

1986

Industrial Resources: Jessamine County - Nicholasville

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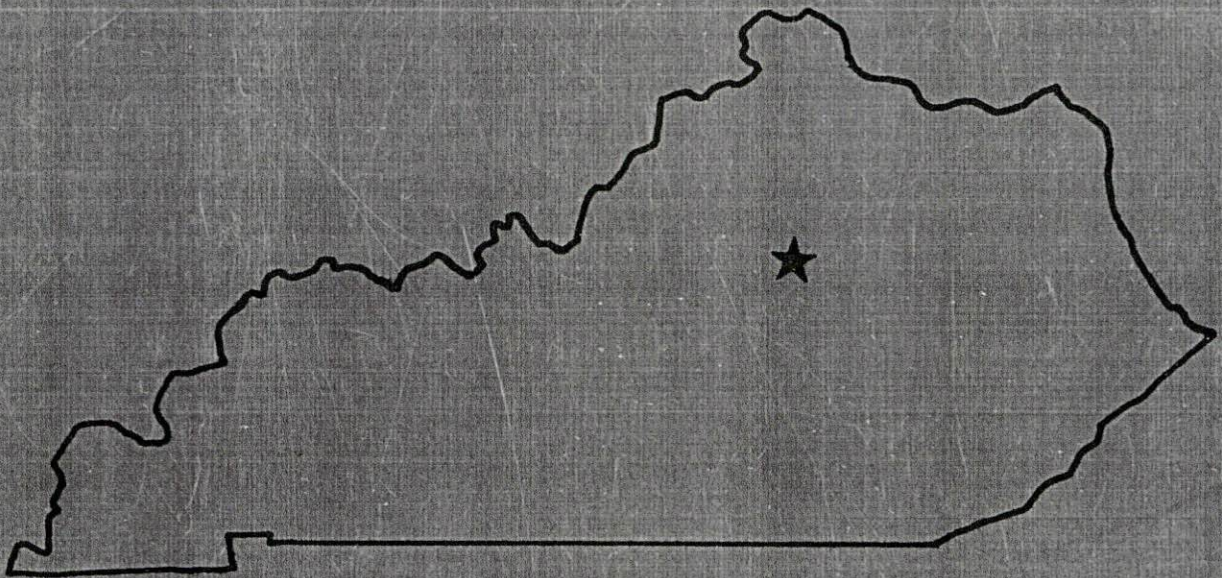
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RESOURCES FOR ECONOMIC DEVELOPMENT

Nicholasville

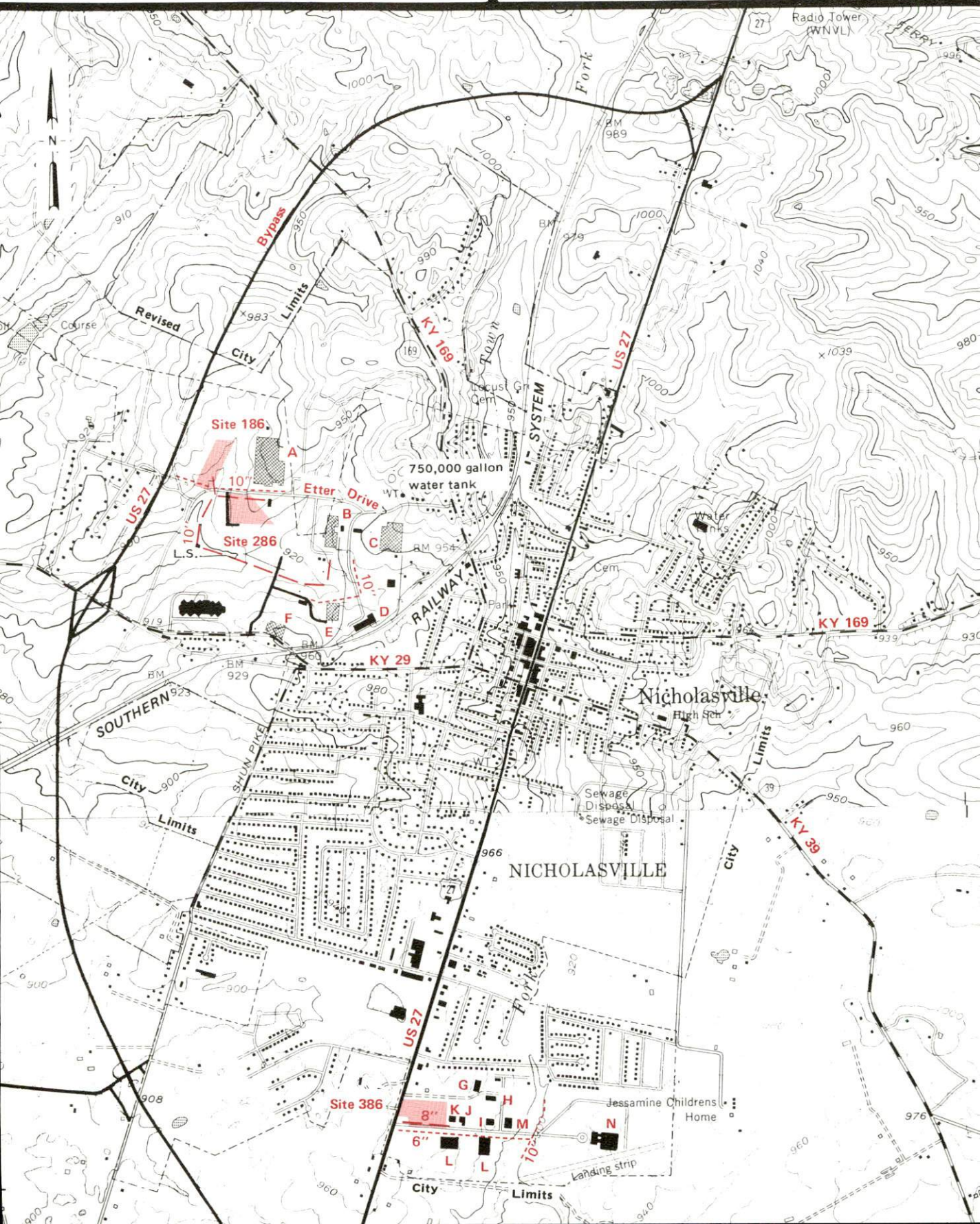


KENTUCKY
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NICHOLASVILLE, KENTUCKY

Industrial Sites - 1986

For more information contact the Department of Economic Development, Office of Business Development, Industrial Development Division, Capital Plaza Tower, Frankfort, Kentucky 40601 (502 564-7140).



RESOURCES FOR ECONOMIC DEVELOPMENT
NICHOLASVILLE, KENTUCKY

Prepared by
The Kentucky Department of Economic Development
Division of Research and Planning
in cooperation with
The Jessamine County Industrial Foundation
and
The Jessamine Chamber of Commerce

1986

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1985 EDITION
GENERAL HIGHWAY MAP
JESSAMINE COUNTY
KENTUCKY

PREPARED BY THE
KENTUCKY TRANSPORTATION CABINET
DEPARTMENT OF HIGHWAYS
DIVISION OF PLANNING
IN COOPERATION WITH THE
U.S. DEPARTMENT OF TRANSPORTATION
FEDERAL HIGHWAY ADMINISTRATION



NICHOLASVILLE, KENTUCKY - A RESOURCE PROFILE

Nicholasville, the county seat of Jessamine County, lies within central Kentucky's Blue Grass Region, an area of low rolling hills. Nicholasville is located 12 miles south of Lexington, Kentucky; 84 miles east of Louisville, Kentucky; and 90 miles south of Cincinnati, Ohio. The city had an estimated 1984 population of 12,305 persons.

Jessamine County, with a land area of 175 square miles, features terrain which ranges from rolling hills in the northern and central portions of the county, to steeper hills in the southern portions. Along the Kentucky River, which forms the southern boundary of the county, the landscape is much more rugged - the river winds through a deeply entrenched gorge whose cliff-lined walls rise vertically 400 feet or more. Jessamine County's estimated 1984 population was 28,016 persons.

The Economic Framework - The total number of Jessamine County residents employed in 1984 averaged 15,520, with nonagricultural jobs accounting for 14,790 workers. Manufacturing firms in the county reported 1,780 employees; wholesale and retail trade provided 1,500 jobs; 670 people were employed in service occupations; state and local government accounted for 700 employees; and contract construction firms provided 430 jobs.

Labor Supply - There is a current estimated labor supply of 14,600 men and 14,980 women available for industrial jobs in the labor market area. In addition, from 1986 through 1990, 11,400 young men and 10,910 young women in the area will become 18 years of age and potentially available for industrial jobs.

Transportation - The Southern Railway System provides main line freight service to Nicholasville. The city is served by U.S. Highway 27, a "AAA"-rated trucking highway, and by Kentucky Routes 29, 39, and 169, all "AA"-rated highways. In addition, Interstate Highways 64 and 75 are accessible approximately 17 miles northeast of Nicholasville near Lexington. Approximately 30 trucking companies serve Nicholasville, and one of these companies is locally owned and operated. The nearest scheduled commercial airline service is available at Bluegrass Airport, 13 miles north of Nicholasville near Lexington.

Power and Fuel - The City of Nicholasville Utilities, whose source of electric power is Kentucky Utilities Company, provides electric power to Nicholasville. Kentucky Utilities Company also serves portions of Jessamine County, as does the Blue Grass Rural Electric Cooperative Corporation. Natural gas service is provided by Delta Natural Gas Company, Inc. Two distributors of propane and three distributors of fuel oil are located in Nicholasville.

Education - The Jessamine County Public School System provides primary and secondary education in Jessamine County. Asbury College, 7 miles west of Nicholasville, is the nearest of 11 colleges and universities located within 50 miles of Nicholasville. Vocational training is available at Central Kentucky State Vocational-Technical School and at two area vocational education centers, all located at Lexington, 12 miles north of Nicholasville.

LABOR MARKET STATISTICS

The Nicholasville Labor Market Area includes Jessamine County and the Kentucky counties of Fayette, Garrard, Lincoln, Mercer and Woodford.

POPULATION				
Area	1984*	1980	1970	Percent Nonwhite 1980
Nicholasville	12,305	10,319	5,829	6.6
Labor Market Area	306,584	296,925	248,267	N/A
Jessamine County	28,016	26,065	17,430	4.6
Fayette County	210,150	204,165	174,323	14.5
Garrard County	11,292	10,853	9,457	5.5
Lincoln County	19,162	19,053	16,663	4.2
Mercer County	19,330	19,011	15,960	4.6
Woodford County	18,634	17,778	14,434	8.0

* Population estimates.

Note: The 1980 city counts of population by race are provisional.

Sources: U.S. Department of Commerce, Bureau of the Census, 1980 Census of Population and Housing, March 1981; 1980 Census of Population, Number of Inhabitants. University of Louisville, Urban Studies Center, Population Unit, October 1985; Kentucky Population Research Notes, Issue Number One, May 1985.

POPULATION PROJECTIONS				
Area	1990	1995	2000	2010
Labor Market Area	333,138	352,044	367,629	393,468
Jessamine County	33,222	37,284	40,810	47,368
Fayette County	224,868	234,689	242,723	255,457
Garrard County	12,401	13,175	13,731	14,700
Lincoln County	20,674	21,723	22,575	23,964
Mercer County	21,508	23,063	24,306	26,329
Woodford County	20,465	22,110	23,484	25,650

Source: University of Louisville, Urban Studies Center, Population Research Unit, How Many Kentuckians: Population Forecasts, 1980-2020, the 1984 Edition, September 1984.

LABOR FORCE CHARACTERISTICS OF RESIDENTS, 1984

	<u>Jessamine County</u>	<u>Labor Market Area</u>
Civilian Labor Force	16,222	172,972
Employment	15,517	163,657
Agricultural	723	6,160
Nonagricultural	14,794	157,497
Unemployment	705	9,315
Rate of Unemployment (%)	4.3	5.4

Source: Kentucky Cabinet for Human Resources, Kentucky Labor Force Estimates, Annual Averages, 1984.

SELECTED COMPONENTS OF NONAGRICULTURAL EMPLOYMENT, BY PLACE OF WORK, 1984

	<u>Jessamine County</u>	<u>Labor Market Area</u>
All Industries (total)	5,742	130,439
Manufacturing	1,779	24,375
Wholesale & Retail Trade	1,497	32,645
Services	667	27,147
State/Local Government	701	20,800
Contract Construction	433	6,888

Note: Excludes domestic workers, railway workers, certain nonprofit corporations, majority of federal government workers, and self-employed workers.

Source: Kentucky Cabinet for Human Resources, Average Monthly Workers Covered by Kentucky Unemployment Insurance Law, 1984.

PER CAPITA PERSONAL INCOME

<u>Area</u>	<u>1979</u>	<u>1983</u>	<u>Percent Change</u>
Jessamine County	\$ 6,519	\$ 9,027	38.5
Labor Market Area Range	\$4,703 - 8,840	\$6,174 - 14,317	N/A
Kentucky	7,124	9,396	31.9
U. S.	8,651	11,687	35.1

Sources: U.S. Department of Commerce, Bureau of Economic Analysis; Commerce News, August 28, 1984; May 7, 1985. Kentucky Economic Information System, June 1985.

ESTIMATED MALE LABOR SUPPLY
NICHOLASVILLE LABOR MARKET AREA

Area	Current			Future	
	Total Male	Unemployed	Under-employed	Not in Labor Force	Becoming 18 years of age 1986 thru 1990
Labor Market					
Area*	14,599	5,583	7,766	1,250	11,403
Jessamine	1,305	441	864	0	1,082
Fayette	8,719	3,122	5,597	0	7,443
Garrard	1,019	307	282	430	429
Lincoln	2,122	932	370	820	864
Mercer	907	569	338	0	758
Woodford	527	212	315	0	827

ESTIMATED FEMALE LABOR SUPPLY
NICHOLASVILLE LABOR MARKET AREA

Area	Current			Future	
	Total Female	Unemployed	Under-employed	Not in Labor Force	Becoming 18 years of age 1986 thru 1990
Labor Market					
Area*	14,976	3,732	9,137	2,107	10,908
Jessamine	1,268	264	1,004	0	1,069
Fayette	8,978	2,303	6,675	0	7,136
Garrard	1,013	194	195	624	373
Lincoln	1,820	438	362	1,020	774
Mercer	1,219	329	427	463	772
Woodford	678	204	474	0	784

* Additional workers may be drawn from other nearby counties.

Note: Unemployed - persons unemployed and actively seeking work;
Underemployed - persons employed but working only 14 to 26 weeks per year;
Not in Labor Force - represents the number of persons who would enter the labor force if suitable employment were available (based on the assumption that persons in Kentucky would like to participate in the labor force in the same proportion that they do nationally).

Sources: Kentucky Cabinet for Human Resources, Kentucky Labor Supply Estimates by County, 1984. Kentucky Department of Economic Development, Future Labor Supply Becoming 18 Years of Age, 1986 thru 1990.

AVERAGE WEEKLY WAGES BY INDUSTRY,
BY PLACE OF WORK, 1984

	<u>Jessamine County</u>	<u>Fayette County</u>	<u>Garrard County</u>
All Industries	\$ 258.62	\$ 324.59	\$ 203.56
Mining & Quarrying	*	678.50	*
Contract Construction	287.09	337.45	223.05
Manufacturing	303.66	507.81	204.10
Transportation, Communications & Public Utilities	327.72	392.01	316.97
Wholesale & Retail Trade	219.73	215.75	147.75
Finance, Insurance & Real Estate	244.24	329.34	268.25
Services	219.66	278.14	206.35
State/Local Government	233.48	351.25	220.13
Other	244.10	268.98	138.23
	<u>Lincoln County</u>	<u>Mercer County</u>	<u>Woodford County</u>
All Industries	\$ 213.91	\$ 266.69	\$ 312.13
Mining & Quarrying	0	0	0
Contract Construction	195.53	299.03	233.65
Manufacturing	212.78	355.50	399.78
Transportation, Communications & Public Utilities	386.33	413.86	362.32
Wholesale & Retail Trade	152.54	167.37	166.67
Finance, Insurance & Real Estate	227.26	282.26	260.75
Services	185.83	169.71	238.40
State/Local Government	265.37	283.73	271.86
Other	129.78	162.17	292.79

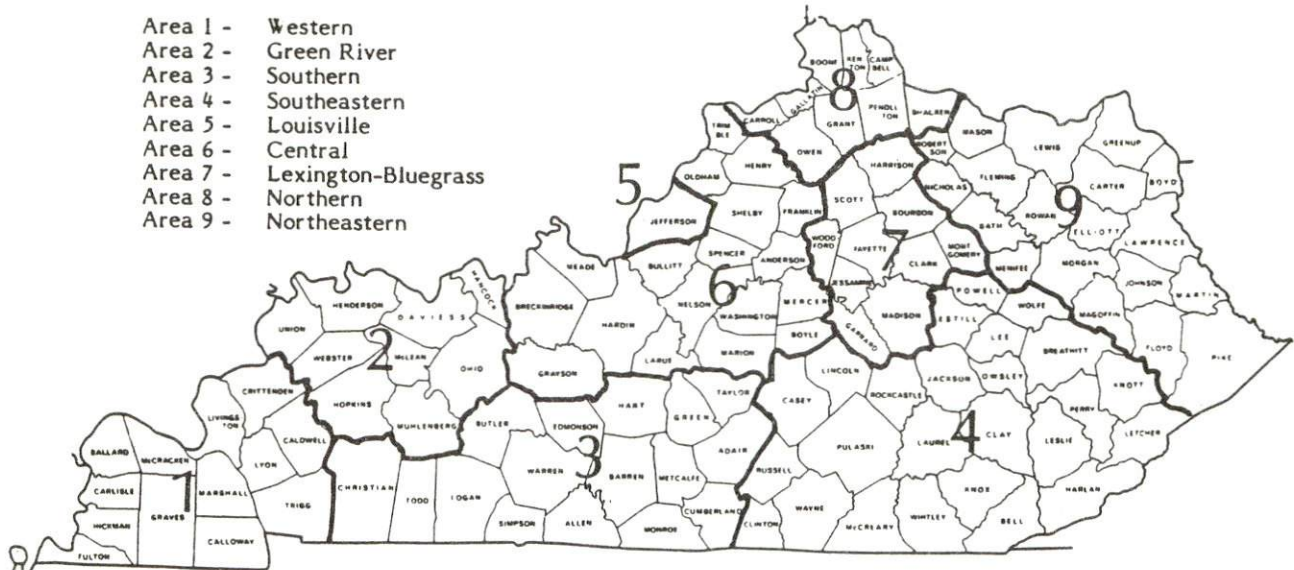
* Not disclosed.

Note: Excludes domestic workers, railway workers, certain nonprofit corporations, majority of federal government workers, and self-employed workers.

Sources: Kentucky Cabinet for Human Resources, Average Weekly Wages of Workers Covered by Kentucky Unemployment Insurance Law, 1984.

Occupational wage rates for specific industries are usually not available to most government agencies, and wage data furnished to state employment agencies by individual industrial employers are protected from disclosure by federal law. The most reliable up-to-date wage information can be obtained by direct contact with local employers.

Associated Industries of Kentucky, a voluntary organization of Kentucky businesses, regularly collects occupational wage rates and fringe benefits data from participating member firms. Data are compiled for over 127 clearly defined office, production, and service occupations. Tabulations are published for nine geographical areas of Kentucky, as shown on the map below. It should be noted that the data may be weighted by the preponderance of firms in the larger cities and may be somewhat higher than the rates paid in the smaller communities. Data from these tabulations are available, upon request, from the Kentucky Department of Economic Development, Frankfort, Kentucky 40601.



Associated Industries of Kentucky Area Wage Surveys

EXISTING INDUSTRY

JESSAMINE COUNTY MANUFACTURING FIRMS, THEIR PRODUCTS AND EMPLOYMENT

<u>Firm</u> (Establishment date)	<u>Product</u>	<u>Employment</u>			<u>Labor Unions</u>
		<u>Total</u>	<u>Male</u>	<u>Female</u>	
Nicholasville					
Adcom Wire Company (1970)	Bright plating and annealed wire, spring wire high carbon	53	50	3	
Alltech, Inc., Biotech- nology Center (1980)	Biotechnical additives	20	--	--	
Bluegrass Carton, Inc. (1985)	Folding cartons	6	--	--	
CNC Machining & Engineering, Inc. (1976)	Special machining (CNC), spot welding, assembly	20	17	3	
Classic Rattan, Inc. (1978)	Rattan furniture	49	--	--	
Creative Draperies, Inc. (1969)	Draperies and cubicle curtains	32	3	29	
Donaldson Company, Inc. (1979)	Mufflers, construction, agricultural, industrial, mining	300	150	150	

(Continued)

<u>Firm (Establishment date)</u>	<u>Product</u>	<u>Employment</u>			<u>Labor Unions</u>
		<u>Total</u>	<u>Male</u>	<u>Female</u>	
Faulkner-Fain Company, Inc. (1957)	Wood store and bank fixtures, institutional and motel furniture	22	20	2	
Gulf States Paper Corporation, Paperboard Converting Division (1970)	Folding cartons	177	126	51	
The Hayden Company, Inc. (1966)	Storage buildings, horse stall equipment	42	37	5	
Hoover Universal, Inc., Beverage Bottle Division (1973)	Plastic bottles	60	--	--	
Hospital Specialty Company (1979)	Sanitary napkins, disposable diapers	82	33	49	
Ignitor Products International, Inc. (1980)	Self-igniting torches propane	56	31	25	
Jessamine Publishing Company, Inc. (1956)	Newspaper, job printing	12	5	7	
Linear Films, Inc. (1984)	Flexible packaging film	39	31	8	
Moore Corporation, Subsidiary of Armco, Inc. (1981)	Metal fabrication, roof trusses	38	34	4	

(Continued)

<u>Firm (Establishment date)</u>	<u>Product</u>	<u>Employment</u>			<u>Labor Unions</u>
		<u>Total</u>	<u>Male</u>	<u>Female</u>	
NI Industries, Automotive Trim Division (1979)	Plastic injection molding, tubing stainless steel	361	234	127	
Sargent & Greenleaf, Inc. (1973)	Locks	272	136	136	Teamsters*
Southern States Cooperative (1955)	Fertilizer	7	5	2	
Stanley Smith & Company, Inc. (1975)	Railroad equipment repairs	12	10	2	
Williams Manufacturing Company, Inc. (1976)	Assemblies	160	12	148	
Winges Mixed Concrete Company, Inc. (1969)	Ready-mixed concrete	22	20	2	

Wilmore

Crouse Concrete & Builders Supply Company (1961)	Ready-mixed concrete	6	5	1	
Tococo, Inc. (1971)	Men's and ladies' jeans	85	8	77	

*See Labor Organizations below.

Sources: Kentucky Department of Economic Development, 1986 Kentucky Directory of Manufacturers; Division of Research and Planning

LABOR ORGANIZATIONS IN MANUFACTURING FIRMS

<u>Union</u>	<u>Representing workers at:</u>
International Brotherhood of Teamsters, Chauffeurs, Warehousemen and Helpers of America	Sargent and Greenleaf, Inc.

INDUSTRIAL SERVICES

<u>Types of Services</u>	<u>Location</u>	<u>Mileage from Nicholasville</u>
Custom Plastics Producers	Nicholasville	-
Electric Motor Repair	Lexington	12
Grinding, Precision & Tool	Winchester	30
	Georgetown	32
	Richmond	36
Heat Treating Facilities	Lexington	12
Industrial Equipment & Supplies	Lexington	12
Industrial Gases	Lexington	12
Industrial Waste Removal	Lexington	12
Machine Shops, Tool & Die	Nicholasville	-
Metal Finishers	Lexington	12
Metal Service Centers	Lexington	12
Millwrights	Nicholasville	-
Public Warehousing Facilities	Lexington	12
	Danville	23

Sources: Kentucky Department of Economic Development, Kentucky Directory of Selected Industrial Services, 1985; Division of Research and Planning.

TRANSPORTATION

Rail

Line serving **Nicholasville** - Southern Railway System

Services - Main line; 2 northbound and 2 southbound freights make daily stops; 9 northbound and 9 southbound through freights daily; switching services; team track space for 7 cars, with loading dock; siding space for 15 cars. The nearest Southern Railway System piggyback facilities are located at Danville, 23 miles southwest of Nicholasville.

For details on routing, schedules, rates, and services contact:

Norfolk Southern Corporation
Industrial Development Department
19th Floor, L & C Tower
Nashville, Tennessee 37219
(615) 254-3398

Highways

Nicholasville is served by U.S. Highway 27, a "AAA"-rated (80,000-pound gross load limit) trucking highway, and by Kentucky Routes 29, 39, and 169, all "AA"-rated (60,000-pound gross load limit) trucking highways.

In addition, Interstate 64, a major east-west highway, and Interstate 75, a major north-south highway, intersect 17 miles northeast of Nicholasville at Lexington.

A bypass is being constructed around the west side of downtown Nicholasville, from U.S. Highway 27 north of the city to U.S. Highway 27 south of the city. The project is scheduled for completion in late 1986. A project to widen the segment of U.S. Highway 27 from the bypass at Nicholasville north to the Jessamine County line is scheduled for completion in 1987.

Truck Service

ABF Freight Systems, Inc.*	Eldridge Truck Line*
ANR Freight System, Inc.**	General Highway Express, Inc.**
ARA/Smith's*	Lawrenceburg Transfer Company, Inc.*
American Freight Systems, Inc.**	Manning Motor Express, Inc.*
Bailey's Express, Inc.*	McDaniel Motor Express, Inc.***
Bestway Express, Inc.*	McLean Trucking Company**
Bishop Motor Express*	Middlewest Freightways, Inc.*
Bowling & Dunaway Trucking* (T)	O.K. Trucking Company*
CCC Highway, Inc.*	Overnite Transportation Company*
CW Transport, Inc.*	Owenton Express, Inc.*
Carolina Freight Carriers Corporation*	Preston Trucking Company, Inc.*
Central Transport, Inc.**	Roadway Express, Inc.**
Claxon Truck Line, Inc.*	Ryder/P-I-E Nationwide, Inc.**
Consolidated Freightways Corporation of Delaware*	Suburban Motor Freight, Inc.*
Duff Truck Line, Inc.*	United Trucking Service, Inc.*

* Interstate and intrastate service.

** Interstate service only.

*** Intrastate service only.

(T) Local terminal.

Source: American Motor Carrier Directory, Spring 1986; Kentucky Department of Economic Development, Division of Research and Planning.

HIGHWAY MILES AND TRUCK TRANSIT TIME IN DAYS FROM NICHOLASVILLE, KENTUCKY, TO SELECTED MARKET CENTERS

City	Highway Miles	Delivery Time TL	City	Highway Miles	Delivery Time TL
Atlanta, Ga.	375	1	Los Angeles, Ca.	2,192	4
Baltimore, Md.	553	2	Louisville, Ky.	84	1
Birmingham, Ala.	410	1	Nashville, Tenn.	222	1
Chicago, Ill.	364	1	New Orleans, La.	739	2
Cincinnati, Ohio	90	1	New York, N. Y.	715	-
Cleveland, Ohio	329	1	Pittsburgh, Pa.	355	1
Detroit, Mich.	349	1	St. Louis, Mo.	347	1
Knoxville, Tenn.	182	1			

Note: Mileage computations are via the best interstate or primary highways, not necessarily the most direct route of travel.

Sources: Rand McNally Road Atlas, 1979. Official Kentucky Mileage Map, 1980. Delivery time - Overnite Transportation Company, 1020 Whipple Court, Lexington, Kentucky 40574.

Air

Nearest Scheduled Commercial Airline Service

Location:	Bluegrass Airport 5 miles west of Lexington, Kentucky; 13 miles north of Nicholasville
Runways:	2 paved
Length:	7,000 feet; 3,500 feet
Traffic	
Control:	Tower
Lighting:	Approach lighting system, beacon, runways and obstructions lighted, VASI
Services:	Delta, Piedmont, United, USAir, Allegheny Commuter, Piedmont Commuter, Eastern Metro, Comair, American Eagle; fuel - 100LL and jet-A; hangars, tie-downs; major A & P repairs; major Avionics repairs; APU, charter, flight instruction, oxygen, plane rentals, survival equipment; taxi, limousine, car rentals, courtesy car, weather information; restaurant, snack bar
Air Freight Service:	Air freight terminal

Air Express Service

Several major companies offer air express services in Kentucky. These companies provide a quick means of shipping small to medium-sized packages expeditiously.

Water

The Kentucky River is located 8 miles east of Nicholasville near Valley View, and 10 miles southwest of Nicholasville near Wilmore. The nearest navigable point on the river is located 36 miles northwest of Nicholasville at Frankfort, where a 6-foot navigation depth is maintained. The nearest port facilities are located on the Ohio River at Louisville, 84 miles northwest of Nicholasville.

POWER AND FUEL

Electricity

Company serving **Nicholasville** - City of Nicholasville Utilities
Source of power - Kentucky Utilities Company
For industrial rates contact:

Electric Superintendent
City of Nicholasville Utilities
517 North Main Street
P. O. Box 158
Nicholasville, Kentucky 40356
(606) 885-9473

Company serving **portions of central and northeastern Jessamine County** -
Kentucky Utilities Company
Source of power - Kentucky Utilities Company
For industrial rates contact:

Industrial Development Department
Kentucky Utilities Company
One Quality Street
Lexington, Kentucky 40507
(606) 255-1461

Company serving **a major portion of Jessamine County** - Blue Grass Rural
Electric Cooperative Corporation
Source of power - East Kentucky Power Cooperative
For industrial rates contact:

Industrial Development Division
East Kentucky Power Cooperative
P.O. Box 707
Winchester, Kentucky 40391
(606) 744-4812

Natural Gas

Company serving **Nicholasville** - Delta Natural Gas Company, Inc.
Source of supply - Tennessee Gas Pipeline Company
Size of transmission mains - 30-inch (supplier); 8-inch (distributor)
Distribution mains - 2 inches through 6 inches
Distribution pressure - 10 to 25 psi
Btu content - 1,020 per cubic foot
Specific gravity - 0.58
For rates and supplies contact:

Manager of Marketing and Public Relations
Delta Natural Gas Company, Inc.
Route 1, Box 30 A
Winchester, Kentucky 40391
(606) 744-6171

Other Fuels

Propane

Clarke Gas and Electric Company
219 North Main Street
Nicholasville, Kentucky 40356

Suburban Propane
121 North 4th Street
Nicholasville, Kentucky 40356

Fuel oils

Distillate fuel oil -

Blakeman Oil Service, Inc.
(Ashland)
200 West Maple
Nicholasville, Kentucky 40356

Guyn Oil Company
Route 3, Danville Pike
Nicholasville, Kentucky 40356

East Service Station
505 North Main Street
Nicholasville, Kentucky 40356

Additional supplies of propane and fuel oils are available in Lexington, 12 miles to the north.

Residual fuel oil - Arrangements must be made with the refinery.

Low sulphur content coal - Available in Kentucky.

WATER AND SEWERAGE

Public Water Supply

Company serving **Nicholasville** - City of Nicholasville Utilities
517 North Main Street
Nicholasville, Kentucky 40356
(606) 885-9473

Source - Kentucky River

Treatment plant capacity - 3,600,000 gallons per day

Average daily consumption - 1,954,000 gallons

Peak daily consumption - 2,528,000 gallons

Treatment processes - Rapid mix, coagulation, flocculation, sedimentation, filtration, chlorination, and fluoridation

Storage capacity - 2,100,000 gallons (includes 600,000 gallons in clear well)

Size lines - 2 inches through 16 inches

Water pressure - 90 psi to 159 psi

MONTHLY WATER RATES

Monthly Service Charge - \$2.50

Volume Charge -

First	10,000 gallons	\$1.35 per M gallons
All over	10,000 gallons	1.15 per M gallons

Tap-on charge:

<u>Meter size</u>	<u>Cost</u>
3/4-inch	\$ 150
1-inch	275
1 1/2-inch	550
2-inch	825
3-inch	550 + cost of labor and materials
4-inch	700 + cost of labor and materials
6-inch	850 + cost of labor and materials
8-inch	1,000 + cost of labor and materials
10-inch	1,150 + cost of labor and materials
12-inch	1,300 + cost of labor and materials

Company serving **southeastern Jessamine County and southern tip of Fayette County** -

Spears Water Company, Inc.
104 West Maple Street
Nicholasville, Kentucky 40356
(606) 885-5958

Sources of supply of treated water - City of Nicholasville Utilities and
Kentucky-American Water Company
Average daily consumption - 358,595 gallons
Peak daily consumption - 547,437 gallons
Storage capacity - 238,000 gallons
Size lines - 2 inches through 8 inches
Water pressure - 30 psi to 79 psi

MONTHLY WATER RATES

First	2,000 gallons	\$7.60 (Minimum bill)
Next	10,000 gallons	3.10 per M gallons
Over	12,000 gallons	2.25 per M gallons

Tap-on charge: None

Name of water district - Jessamine County Water District No. 1
200 West Maple Street
Nicholasville, Kentucky 40356
(606) 885-9314

Area served - Approximately 1.5 miles on each side of U.S. Highway 27 from
Nicholasville city limits north to Jessamine county line
Date when water district began operating - February 1967
Source of supply of treated water - City of Nicholasville Utilities
Average amount of water used in a 24-hour period - 175,000 gallons
Peak amount of water used in a 24-hour period - 251,000 gallons
Storage capacity - None*
Size lines - 3, 6, 8, and 10 inches
Water pressure - 81 psi to 95 psi (static pressure)

(Continued)

* Construction of a 350,000-gallon water storage tank is planned to begin during 1986.

MONTHLY WATER RATES

First	3,000 gallons	\$8.25 (Minimum bill)
Next	7,000 gallons	1.40 per M gallons
All over	10,000 gallons	1.20 per M gallons

Minimum bills -

Meter size

3/4-inch	\$ 8.25 for first 3,000 gallons usage
1-inch	11.05 for first 5,000 gallons usage
1 1/2-inch	18.05 for first 10,000 gallons usage

Tap-on charge:

5/8-inch or 3/4-inch meter	\$375
1-inch meter	600
1 1/2-inch meter	900

Name of water district - Lexington-South Elkhorn Water District
200 West Maple Street
Nicholasville, Kentucky 40356
(606) 885-9314

Area served - Northwest portion of Jessamine County

Date when water district began operating - May 1972

Source of supply of treated water - Kentucky-American Water Company

Average amount of water used in a 24-hour period - 250,000 gallons

Peak amount of water used in a 24-hour period - 280,000 gallons

Storage capacity - 50,000 gallons

Size lines - 4 and 6 inches

Water pressure - 55 psi

MONTHLY WATER RATES

First	2,000 gallons	\$9.95 (Minimum bill)
Next	2,000 gallons	2.60 per M gallons
Next	2,000 gallons	2.00 per M gallons
Next	10,000 gallons	1.70 per M gallons
Next	8,000 gallons	1.50 per M gallons
All over	24,000 gallons	1.25 per M gallons

Minimum bills -

Meter size

5/8 x 3/4-inch	\$ 9.95 for first 2,000 gallons usage
1-inch	25.95 for first 10,000 gallons usage
Larger than 1-inch	48.15 for first 24,000 gallons usage

(Continued)

Tap-on charge:

Meter size

5/8 x 3/4-inch	\$400
1-inch	\$450
Larger than 1-inch	Cost of labor and materials

Sewerage

Company serving **Nicholasville** - Nicholasville Wastewater Treatment Plant
201 East Brown Street
Nicholasville, Kentucky 40356
(606) 885-9473 (office); (606) 885-5695 (plant)

Design capacity - 2,710,000 gallons per day

Average daily flow - 1,300,000 gallons

Type of treatment - Secondary

Treatment processes - Flow equalization, screening, grit removal, rotating biological contactors, secondary sedimentation, chlorination, anaerobic digester, sludge drying beds, filter press, post aeration

Treated effluent discharged into - Town Branch Creek

Size of sanitary mains - 8 inches through 20 inches

Monthly Sewer Rates

Monthly service charge - \$2.25

Volume charge - based on water usage - \$1.95 per M gallons billed

Tap-on charge: \$150

CLIMATE

Jessamine County

Temperature

Normal (30-year record)	54.90 degrees
Average annual 1984	55.30 degrees
Record highest, August 1983 (40-year record)	103.00 degrees
Record lowest, January 1963 (40-year record)	-21.00 degrees
Normal heating degree days (30-year record)	4,814
(Heating degree day totals are the sums of negative departures of average daily temperatures from 65 degrees F.)	

Precipitation

Normal (30-year record)	45.68 inches
Mean annual snowfall (29-year record)	16.30 inches
Total precipitation 1984	42.27 inches
Mean number days precipitation (.01 inch or more) (40-year record)	130.80
Mean number days thunderstorms (40-year record)	46.00

Prevailing Winds (through 1963)

South

Relative Humidity

1 a.m.	77 percent (20-year record)
7 a.m.	81 percent (21-year record)
1 p.m.	60 percent (21-year record)
7 p.m.	64 percent (21-year record)

Source: U.S. Department of Commerce, Environmental Science Services Administration, Climatological Data, 1984. Station of record: Lexington, Kentucky.

LOCAL GOVERNMENT

Structure

Nicholasville is served by a mayor and four commissioners. Jessamine County is served by a county judge/executive and six magistrates.

Planning and Zoning

City agency - Nicholasville Planning Commission

Zoning enforced - Within the corporate limits of Nicholasville

Subdivision regulations enforced - Within the corporate limits of Nicholasville

Local codes enforced - Building

Joint agency - Jessamine County-City of Wilmore Joint Planning Commission

Participating areas - Wilmore and unincorporated Jessamine County

Zoning enforced - Wilmore and unincorporated Jessamine County

Subdivision regulations enforced - Wilmore and unincorporated Jessamine County

Local codes enforced - Commercial and industrial building code

Mandatory state codes enforced - Kentucky Plumbing Code, National Electric Code, Kentucky Boiler Regulations and Standards, Kentucky Building Code (modeled after BOCA code)

Local Fees and Licenses

Nicholasville levies an occupational license fee of one and one-half percent of gross salaries and wages for work done or services performed within the city. Some businesses pay a license tax on gross receipts based upon a sliding scale.

A 3 percent tax is levied on utilities receipts for schools in Jessamine County. Tax is paid by all consumers of utilities as an add-on to the utilities bills. Exempted are receipts from utilities services that are resold and the receipts from the sale of energy or energy producing fuels that exceed 3 percent of the cost of production in manufacturing, processing, mining or refining.

State and Local Property Taxes

All property in Kentucky, except items exempted by the state constitution, is taxed by the state. Property which also may be taxed by local jurisdictions includes land and buildings, finished goods inventories, automobiles, trucks, office furniture and office equipment. Local taxing jurisdictions in Kentucky include counties, cities, and school districts.

All property in Kentucky is assessed at 100 percent of fair cash value.

COMBINED STATE AND LOCAL RATES PER \$100 VALUATION, 1985

	<u>Nicholasville</u>	<u>Unincorporated Jessamine County</u>
Land and Buildings	\$ 0.7770	\$ 0.5870
Manufacturing Machinery	0.150	0.150
Pollution Control Equipment	0.150	0.150
Inventories		
Raw materials	0.001*	0.001*
Goods in Process	0.001*	0.001*
Finished Goods	0.6807*	0.4837*
Automobiles and Trucks	1.1297	0.9327
Other Tangible Personal Property	1.1297	0.9327
Intangibles (Accounts receivable, money in hand, stock, notes, bonds)	0.250**	0.250**
Goods Stored in Public Warehouses in Transit Status	0.001*	0.001*
Private Leaseholds in Industrial Revenue Bond Financed Facilities	0.015	0.015

A special taxing district in Jessamine County levies a property tax within its district boundaries at a rate of \$0.017 per \$100 valuation.

* Includes 1986 state rate.

** Accounts receivable are taxed at 85 percent of face value, for an effective rate of \$0.2125 per \$100 valuation.

Safety

Police

Nicholasville

Jessamine County

Total staff	29	6 full-time
		10 part-time
Radio-patrol cars	11	2 cars
		1 4-wheel drive

Fire

Insurance Services Office,
Public Protection

Classification	6	10
Full-time staff	1	--
Volunteers	24	19

Rescue Service

Jessamine County Rescue and Recovery Squad

Refuse Collection and Disposal

Residential, commercial, and industrial customers in Nicholasville and Jessamine County must arrange for refuse collection through private contractors.

EDUCATION

Public Schools

Jessamine County

Total Enrollment (January, 1986)	5,249
Kindergarten	449
Elementary	2,630
Middle School	846
High School	1,324
Pupil-Teacher Ratio (1984-85)	21-1
Percent High School Graduates to College (1984-85)	50.0
Expenditures Per Pupil (1984-85)	\$1,707.02

Area Colleges and Universities

<u>Name</u>	<u>Location (Miles distant)</u>	<u>Enrollment (Fall, 1985)</u>	<u>Highest Degree Conferred</u>
Asbury College	Wilmore (7)	980	Baccalaureate
University of Kentucky	Lexington (12)	20,895	Doctorate, M.D., D.M.D., J.D.
Lexington Community College	Lexington (12)	2,538	Associate
Transylvania University	Lexington (12)	856	Baccalaureate*
Centre College	Danville (23)	804	Baccalaureate
Midway College	Midway (25)	314	Associate
Georgetown College	Georgetown (32)	1,315	Masters
Eastern Kentucky University	Richmond (33)	12,229	Masters, Specialist**
Kentucky State University	Frankfort (36)	2,012	Masters
Berea College	Berea (44)	1,566	Baccalaureate
Saint Catharine College	Springfield (50)	246	Associate

* Courses in a masters degree program are taught on the Transylvania campus by faculty members of Xavier University of Cincinnati. The degree is issued by Xavier University.

** Joint doctoral degree programs are offered in cooperation with the University of Kentucky, Lexington. The degrees are issued by the University of Kentucky.

Asbury College

Asbury College, located 7 miles southwest of Nicholasville in Wilmore, is an independent 4-year coeducational college. The college offers a liberal arts education, and confers the Bachelor of Arts and Bachelor of Science in Education degrees. Major and minor fields of study available at Asbury include Education and Psychology; English and Speech; Fine Arts; Foreign Language; Philosophy and Religion; Health, Physical Education, and Recreation; Science and Mathematics; and Social Sciences.

Vocational Schools

The Kentucky Department of Education operates both the state vocational-technical schools and the area vocational education centers. The state vocational-technical schools are post-secondary institutions. The area vocational education centers are designed to supplement the curriculum of high school students. Both the state vocational-technical schools and the area vocational education centers offer evening courses to enable working adults to upgrade current job skills.

Arrangements can be made to provide training in the specific production skills required by an industrial plant. Instruction may be conducted either in the vocational school or in the industrial plant, depending upon the desired arrangement and the availability of special equipment.

(Continued)

Nearest State School

Central Kentucky State Vocational-Technical School
Lexington, 12 miles distant

Academic Related Subjects	Industrial Education
Language	Air Conditioning
Math	Auto Body Repair
Technical Related Math	Auto Mechanics
Business & Office	Carpentry
Accounting	Drafting (with CAD/CAM)
Clerical	Electronics
Secretarial	Graphic Arts
Consumer & Home Economics	Industrial Electricity
Commercial Foods	Machine Shop
Distributive Education	Masonry
Retail Training-Merchandising/ Food Marketing	Welding
Hotel/Motel-Waiter/Waitress- Housekeeping Services	Learning Resource Center
Health & Personal Services Occupations	GED
Cosmetology	Public Service
Dental Assistant	E.M.T. Training
Nurse's Aide	Fire Training
Practical Nursing	Cardiopulmonary Resuscitation
Surgical Technician	First Aid
Ward Clerk	Industrial Fire Brigade Training
Medications Aide	Apprenticeship
Home Health Care	Electrical
Geriatric	Tool & Die
	Up-Grade Programs

Nearest Area Education Centers

Southside Area Vocational Education Center
Lexington, 12 miles distant

Health & Personal Services Occupations	Auto Mechanics
Health Careers	Carpentry
Industrial Education	Electronic Service
Air Conditioning & Refrigeration	Masonry
Auto Body Repair	Plumbing

Northside Area Vocational Education Center
Lexington, 12 miles distant

Agriculture	Auto Parts/Small Engine Repair
Horticulture	Diesel Mechanics
Health & Personal Services Occupations	Graphic Arts
Health Careers	Industrial Electricity
Industrial Education	Machine Shop
Auto Mechanics	Welding

HEALTH

Local Medical Personnel

Physicians - 12

Dentists - 8

Hospitals

The nearest hospitals serving Nicholasville are located in Lexington, 12 miles to the north. Lexington has six general hospitals and four special hospitals. These hospitals contain over 3,300 beds.

Other Medical Facilities

Jessamine Medical Center (associated with Lexington Clinic)

Jessamine County Health Center (public health facility)

Jessamine County Comprehensive Care Center

Ambulance Service

Name - Guyn Kurtz Hager & Cundiff

Staff - 7 full-time, 4 part-time emergency medical technicians

OTHER LOCAL FACILITIES

Communications

Telephone -	General Telephone Company
Telegraph -	Western Union Toll-free number, 1-800-325-6000
Newspaper - Weekly and circulation -	Jessamine Journal 4,800
Radio -	WNVL-AM
Television - Airwave reception from - Cable service - Educational television -	Lexington, Kentucky Centel Cable Television The Kentucky Educational Television (K.E.T.) network is available statewide

Library Services

Public library - Withers Memorial Library
Size collection - 43,741
Circulation, 1984-85 - 87,962

Religious Institutions

Denominations -	AME Assembly of God Baptist Catholic Christian Church of Christ Church of God Episcopal Holiness Interdenominational Nazarene Presbyterian Seventh Day Adventist United Methodist
Nearest Synagogues - Congregations -	Lexington, 12 miles north of Nicholasville Adath Israel (reform) Ohavey Zion (traditional)

Financial Institutions

<u>Banks</u>	<u>Assets</u>	<u>Deposits</u>	<u>Statement Date</u>
Bank of Jessamine	\$12,197,272.80	\$11,068,903.86	12/31/85
The Farmers Bank	40,590,830.93	36,177,636.72	12/31/85
First National Bank and Trust Company	69,102,000.00	58,327,000.00	6/30/85
<u>Savings and Loan Associations</u>	<u>Assets</u>	<u>Savings Accounts</u>	<u>Statement Date</u>
First Federal Savings and Loan Association of Lexington*	\$123,963,597.54	\$114,396,813.18	12/31/85
Jessamine First Federal Savings and Loan Association	28,344,268.00	24,760,602.00	9/30/85

Hotels and Motels

Jessamine County

Total number -	2
Total rooms -	37

* Figures are totals for main office and branches located in Lexington, and branch offices located in Nicholasville and Georgetown, Kentucky.

RECREATION

Local

The city of Nicholasville and Jessamine County have recently completed a 22-acre city/county park, with a Little League baseball and football field, a softball field, a basketball court, a playground, tennis courts, and grills. Three new Little League fields are planned. The Jessamine County Fairground is located at the city/county park, and offers a new multi-purpose building, a tractor pull arena, a horse show ring, and an amphitheater.

Lake Mingo Park, a city-owned facility, features tennis courts, a multi-purpose court, picnic facilities, and a building for meetings.

Other city parks include Rock Fence Park; Green Thumb Park, which provides a meeting room and a playground; and Caroline Memorial Community Center, which now houses the YMCA. For YMCA programs not available in Nicholasville, bus transportation is provided to the Lexington YMCA.

Plans are being made to construct a city park on Jefferson Street as part of a CDBG project.

Youth athletic programs include Babe Ruth baseball for girls and boys, and Little League baseball, softball and football for boys. The Little League programs have corresponding cheerleading programs for girls.

The Jessamine County Fair and Jessamine Jamboree are held yearly in July and October, respectively. A horse show and other recreational activities are held at the Jessamine County Sportsman Club.

Commercial recreational facilities include a 16-lane bowling alley, a boat dock on the Kentucky River, a drive-in movie theater, and a public golf course at Wilmore, seven miles distant.

The Lone Oak Country Club offers an 18-hole golf course, a swimming pool, and tennis.

Asbury College, located in Wilmore, features special exhibits, performances, and sports events which are open to the public.

Area (Within 40 miles)

Lexington, 12 miles north of Nicholasville, offers a variety of cultural, sporting, and recreational activities. Thoroughbred and harness racing is presented at Keeneland Race Course and the Red Mile Harness Track during several meets each year. The University of Kentucky and Transylvania University offer a number of sporting events. The University of Kentucky basketball games are held at Rupp Arena, the world's largest basketball arena. Other attractions include Lexington Philharmonic concerts, Lexington Children's Theatre, and plays performed by Broadway touring companies, all held in the recently renovated Opera House.

Waveland State Shrine, 8 miles north of Nicholasville near Lexington, features an 1847 Greek Revival mansion depicting Kentucky lifestyles from the days of early settlers to the antebellum era of gentility and elegance as well as the Civil War and postwar periods. The shrine also includes the Kentucky Life Museum and a plantation village on ten acres with many shops and displays.

Herrington Lake, 18 miles southwest of Nicholasville near Danville and Harrodsburg, was developed by the Kentucky Utilities Company in 1925. Dix River Dam near Pleasant Hill is located on the 3,600-acre lake. Fishing, boating, and swimming can all be enjoyed on the lake. Camping and fishing facilities are available near Danville and Harrodsburg.

Pleasant Hill, a restored Shaker Village located 18 miles southwest of Nicholasville, is a National Historic Landmark. Over 20 buildings and grounds have been restored to display unique Shaker skills in furniture making, crafts, and architecture. Dining rooms, lodging, craft shops, and seasonal festivals and plays are offered.

The Kentucky Horse Park, a park dedicated to horses and to man's love for horses, is located 20 miles north of Nicholasville near Lexington. The park, which contains more than 1,000 acres of Kentucky Bluegrass, features the International Museum of the Horse; the Man O'War Memorial; an antique carriage display; horseback and pony rides; walking farm tours; horse-drawn tours; a restaurant; a gift shop; and a campground area, which offers swimming, tennis, and planned activities. Numerous special events are held year-round and include various horse shows, steeplechasing, dressage, polo games, and rodeos.

Constitution Square State Shrine, 23 miles southwest of Nicholasville in Danville, is a reproduction of Kentucky's first courthouse square, including the original 1792 post office which was the first in the west.

Old Fort Harrod State Park, 25 miles southwest of Nicholasville, is a 28-acre park in Harrodsburg that features a full-scale reproduction of the original Fort Harrod. The park also contains the log cabin where Abraham Lincoln's parents were wed, the Mansion Museum which houses mementos associated with the great periods of Kentucky history, a pioneer cemetery, and a federal monument dedicated to pioneers. The "Legend of Daniel Boone" and "Lincoln" are two excellent outdoor dramas which are performed at the Old Fort Amphitheater during the summer months.

White Hall State Shrine, 27 miles southeast of Nicholasville near Richmond, one of the grand estate houses of post-Civil War Kentucky, is the Italianate mansion of Cassius Marcellus Clay, the early abolitionist and politician. Kentucky handcrafts are sold in the White Hall gift shop, only a short walk from the mansion.

Isaac Shelby State Shrine, 28 miles southwest of Nicholasville near Danville, is the burial site of Kentucky's first governor and one of the Commonwealth's foremost statesmen.

The spirit of Daniel Boone and his pioneers is reborn at **Fort Boonesborough State Park** in Boonesboro, 32 miles east of Nicholasville. In the re-created fort, pioneer crafts of the eighteenth century are demonstrated by using functioning antiques from the frontier era. Cabins are furnished as they would have been in the days of Boone and documentary films are presented which depict the struggle of the first Kentuckians to make the Kentucky wilderness a home. A gift shop within the fort offers for sale all the handcrafted items made at the fort. Other recreational facilities and activities of the park include the finest sand beach on the Kentucky River with a modern bathhouse and a modern camping area with 187 sites.

Perryville Battlefield State Shrine, 33 miles southwest of Nicholasville near Perryville, is the site of the largest Civil War battle in Kentucky. A museum, a picnic area, and a playground are located on the grounds.

Frankfort, the capital of Kentucky, is 36 miles northwest of Nicholasville. Points of interest in Frankfort include the Capitol Building, a 34-foot floral clock, the Daniel Boone Monument, several museums, and old homes with their original furnishings. Frankfort is also the home of Kentucky State University which offers many cultural activities and sporting events.

William Whitley House State Shrine, 38 miles north of Nicholasville near Stanford, is the first brick house west of the Allegheny Mountains, built 1787-94. Whitley laid out Kentucky's first race track here and started U.S. counterclockwise racing. The facility provides picnic and playground areas in a ten-acre park.

COMMUNITY IMPROVEMENTS

Recent

During 1984 and 1985, four companies announced plans to locate manufacturing plants in Nicholasville, representing an estimated investment of over \$8,000,000. During that same period, six companies announced plans to expand their existing production facilities at Nicholasville, representing anticipated investments of more than \$5,000,000.

Construction of an addition to the Jessamine County High School has been completed.

A new bank, the Bank of Jessamine, recently opened in Nicholasville.

A multi-purpose building was recently completed at the Jessamine County Fairground. Local park improvements include the recent addition of tennis courts, a multi-purpose court, and an exercise trail at Lake Mingo Park.

Under Way

Construction of the Nicholasville bypass has begun. The 5.5-mile bypass will route traffic on U.S. Highway 27 around the west side of the city when the construction work is completed in late 1986.

A new 600-student elementary school is under construction in Jessamine County.

Planned

Plans are completed for the widening of U.S. Highway 27 from the Nicholasville bypass north to the Jessamine County line. The contract is expected to be let in 1986.

The Jessamine County Water District No. 1 is planning to construct a 350,000-gallon water storage tank.

Construction of a new city park on Jefferson Street is planned.