky, Lexington, and the University of Louisville, Louisville, Kentucky, offer a complete major collegiate athletic schedule during the year.

Professional Sports: Major League sports may be found in Cincinnati, 95 miles from Nicholasville, which is the home of the Cincinnati Reds baseball team, Cincinnati Royals basketball and the Cincinnati Bengals football teams.

Louisville is the home of the Colonels of the American Basketball Association and the Colonels of the International League in baseball.

Drama and Music: Lexington now has six little theater groups producing more than 20 plays each year with local talent.

The Central Kentucky Concert and Lecture Series, Lexington, presents eight concerts and four lectures annually. The Central Kentucky Philharmonic Orchestra presents five local concerts a year and features artists of National prominence.

The Cincinnati Symphony Orchestra presents biweekly concerts throughout the fall and winter seasons. Cincinnati, too, is the home of the unique Zoo Summer Opera where professional casts, with Metropolitan artists, offer the world's great operas each summer in the Cincinnati Zoological Gardens.

Ninety minutes driving time to the west is the home of the Louisville Orchestra. The orchestra gives eight pairs of subscription concerts. The Kentucky Opera Association presents four operas each season at the Brown Theater with professional stars.

Cincinnati and Louisville offer regular road show productions of Broadway shows. Actors Theater - a Louisville repertory company - offers a well-rounded dramatic fare.

#### Community Improvements

Public: Two new schools and county-wide planning and zoning.

Business and Industrial: Improvements in the Industrial Park and addition to the First National Bank.

Other: New country club.



## HISTORY

Jessamine County, located on the Kentucky River in the central portion of the state, is named after Jessamine Creek which flows into the river. The creek was named for Jessamine Douglas, the daughter of an early Scottish settler.

The county was originally part of Fayette County, and remained so until December 17, 1798, when it was separated from the parent county and became the thirty-sixth county of the state.

A noted engineering feat is the celebrated High Bridge, which crosses the Kentucky River at the mouth of Dix River. Built in 1876, it has an elevation of 276 feet above the river bed, and was, at one time, the highest bridge on the continent.

Nicholasville, the largest city and the county seat of Jessamine County, was located in 1798 by the Reverend John Metcalf. The city was named after the Honorable George Nicholas. Reasons which led to the location were, first, four large springs, which were presumed then to be never-failing, and second, the fact that it was the cross-roads from Lexington and Danville, and from East Hickman to Jessamine.

The value of taxable property in Nicholasville in 1858 was estimated at \$246,300, and at the turn of the century about \$1,000,000.

The industry of Nicholasville in 1870 consisted of ten mechanics' shops and a hemp bagging factory, as well as being the terminus of the Kentucky Central Railroad.

Wilmore, second in population, came into existence with the founding of Asbury College in 1890.

Camp Nelson, established in 1863, was a principal point for the concentration of Federal forces and munitions of war. It remained a military camp until the close of the war, and, on the land has been established a United States military cemetery.

Keene, laid out in 1813, was once a gay summer resort, after sulphur water was found there.

Chaumiere du Prairie, one of the earliest and most beautiful homes in Kentucky was built in 1796 by Colonel David Meade. Entitled "The Birth-place of Kentucky Hospitality," Chaumiere has possibly been host to more Presidents than any other home in Kentucky.

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- 6/ Kentucky Department of Commerce, Kentucky's Labor Supply Estimates, 1968.
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- 8/ U. S. Department of Commerce, 1963 U. S. Census of Business.
- 9/ Kentucky Department of Education, Kentucky School Directory, 1968-69.
- 10/ Southern Railway System, Louisville, Kentucky.
- 11/ McLean Trucking Company, Winston-Salem, North Carolina.
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