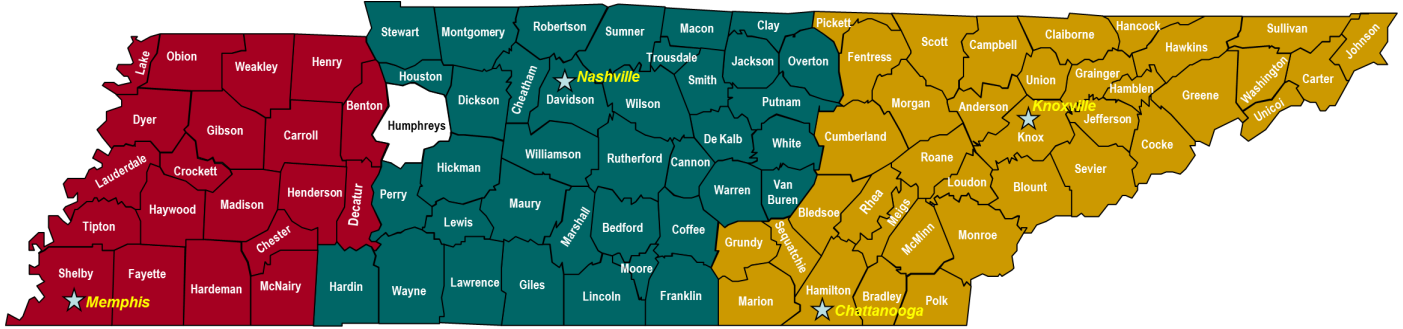




Middle Tennessee Industrial Development Association 2017 Community Data Profile



McEWEN Humphreys County

QUICK FACTS

County Seat: Waverly
 Area in Square Miles (County): 532
 Elevation: 836'
 Market Region: Nashville
 Time Zone: Central
 Year Incorporated: 1917
 Latitude: N36° 06.47'
 Longitude: W87° 37.98'
 Distance From Nashville: 55 miles
 Additional Incorporated Cities within the County: *New Johnsonville, Waverly*
 Unincorporated Cities: *Hurricane Mills*

POPULATION

	City	County
2000 (Census)	1,702	17,929
2010 (Census)	1,750	18,538
Estimated July 1, 2015	1,703	18,135
¹ Population Projection 2020	1,753	19,185
Percent Population Change 2000 – 2010	2.8 %	3.4 %

Source: U.S. Census Bureau
¹Source: University of TN Center for Business & Economic Research

CLIMATE

Annual Average Temperature: 58.3° F
 Average High Temperature: 70.4° F
 Average Low Temperature: 46.1° F
 Annual Average Precipitation: 54.45"
 Annual Average Snowfall:
 Prevailing Winds: Southwest
 Mean Length of Freeze-Free Period (days): 180-220

TAX STRUCTURE

LOCAL

	City	County
<i>Property Taxes: (2016)</i>		
Rate per \$100 value	\$ 0.6310	\$ 2.15
Outside city limits		\$ 2.20
<i>Ratio of Assessment:</i>		
Residential and Farm	25 %	25 %
Commercial/Industrial	40 %	40 %
Personal (Equipment)	30 %	30 %
Bonded Debt (2016)	\$ 280,568	\$ 2,165,000
Total Local Assessment (2015)	\$ 17,349,727	\$ 420,494,463
Hotel-Motel Tax	None %	3.0 %

Source: Tennessee Comptroller of the Treasury, Division of Property Assessments

STATE

Sales Tax 5% tax on food and food ingredients; 7% on all other tangible personal property unless specifically exempted.

Local Sales Tax Rate 2.75 %

Local & State Sales Tax Collected (FY2016): \$ 16,644,047

Income Tax

- **Personal:** 6 % on Interest & Dividends
- **Corporate Excise Tax:** 6.5% of Tennessee taxable income
- **Franchise Tax:** .25% of the greater of net worth or real and tangible property in Tennessee. The minimum tax is \$100.
- **Unemployment Tax:** New Employers 2.7% of first \$9,000

Source: Tennessee Department of Revenue

EDUCATION

District Name: Humphreys County
District Grades Served: PK-12
Number of Teachers: 209
Number of Students: 3,065

Number of Schools: 7
Number of Administrators: 21

Grades:

PreK3-5: 1,014
PreK-8: 366
4-8: 558
6-8: 224
9-12: 903

Number of High School Graduates (2015-16): 72 (City) 223 (County)
Graduation Rate: 96.0 %

Source: Tennessee Department of Education (October 2016)

<u>Regional Higher Education Institutions</u>	<u>City</u>
TN College of Applied Technology	Dickson
Nashville State Community College	Waverly
Austin Peay State University	Waverly courses available

State Industrial Training Service Available: Yes
Type of Public School System: County

GOVERNMENT

Governing Body:

City: Mayor and Aldermen
Meets: 2nd Tuesday Time: 7:00 p.m.
Place: City Hall
County: Executive and County Commissioners
Meets: 2nd Monday Time: 6:00 p.m.
Place: City Hall

Fire Department:
full-time fire fighters in city: 0 city volunteers: 20
full-time fire fighters in county: 0 county volunteers: 100
fire stations in city: 2 city fire trucks: 4
fire stations in county: 6 county fire trucks: 20
(includes tankers, rescue, trucks, etc)

Law Enforcement:
full-time police officers in city: 5(+1 SRO officer)
full-time police officers in county & sheriff: 20
city patrol cars: 5 county patrol cars: 17

	<u>City:</u>	<u>County:</u>
Insurance Rating:	6	7-10
Zoning Regulations:	Yes	No
Planning Commission:	Yes	Yes
Industrial Development Corp:	No	Yes

TRANSPORTATION

AIR SERVICE:

Nearest General Aviation:
Humphreys County Airport
Location Identifier: 0M5
Distance from City: 8 miles
Runway Length: 4,000 feet
Surface: Asphalt
Lighting: MIRL/VASI
Fuel: 100LL/Jet A
Repair: None
Transportation: Courtesy Car

Nearest Commercial Service:

Nashville International Airport
Location Identifier: BNA
Distance from McEwen: 64 miles
Served by 10 major air carriers, 3 cargo carriers, and 2 fixed-base operators; serving 70 markets, 50 non-stops, 390 daily flights (2015).

HIGHWAYS:

U.S Highways: 70
State Highways: 231
Nearest Interstate: Interstate 40, 15 miles south of Waverly

COMMON CARRIERS:

Air Freight Companies: None
Motor Freight Companies: 9
Terminal Facilities: None
Bus Services – Inter-City: No
Local: No Carrier Service: No

RAILROADS SERVED BY:

CSX Transportation

NAVIGABLE WATERWAYS:

River: Tennessee River & Tom Bigbee Channel Depth: 40 feet
Nearest Port Facility: New Johnsonville Miles: 17

COMMUNICATIONS

<u>Newspapers:</u>	<u>Frequency:</u>
Waverly News Democrat	Weekly
Front Porch News	Weekly
The Tennessean	Daily

Telephone Companies: AT&T
Radio Stations: 1 local
Television Networks: 4
Cable Service Available: Yes Channels: 44
Provider: Charter Communications
Internet Service Available: Yes
Provider: AT&T
Fiber Optics Available: Yes
Provider: AT&T

COMMUNITY FACILITIES

Health Care:

Doctors: 1 Dentists: 0

Hospitals: 1 (Waverly)	Beds: 52
Clinics: 3	Beds: N/A
Nursing Homes: 2 (Waverly)	Beds: 166
Retirement Homes: 0	Beds: 0
Residential Care/Assisted Living: 1	Beds: 36 (at Waverly)

Religious Organizations:

Protestant: 10	Catholic: 1	Other:
Jehovah's Witness: 0	Seventh Day Adventist: 0	
Latter Day Saints: 0		

Day Care Centers: 1 Day Care Homes: 0

Recreation:

Libraries: 1	Parks: 1
Golf Courses (Public & Private): 1	
Swimming Pools (Public & Private): 0	
Country Clubs: 0	Theaters: 0
Bowling Alleys: 0	

Hotels & Motels: (County) 5 Rooms: 200

Bed & Breakfasts:

Largest Meeting Room Capacity: 100

Restaurants: 3

Other: Walking track, regulation size Jr. Pr. Football Field, soft ball fields, two pavilions, tennis courts

FINANCIAL INSTITUTIONS

(Countywide)

Commercial Banks: 4

Savings Institutions: 1

Credit Unions: 2

Total # of Institutions: 7

Total # of Branches: 10

Combined Deposits: \$ 268,395,000 (Deposits for June 30, 2016)

* Credit Unions Not calculated in Combined Deposits

Source: Federal Deposit Insurance Corporation and National Credit Union Administration

INDUSTRIAL SUPPORT SERVICES

Service	Town	Distance (Miles)
Tool & Die	Camden	35
Heat Treating	Waverly	9
Heavy Hardware	Waverly	9
Sheet Metal	Waverly	9
Lubricants	Waverly	9
Welding Supplies	Waverly	9
Abrasives	Waverly	9
Other:		

SELECTED ECONOMIC INDICATORS

2015 Annual Averages

	County	Labor Market Area*
<u>Labor Force:</u>		
Civilian Labor Force	8,474	56,107
Employment	7,887	52,548
Unemployment	587	3,559
Unemployment Rate	6.9 %	7.0 %

* Labor Market Area is defined as Benton, Dickson, Hickman, Houston, Humphreys and Perry Counties in Tennessee.

Manufacturing in Area (Annual Averages 2015):

Number of Units:	20
Ann. Avg. Employment:	1,321

Source: Tennessee Department of Labor and Workforce Development

County 10-Year Growth Report

Years: 2007-2016	New Plants	Expansions
Number Projects:	3	28
Job Opportunities:	142	286
Total Investments:	\$ 251,750,000	\$ 114,268,676

Source: Tennessee Department of Economic and Community Development

Per Capita Personal Income

Year: 2015 Amount: \$ 36,082

Source: Bureau of Economic Analysis

Average Homes Sales

Year: 2015 Number of homes sold: 162
Average Cost: \$ 112,049

Source: Tennessee Housing Development Agency

Retail Sales

Year: 2015 Amount: \$ 200,694,749

Source: Tennessee Department of Revenue

NATURAL RESOURCES

Minerals: Crushed stone, sand & gravel

Timber: Wood products

AGRICULTURAL

Crops: Corn, soybeans, wheat, tobacco and hay

Livestock: Cattle

UTILITIES

GAS

Local Distributor: **Humphreys County Utilities**
 Phone: 931.296.3204
 Website: none at this time
 Source Company: Tennessee Gas Pipeline Company
 Fuel Oil Suppliers: 2
 Suppliers of LP Gas: 1

WATER

Water Supplier: **McEwen Water Department**
 Phone: 931.582.6211
 Website: none at this time
 Source: Wells
 Capacity: 600,000 GPD
 Current Consumption: 195,000 GPD
 Storage Capacity: 600,000 Gallons

SEWER

Sewer Provider: **McEwen Sewer Department**
 Phone: 931.582.6211
 Website: none at this time
 Type of Treatment: Activated Sludge
 Capacity: 450,000 GPD
 Current Usage: 170,000 GPD
 City Sewer Coverage: 90 %
 Storm Sewer Coverage: 50 %
 Solid Waste Disposal Type: Landfill

ELECTRICITY

Source Company: Tennessee Valley Authority

Local Power Company for City and County:

Meriwether Lewis Electric Cooperative

Chief Exec. Officer: Keith Carnahan

District Office: Post Office Box 329
 200 East Commerce Street
 Waverly, Tennessee 37185

Phone: 931.296.2581

Emergency: 800.893.8273

Fax: 931.729.2267

Website: www.mlec.com

MTIDA works closely with the Tennessee Valley Authority, which supplies electric power to Middle Tennessee through our 25 member local power companies.

MAJOR INDUSTRIAL MANUFACTURERS/DISTRIBUTION

<u>Firm</u>	<u>Product or Service</u>	<u>Total Employees</u>	<u>Union</u>	<u>Phone Number</u>
Accurate Energetic Systems LLC	Explosive devices	150	None	800-416-3006
Nashville Wire Products	Powder coating services	51	None	931-743-2768
Volunteer Metal Systems	Building components	30	None	931-582-6871
Industrial Design & Fabctn.	Automated custom machinery	23	None	931-582-8844
Precision Machine, Inc.	Machine shop	11	None	931-582-3327

For information on industrial sites and available industrial buildings contact:

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 Middle Tennessee Industrial Development Association
 2108 Westwood Avenue
 Nashville, Tennessee 37212
 Phone: 615.269.5233 Fax: 615.269.5184
 Email: mtida@mtida.org Website: www.mtida.org

Ted Moore, Executive Director
 Humphreys County Economic Development Council
 301 N. Church Street-Post Office Box 218
 Waverly, Tennessee 37185
 Phone: 931.296.5199
 Email: tedmooredc@yahoo.com Website: none at this time