



CMPDD Completes Study for Proposed County Line Road Business Improvement District

In September of 2014, CMPDD staff completed an assessment study for the stakeholders involved in the proposed formation of the County Line Road Business Improvement District (the "BID"). The purpose of the assessment study was to establish the potential assessment revenue to assist those involved in managing and establishing a budget for the proposed BID. The BID area which crosses county lines covers approximately .83 square miles and is made up of businesses along the Ridgeland and Jackson stretch of County Line Road from Highway 51 on the west end to just past Pear Orchard Road on the east end of County Line Road. The BID boundary excludes residential property which is forbidden by state statute from being included in the BID area.

To conduct the study, CMPDD planners and GIS staff gathered property information from the Hinds and Madison County Tax Assessors office to establish a possible basis for



assessing the BID members if the BID gets formed. The GIS team mapped the entire area by land parcel and made it possible to analyze property ownership, building footprints, and other characteristics of the area. The assessment revenue estimates produced by the study will be critical in determining the feasibility of moving forward with forming the BID.

The proposed BID has a total aggregate assessable area of 23,263,577 sq. ft. If the area was assessed at a rate of \$0.05 per sq. ft., the BID can expect to generate annual revenue of approximately \$1,163,179 to cover expenses and fund its improvement initiatives. If the area were assessed at a rate of \$0.15 per sq. ft., the BID can expect to generate annual revenue of approximately \$3,489,537 to cover expenses and fund its improvement initiatives. If the BID comes to fruition, the actual assessment method and amount will be determined by its board of directors. For more information contact Lesley Callender at the District.

District Prepares Studies for PRVWSD

The District has completed three studies for the Pearl River Valley Water Supply District (PRVWSD), an analysis of un-leased or undeveloped parcels, a financial projection, and a rate study for campgrounds.

In the Prioritization of Parcels report, the CMPDD developed a brief analysis of un-leased and/or undeveloped parcels of land belonging to the PRVWSD. This analysis was based on the PRVWSD Master Plan as well as the road network and available infrastructure. The parcels were prioritized based on development feasibility and potential. This report also provided PRVWSD with recommendations on the type of development for each

parcel.

CMPDD also developed a Financial Projection of the PRVWSD's General Fund revenues and expenditures. These projections are based on a simple linear regression model of historical data which includes build-out assumptions for future development. Several scenarios were projected to provide the most realistic projection of both revenues and expenditures. This analysis provided PRVWSD with a picture of their financial future and the need for budgetary adjustments.

The final study involved the District gathering and

(see **PRVWSD** on p.2)

Recreational Trails Program Applications Approved

The Recreational Trails Program (RTP) is an 80/20 match program for the development of substantial trail development. The 2012/2013 program was designed to encourage the construction of new trail projects that benefit the environment and the redesign, reconstruction, non-routine maintenance, or relocation of trails that mitigate and minimize the impact to the natural environment. Project sponsors are encouraged to work in partnership with trail-user groups, volunteer groups, the business community, and local, state, and federal agencies to develop projects that benefit the various modes of trail uses in a safe and satisfying manner.

CMPDD recently assisted the City of Madison and the Town of Wesson with completing, submitting and receiving approval of their applications for RTP funding.

The trail for the City of Madison will be a ten foot wide multi-use trail that will link to the trail systems of Madison and Ridgeland. The major reason for this project is to connect the 2 present day trails. For those that are utilizing these trails now, they have to get on Old Canton Road, which is heavily used, and go under the Natchez Trace Bridge with traffic. This is a hazard that can be alleviated by this connector trail. This trail will connect Madison to Ridgeland and the Natchez Trace Parkway, which is one of the most beautiful and histori-



cal areas of the State. The length of this projected trail is 930 feet and will run on the eastern side of Old Canton Road. The property is right-of-way of the Natchez Trace Parkway and is the missing link between trails that end at the Madison and Ridgeland City limits. The predominant use will be walkers, bikers and skaters. The present day trails are heavily used from dawn to dusk, but when this trail becomes a reality, it will provide not only the residents of Madison, but many others an ability to enjoy the beautiful natural feature of the Natchez Trace Parkway.

The Town of Wesson will construct a 1000 ft. trail with 12 light poles with underground wiring and a 20' x 60' open air pavilion. Currently the Town has no public area for recreational activities, but this project will place a recreational trail on a piece of property located at the corner of Church and

Beech Street. This will not only act as a recreational trail, but also as an educational one, by encompassing the history of Wesson though the placing of informational signage (similar to the historic places signs placed by the state), and by environmental markers identifying trees and shrubbery along the path. The trail will be 1000 feet in length encircling a little over one acre of property, adding a 20' x 60' open air pavilion, and placing antique style post lighting with underground wiring. The Town's intent is to develop an area where families can enjoy the outdoors, provide a means for physical exercise through a path that will be designed for both pedestrian and/or bicycle use, and educate others on the history of the Town and the environment surrounding it.

For more information or to apply for a RTP grant you may contact Mitzi Stubbs at 601-981-1511.

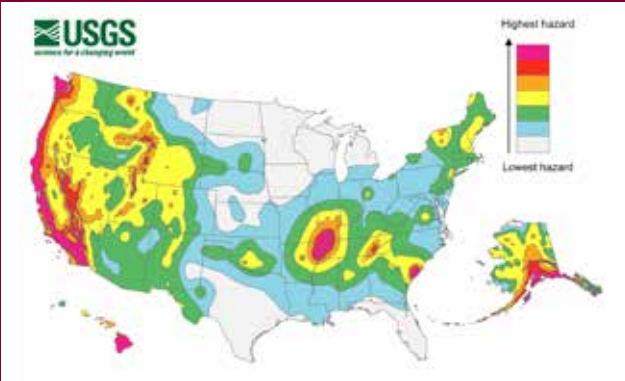
Hazard Mitigation

The Federal Emergency Management Agency (FEMA) defines mitigation as, "the effort to reduce loss of life and property by lessening the impact of disasters. Mitigation is taking action now – before the next disaster – to reduce human and financial consequences later (analyzing risk, reducing risk, insuring against risk)."

Predicting where the next disaster will occur, and how severe its impact will be on a community is difficult. Natural disasters can occur at anytime and anyplace, and their human and financial consequences can be significant. Mitigation planning is intended to assist communities in determining their risks to natural disasters and develop an action plan to address the known risks by lessening the impact of natural disasters when they do to place. Over the last few months, the District's staff have been working with several communities to develop a multi-jurisdictional Hazard Mitigation Plan for MEMA's District 5. During the risk assessment process committee members identified the following natural hazards as potential hazards that may impact the region:

- Dam/Levee Failures
- Drought/Excessive Heat
- Earthquakes
- Expansive Soils
- Flooding
- Severe Thunderstorms (including hail and lightning)
- Tornadoes
- Tropical Storms
- Wildfires
- Winter Storms

Next, the committee will look at identifying specific areas at risk to each natural hazard and develop an action plan to reduce those risks. As with any planning process, open public involvement is essential to the development of an effective



Top: Wind Zones in the United States.
Bottom: 2014 USGS National Seismic Hazard Map, displaying intensity of potential ground shaking from an earthquake in 50 years, which is the typical lifetime of a building.

comprehensive plan. For more information concerning the mitigation planning process underway or to find out how you can be involved in the process contract Lesley Callender at (601) 981-1511 or visit the District's mitigation website page at <http://www.cmpdd.org/mitigation-planning/>.

2040 Long-Range Transportation Plan

In August, CMPDD, in consultation with the MS Department of Transportation (MDOT) and the selected consultant, officially began work on the next version of the Long-Range Transportation Plan for the Jackson Metropolitan Planning Organization (MPO) area. As the MPO, CMPDD is responsible for conducting a federally-mandated Transportation Planning Process for the Jackson Metropolitan Area. One of the primary tasks is the development of a Long-Range Transportation Plan (LRTP) for the area expected to become urbanized within a 20-25 year horizon. The update of the 2035 LRTP, which was adopted in March 2011, will result in the production of the 2040 Jackson Urbanized Area Transportation Plan. The 2040 LRTP must be completed by December 2015.

Over the last few weeks, the District's staff have been busy gathering data layers needed to build the computerized traffic

simulation model, which will produce traffic projections for each phase of the 2040 Plan. Once the model is complete, the planning team will use the traffic projections produced by the model to identify anticipated traffic capacity deficiencies and proposed street and highway improvements that will address the deficiencies identified in the model. A kick-off meeting with transportation stakeholders and the general public is scheduled for the first quarter of 2015. In addition, several other public involvement methods using social media and the District's website will be rolled-out in the coming months to help the general public better understand the transportation planning process and show them how they can get involved. Be sure to check CMPDD's website (www.cmpdd.org) for more information regarding on-going public involvement activities.

PRVWSD (continued from p.1)

organizing data from over 50 campgrounds in Mississippi and neighboring states for the purpose of comparing rates of similar campgrounds in the PRVWSD. Data was collected on the type and number of camp sites, amenities and services offered at each camp site as well as the campground as a whole, and occupancy rates were collected. Rental rates on a nightly, weekly, and monthly basis by type of camp site (i.e. water, sewer, and electricity hookups versus primitive), and data on seasonal rates and group discounts were collected. Once compiled, the District presented to PRVWSD a comparison of their rates and the rates of the surveyed campgrounds. Overall, it was determined that PRVWSD's rates are slightly below



the average rates of the surveyed campgrounds. The results of this study may be used by PRVWSD to adjust their rates as they see necessary.

New Federal Workforce Law Enacted

Earlier this summer, a new federal workforce law was enacted. The new law, entitled the Workforce Innovation and Opportunity Act (WIOA), replaces the Workforce Investment Act and reauthorizes federal workforce and training programs. The law received bi-partisan support in both the House and Senate and passed both with large majorities.

WIOA represents the first update of federal workforce programs since 1998. The law aims to modernize and improve existing federal workforce development programs and emphasizes an increased responsiveness to the needs of businesses. The basis of the law challenges local workforce areas to design program which will grow businesses, job and wages.

The law preserves local authority in workforce investment boards and

workforce investment areas. It also provides greater local board flexibility to address their workforce challenges, such as allowing them to use up to 20 percent of adult workforce funding for incumbent worker training and on the job training reimbursement up to 75% for in-demand occupations. This flexibility will allow local boards to tailor plans and services to meet the needs of local jobseekers and employers. Other types of training allowed under the law include entrepreneurial, internships, work-based and work experience leading to a career. Heavy emphasis is placed on career pathways.

WIOA reduces the minimum number of required members (from 51 to 19) for the local workforce boards but still maintains a business-led majority. This will increase the efficiency and effectiveness of

local boards and further productive relationships with businesses.

A strong workforce system will increase investments and resources for quality training and help to ensure that localities and states can craft a skilled local workforce with the education, skills, and credentials needed by local employers. The new law provides a more efficient framework for a modernized workforce development system by maintaining the local role in the system with added flexibility. It recognizes that local elected officials and boards play a critical role in workforce development and the overall economic health of local communities.

The WIOA will be phased in over the next two years as the US Department of Labor works to provide further regulations and guidance.

CMPDD Holds Public Hearing on Aging Issues

More than 130 individuals gathered at the Mississippi Sports Hall of Fame recently to hear information about the Fiscal Year 2015 Area Plan on Aging as prepared by staff at CMPDD. This Plan is a document which outlines the programs and services to be offered to seniors throughout the seven-county area. It also identifies the needs, concerns, and priority issues which will be addressed by staff as they plan their work activities for the upcoming year, beginning October 1, 2014.

Ms. Chelsea Crittle, Director of Aging Programs informed the attendees of the services provided by CMPDD's Area Agency on Aging, such as: The PAY as You Go Meal Service, Homemaker Program, Transportation Program, Congregate and Home-Delivered Meals Program, Senior Community Service Employment Program, State Health Insurance Program, Senior Medicare Patrol, and the AmeriCorps's VISTA Program. She also said that the Area Agency on Aging anticipates an increase of funding this year, possibly up to 15%. Additionally, she explained the waiting list policy, discussed actual meal and delivery costs, and targeted population for services by counties. Ms. Crittle continued to explain the eligibility

requirements for aging services and emphasized how the Area Agency on Aging projects to provide services during the upcoming fiscal year. She presented a complete overview which included a power point presentation and a summary of Fiscal Year 2014's programmatic performance of aging programs.

Joining with CMPDD at the public hearing was Ms. Melinda Bertucci, State Director of the Division of Aging and Adult Services and Ms. Marissa Whitehouse, State MAC Center Administrator. Ms. Bertucci spoke about the initiatives which will be undertaken for Fiscal Year 2015 by the Mississippi Department of Human Services/ Division of Aging and Adult Services. She emphasized many of the services available through the Aging Network and discussed the Division of Aging and Adult Services commitment to serving seniors throughout the state. Also, Ms. Whitehead informed the attendees about the opening of the new Mississippi Access to Care Centers (MAC Centers) that will provide information and referral services, counseling, health screening, and long term care services for the elderly and the disabled population. These services will help those individuals to remain in their homes



and communities for as long as possible and prevent early institutionalization. MAC centers will open this fall and will be located in Gulfport, Newton, Hattiesburg, Pontotoc, and in Jackson Metropolitan area.

The hearing concluded with seniors expressing concerns regarding topics such as: the State Health and Insurance Program (SHIP); local housing options; the quality of nutritious meals; and MAC Centers. The Area Plan was delivered to the State's Division of Aging on August 30, 2014 for their review.

Land and Water Conservation Fund Applications Approved

The Land and Water Conservation Fund (LWCF) program was established in 1965. Federal funds are appropriated by Congress through the Department of Interior and administered on the federal level by the National Park Service and on the state level by the Mississippi Department of Wildlife, Fisheries and Parks, Outdoor Recreation Grants Division.

This program was created to stimulate a nationwide action program to assist in preserving, developing, and assuring all citizens of the United State, present and future, such quality and quantity of outdoor recreation resources as may be available. The program provides matching grants to States and through the States to local units of government for the acquisition and development of public outdoor recreation sites and facilities. Funding for the program is provided largely from the Outer Continental Shelf mineral receipts, with additional income from the Motorboat Fuels Tax, recreation user fees, and through the sales of federal surplus property. Federal LWCF obligations have been matched by state and local contributions for a total recreation investment of over \$6 billion dollars. This year marks the first year in over ten years that funds have been made available to the state.

CMPDD recently assisted five municipalities with the submission of a Land and Water Conservation Fund (LWCF) application. Mississippi Department of Wildlife, Fisheries and Parks announced approval of these five projects, they are listed below.

| <u>Community Name</u> | <u>Project Description</u> | <u>LWCF Funds</u> | <u>Matching Funds</u> |
|-----------------------|----------------------------|-------------------|-----------------------|
| City of Hazlehurst | Ball Field Lighting | \$ 28,000 | \$ 28,000 |
| City of Madison | Inclusive ADA Playground | 100,000 | 100,000 |
| Town of Pelahatchie | Playground Improvements | 42,455 | 42,455 |
| Town of Puckett | Tennis Courts | 82,750 | 82,750 |
| Town of Wesson | Park Development | 57,500 | 57,500 |

District staff have been informed that this program should have increased funding for the 2015 funding cycle. If you have any questions or would like additional information about how to qualify for this program, please contact Mitzi Stubbs at 601-981-1511.

District Completes Update of Pavement Management System

The Pavement Management System is an inventory of the functionally classified, non-state maintained, principal arterial, minor arterial, and collector roadways in the Jackson Urbanized Area. Each year, on a 3 year cyclical basis, District staff complete a reassessment of the pavement conditions for Hinds, Madison, and Rankin Counties by completing roadway condition surveys for each roadway in each of the respective counties. For 2014, the District completed the reassessment for Hinds County.

Data is collected for the Pavement Management System by inventorying the roadways through the use of windshield surveys. Windshield surveys are conducted by driving the entire length of the roadway and determining the level of degradation that has occurred. When collecting the survey data the types of cracking are identified, such as alligator, edge, or longitudinal/transverse line cracking. Other surface impediments that may be present are patching, rutting, potholes, heaves and/or swells and poor storm water drainage issues, just to name a few.

Once all of the information is factored in, the Roadway Surface Management System software program used by the District assigns a numeric value to each road segment which is called a Pavement Condition Index. This number signifies from highest to lowest the roadway segment that is in the poorest condition and in greatest need of repair. This data is factored along with traffic count data, to determine which roadways are in the greatest need of funding for surface repair or reconstruction.

Now that data collection for Hinds County is complete, a pavement condition reassessment will be conducted in 2015 for the functionally classified roadways in Rankin County. If you have questions concerning the Pavement Management System please contact Scott Burge at 601-981-1511 or by email at sburge@cmpdd.org.

Small Municipalities and Limited Population Counties Grant Program Applications Submitted

The Mississippi Small Municipalities and Limited Population Counties Grant Program (SMLPC) is designed for making grants to small municipalities and limited population counties or natural gas districts to finance projects to promote economic growth in the state. Grants are available to municipalities with a population of 10,000 or less, and counties with a population of 30,000 or less. Eligible projects financed with SMLPC must be publicly owned and include, but not limited to the following items: drainage systems; utilities such as water supply systems and gas supply systems; sewer systems (pipe treatment); transportation facilities directly affecting the site, including roads, bridges, rail lines, or pipelines; marine structures; land purchases and improvements; airfield and airport improvements; acquisition and improvements of buildings. The maximum grant award is \$150,000.

Central Mississippi Planning and Development District submitted eight (8) SMLPC applications for the following cities/counties:

| <u>Community Name</u> | <u>Project Description</u> | <u>SMLPC Funds</u> | <u>Matching Funds</u> |
|-------------------------|----------------------------------|--------------------|-----------------------|
| City of Crystal Springs | City Entrance and Downtown Imp. | \$ 145,485 | \$ -0- |
| Town of Edwards | Multi-purpose Building | 150,000 | 80,000 |
| Town of Flora | Street Improvements | 148,967 | -0- |
| City of Mendenhall | Downtown Improvements | 150,000 | 11,975 |
| Town of Pelahatchie | Downtown Improvements | 150,000 | -0- |
| Town of Puckett | New Fire Station | 150,000 | -0- |
| City of Raymond | Street and Downtown Improvements | 150,000 | -0- |
| Yazoo County | Courthouse Improvements | 150,000 | -0- |

If you have any questions or would like additional information concerning the SMLPC grant program, please contact Mitzi Stubbs at 601-981-1511.

Mississippi Small Business Assistance Loan Program Approves New Loan

Mr. James E. Stirgus, Jr. Chairman of the District’s Mississippi Small Business Assistance Loan (MSBALP) Review Board, announced the approval of a loan to Fast Fill #4, LLC for \$250,000 of a \$750,000 project under the Mississippi Small Business Assistance Loan Fund (MSBALP). This business will use the loan proceeds to partially finance the acquisition of a convenience store and a Shell Gas Station in Ridgeland, Mississippi, and will create approximately two (2) new jobs in the private sector.

The Mississippi Development Authority administers this program whose purpose is to provide financial assistance to small businesses that foster economic development through the creation of new jobs. Loans are now available for terms up to fifteen (15) year at an annual interest rates as low as 4.75%. Interested persons should contact T. Larry Anderson or Dwayne Perkins at 981-1511 for more information.

Site Visits for CMPDD’s 2014 CDBG Public Facilities Applications

The CDBG Public Facility Program provides grant funds to local units of government for a variety of public improvement projects (e.g., water or sewer facilities, storm drainage, public buildings, street reconstruction, etc.) that benefit low and moderate income families and areas. Special priority is given to water and sanitary sewer projects that eliminate existing health and safety hazards.

The Mississippi Development Authority (MDA) recently conducted site visits for potential CDBG Public Facilities projects that CMPDD assisted in preparing and submitting the applications. A site visit does not guarantee approval; however, it is an important step toward approval of the CDBG grant. Listed below are the proposed projects that ranked high enough to be eligible for potential funding.

| <u>Community Name</u> | <u>Project Description</u> | <u>CDBG Funds</u> | <u>Matching Funds</u> |
|-----------------------|--------------------------------|-------------------|-----------------------|
| City of Brandon | Unserved sewer | \$600,000 | \$732,100 |
| City of Byram | Unserved sewer | 525,000 | 632,000 |
| City of Hazlehurst | Unserved sewer | 360,000 | 360,000 |
| City of Madison | Inclusive ADA Playground | 305,000 | 315,000 |
| City of Vicksburg | Sanitary Sewer Improvements | 413,000 | 790,000 |
| Town of Wesson | ADA Town Hall Improvements | 450,000 | N/A |
| Yazoo County | ADA improvements to Courthouse | 534,215 | 660,000 |

CMDC BULLETIN

Ms. Wanda Cowart, President of the Central Mississippi Development Company, Inc. (CMDC), announced the approval of three (3) new loans under the U. S. Small Business Administration’s 504 Loan Program and one (1) new loan under the Mississippi Minority Business Enterprise Loan Program.

The three loans under the U.S. Small Business Administration’s 504 Loan Program were as follows:

- A.M.R. Petroleum/Shell Convenience Store in the amount of \$455,200 of a \$1,517,334 project to partially finance a convenience store in Jackson, Mississippi. This business will create or save six (6) jobs in the private sector.
- Karan Hoss d/b/a/ Beauty Supply Warehouse 11 in the amount of \$547,480 of a \$1,368,699 project to partially finance a beauty supply warehouse in Jackson, Mississippi. This business will create or save approximately sixteen (16) new jobs in the private sector.
- Karan Hoss d/b/a/ Beauty Supply Warehouse 12 in the amount of \$465,182 of a \$1,162,956 project to partially finance a beauty supply warehouse in Jackson, Mississippi. This business will create or save approximately sixteen (16) new jobs in the private sector.

The loan under the Mississippi Minority Business Enterprise Loan Program was as follows:

- Next Generation Academy, LLC for \$132,500 of a \$278,250 project to partially finance the acquisition of a child care center and provide working capital for this small business in Jackson, Mississippi. The center will serve sixty-four (64) children and create three (3) new jobs.

CMDC is certified by the U. S. Small Business Administration and works in cooperation with local banks and other financial institutions in providing business loans to small businesses. These loans allow a small business to finance land, building, and equipment with a low down payment and long term financing at competitive interest rates. Fixed rate low interest financing for small businesses saves

thousands of dollars in debt service on fixed assets. Also, this type financing provides an alternative to variable rate financing on long term assets. Many economic forecasters are certain that interest rates will rise. These predictable interest rate increases will not have a negative impact on the cash flow of those businesses that have fixed rate low interest loans through the U. S. Small Business Administration’s 504 Loan Program. The maximum loan amount is 40% of the total project cost up to a maximum loan amount of \$5,000,000 depending on the type of project. The maximum amount for eligible manufacturing projects is \$5,500,000.

Ms. Cowart announced that the current interest rates on business loans under the U. S. Small Business Administration’s CMDC remain very low. The interest rates are as follows:

| <u>TERM (YEARS)</u> | <u>INTEREST RATE</u> |
|---------------------|----------------------|
| 10 (September 2014) | 4.69% |
| 20 (September 2014) | 5.00% |

The District manages the Minority Business Enterprise Loan Program (MBELP) that is administered by the Mississippi Development Authority (MDA), which recognizes the District as a “Qualified Entity” to originate and service loans under the MBELP. The interest rate on loans made through this program cannot exceed two percentage points above or below the Federal Reserve discount rate, which is 0.75% at the present time. Therefore, a minority owned business can obtain a business loan at a fixed rate of 2.75% per annum for a term up to 15 years depending on the use of the loan proceeds.

Small business owners, bankers, commercial loan officers, real estate developers, contractors, and others interested in locking up extremely low fixed interest rates on business loans should call Larry Anderson or Dwayne Perkins at 601-981-1625.

District Hosts MML Regional Meeting

CMPDD once again hosted this year’s Mississippi Municipal League (MML) Regional Legislative Meeting. The meeting was held in the conference room at CMPDD on Tuesday, August 19, 2014. During the meeting, lunch was provided, and MML presented information regarding the group’s legislative agenda for the upcoming year. The meeting was attended by over 30 local Mayors and Aldermen in addition to District staff and MML board and staff members.



If the name and address of the recipient needs to be updated, please contact our office at 601-981-1511.

EDA News

The District appreciates the participation it received from its members and community leaders in the annual Comprehensive Economic Development Strategy (CEDS) survey. The responses have been compiled and used for the 2015 update of the 2013 – 2018 CEDS. You may view the updated CEDS in the Publications section of the CMPDD website (www.cmpdd.org).

Medicare Counseling Available at CMPDD

Insurance counselors from Central Mississippi Planning and Development District/Area Agency on Aging, are available to answer questions regarding Medicare problems or concerns. This is a free service offered to help individuals make the best choice possible when it comes to their Medicare benefits.

If you have concerns, ask yourself the following questions:

- What are the costs of my present health policies?
- Is this drug plan meeting my present needs?

- Am I satisfied with the service I receive?

The Medicare open enrollment begins October 15, 2014 and ends December 7, 2014. Take advantage of the annual Open Enrollment period to make sure you have the best coverage available to meet your health needs. For more information, or to arrange for a counselor to visit your area or speak to a group, contact CMPDD at 601-981-1516.

Mark Your Calendar!

**Make Plans to Join Us for the
2015 Annual MAPDD Conference
April 21 - April 24, 2015
in Biloxi, MS at the Beau Rivage
www.mspdds.com**



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