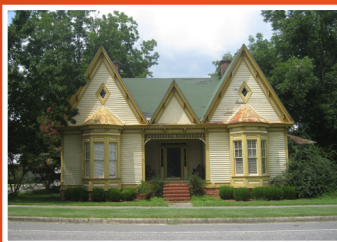


APPENDIX B

GROWTH AND DEVELOPMENT TRENDS COMMUNITY INFORMATION

GLASCOCK COUNTY COMPREHENSIVE PLAN 2015-35



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NEEDS AND OPPORTUNITIES

NEEDS AND OPPORTUNITIES: *ECONOMIC DEVELOPMENT*

Need	1) We need additional employment opportunities
Need	2) We need to make sure development benefits Glascock
Need	3) We need additional marketing opportunities for local businesses
Need	4) We need additional infrastructure to assist in attracting industry
Need	5) We need more small businesses
Need	6) We need a pharmacy and other businesses that would benefit seniors
Need	7) We need additional social places such as dine-in restaurants
Need	8) We need broadband internet service
Need	9) We have a drain of educated workers to other areas
Opportunity	10) We have a Development Authority that can assist in attracting industry
Opportunity	11) We have an industrial park available for industry
Opportunity	12) We have a new solar farm, showing the potential for more such projects
Opportunity	13) We are pursuing “Camera-Ready” status and have many scenic buildings and landscapes
Opportunity	14) We have relatively low energy costs
Opportunity	15) We have affordable housing costs
Opportunity	16) The regional economy continues to grow

Note: Several of these Needs and Opportunities came from the Comprehensive Economic Development Strategy (CEDS) for the CSRA region.



This lumber yard in Mitchell illustrates the county's potential in terms of natural resources.

NEEDS AND OPPORTUNITIES

NEEDS AND OPPORTUNITIES: HOUSING

Need	1) We need to generate additional interest from developers
Need	2) We need housing options that are attractive for young families
Need	3) We need additional housing options generally (smaller units)
Opportunity	4) We have a distinct rural character that can attract residents seeking that environment
Opportunity	5) We have a potentially strong market for mid-range housing



Recently renovated housing in Gibson provides improved housing choice for county residents.



NEEDS AND OPPORTUNITIES

NEEDS AND OPPORTUNITIES: *COMMUNITY FACILITIES*

Need	1) We have limited access to the internet
Need	2) <i>We have park facilities that need updating</i>
Need	3) The square would benefit from a redesign and a maintenance plan
Opportunity	4) We have great first responders
Opportunity	5) We have a good nursing home
Opportunity	6) We have an effective transit service
Opportunity	7) <i>We have been considering a regional ambulance service</i>
Opportunity	8) We have low crime rates



The Glascock County Courthouse is both a historic community landmark and a functional facility.



NEEDS AND OPPORTUNITIES

NEEDS AND OPPORTUNITIES: *NATURAL & CULTURAL RESOURCES*

Need	1) We have historic homes in need of preservation
Opportunity	2) We have a beautiful natural landscape
Opportunity	3) We have clean air and a clean environment



Timber resources and scenic vistas make up significant elements of Glascock County's natural resources.



NEEDS AND OPPORTUNITIES

NEEDS AND OPPORTUNITIES: LAND USE

Need	1) We have issues stemming from a lack of land use regulation, including private roads and development standards
Need	2) We have appearance and other issues caused by a lack of code enforcement
Opportunity	3) We have avoided the negative aspects (traffic, appearance) of urban sprawl



Sudden shifts in land development styles are an issue than land use regulations can address.



NEEDS AND OPPORTUNITIES

NEEDS AND OPPORTUNITIES: *TRANSPORTATION*

Need	1) We have roads that need improvement
Need	2) We need alternatives to driving for some trips
Opportunity	3) We have a landscape that would be suitable for a mountain bike trail



Maintenance and improvement of existing roads is a top priority in Glascock County.



NEEDS AND OPPORTUNITIES

NEEDS AND OPPORTUNITIES: *INTERGOVERNMENTAL COORDINATION*

Need	1) We have some overlapping services between local governments
Opportunity	2) We have the potential to reduce costs by reviewing delivery of services



Local governments (Glascock County offices shown above) can cut costs and boost efficiency by coordinating the delivery of services.





ADDITIONAL TOPICS



Two critical elements involved in a community's vitality and long-term health include economic development and natural resources. While this comprehensive plan includes assessments of and goals and strategies for a range of topics, including housing, transportation, intergovernmental coordination and more, this section provides additional information on the local economy and protecting natural resources.

The economic development section discusses current data related to the local economy. It also discusses the Comprehensive Economic Development Strategy for the region, which serves as the base of the economic development portion of this plan. The natural resources section focuses on water resources and includes detailed mapping efforts aimed at identifying sensitive areas.

Inclusion of these topics also ensures both that this plan meets state standards for planning and that significant prior planning efforts on these topics are incorporated into this document.

ECONOMIC DEVELOPMENT

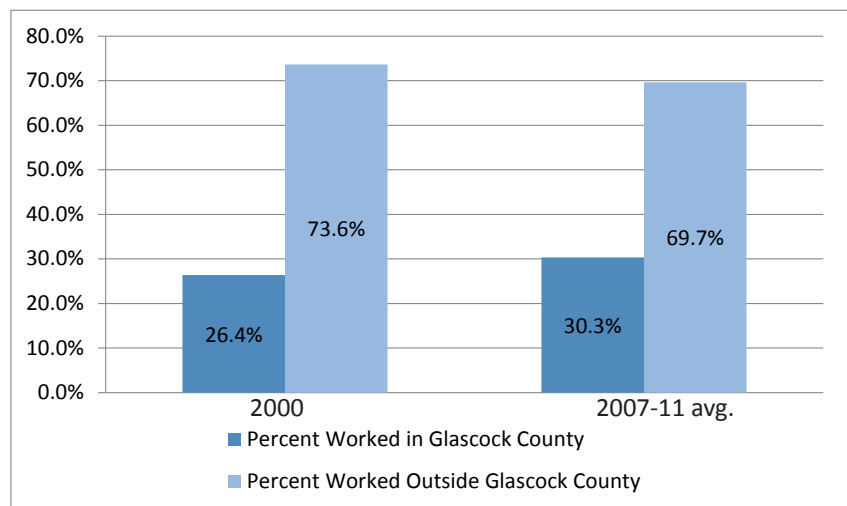
ECONOMIC DEVELOPMENT

Economic development is an essential element of planning for the future. Creating a sustainable economy that meets the needs of residents is a crucial part of a healthy community. A strong local economy that balances residential with non-residential growth and can rely on multiple industry sectors for employment will be better equipped to keep pace with current public service demands, and meet long-term maintenance responsibilities.

The purpose of the Glascock County Comprehensive Plan's economic development component is to analyze past trends and current conditions in order to assess strengths and weaknesses in the local economy. Using fundamental economic metrics and drawing on prior plans, this section aims to provide a look at the current economy and provide strategies for improvement. This plan uses the Comprehensive Economic Development Strategy (CEDS) for the region as its economic development plan, and recommendations from that document have been incorporated throughout this plan, including in the Community Goals and Community Work Program sections. This section aims to add some additional local data and targeted recommendations.

Recent unemployment data suggests that the so-called Great Recession has had a significant and lasting impact on the local community. The Glascock County unemployment rate rose from the 4 to 6 percent range throughout most of the 2000s to a high of 14 percent in 2011. That has since dropped to between 10 and 12 percent in recent years, but both federal and state employment data sets indicate a county unemployment rate that remains a few percentage points higher than that for the state as a whole.

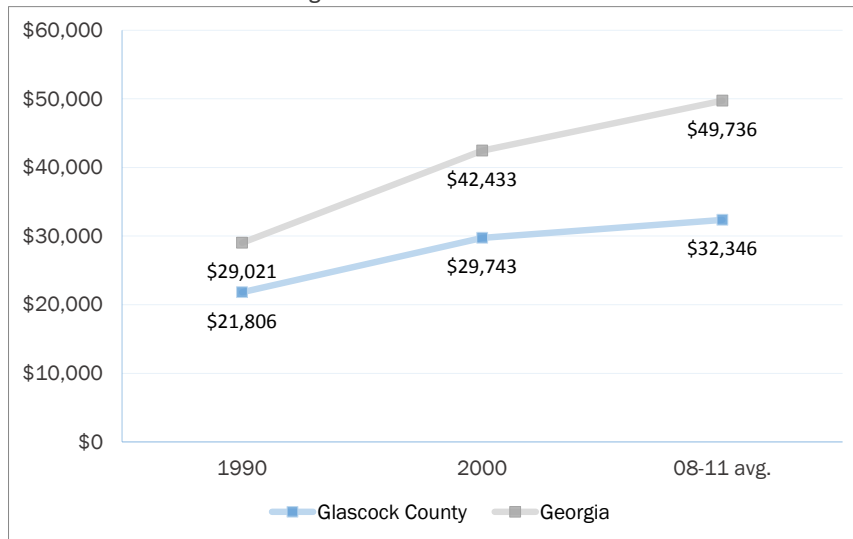
Figure A: Location of Employment



ECONOMIC DEVELOPMENT

The chart below illustrates the percentage of Glascock County residents who work outside the county and the change in that number over time. Generally speaking, having employment opportunities available nearby is desirable for a number of reasons, including creating a stronger tax base and reducing transportation costs for residents. While the percentage of residents who work outside the county is high, at nearly 70 percent in the 2007-11 American Community Survey, that figure does represent a slight decrease from 2000. Given its nature as a rural county on the border of a larger metropolitan area, Glascock County is likely to continue to export significant amounts of labor in the future, but that amount can be reduced.

Figure B: Mean Household Income

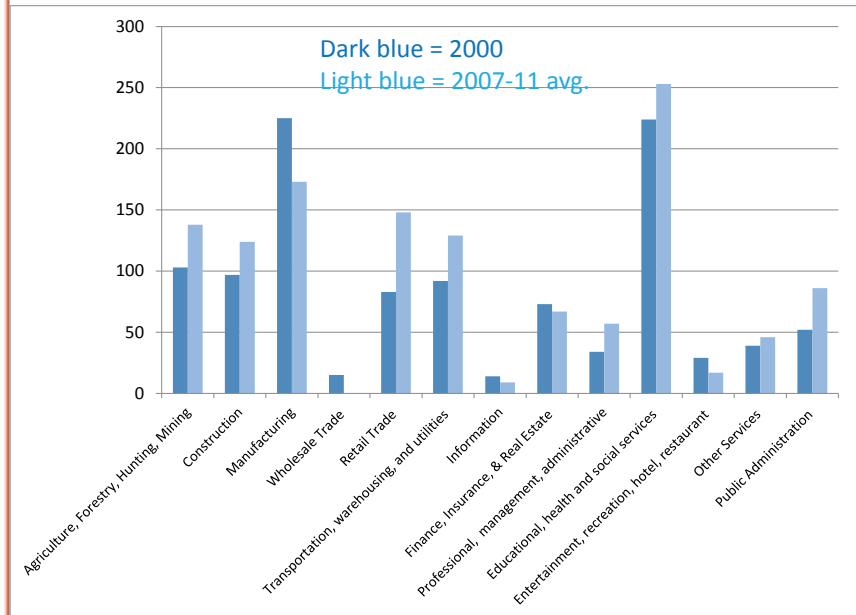


Changes in household income are shown in the chart above. The median income in Glascock County is well below that of the state as a whole, which again is expected in a largely rural county. However, the trend since 2000 is not positive, with the rate of increase in Glascock County well below that for the state as a whole. Again, in part this reflects the continuing trends toward urbanization that have been in place for decades, not just in Georgia but across the country, but it does illustrate the challenges facing Glascock County as it works to provide a higher standard of living for residents.

Finally, the chart on the following page shows changes in the levels of employment by industry. A decrease in manufacturing employment is shown, along with increases in retail trade, transportation and warehousing, education and public services. This pattern of ongoing shifts from the manufacturing to the service sector is not uncommon and is found across the country. Despite that, Glascock does possess a solid sector of manufacturing, construction, and mining, with the latter two categories adding jobs in recent years.

ECONOMIC DEVELOPMENT

Figure C: Employment by Industry



CONCLUSIONS

This plan uses the Comprehensive Economic Development Strategy for the region as its economic development plan. The CEDS document offers a sound outline for economic development throughout the region and in Glascock County and should be referred to in considering economic development decisions. That said, this plan does include specific strategies drawn from the CEDS plan. Key recommendations, dealt with in more detail in the Community Goals and Community Work Program sections of this plan, include:

- More aggressively marketing the county to potential residents and investors.
- Protecting the area's strengths, including its natural landscape and strong sense of place.
- Pursuing targeted infrastructure development with clear prospects for a strong return on investment.
- Working to retain younger workers and develop leadership skills in future leaders.

NATURAL RESOURCES

This section is primarily focused on the area's water resources. It is aimed at ensuring that those resources are adequately protected from development and are available to serve both current and future residents.

Environmental Planning Criteria

As part of the Georgia Planning Act of 1989, the Georgia Department of Natural Resources (DNR) developed the Rules for Environmental Planning Criteria for use by local communities. The Criteria establish recommended minimum planning standards for the protection of water

supply watersheds, groundwater recharge areas, wetlands, river corridors and mountains. This chapter identifies those applicable resources that are found in Glascock County and its municipalities. Because there are no protected river corridors or protected mountains in close proximity to Glascock County, those specific items are not addressed by this plan.

Water Supply Watershed

Water supply watersheds are defined by DNR as the areas of land upstream of a governmentally owned public drinking water intake. There are many different factors that determine the volume of water in a stream or other body of water. These factors include the amount of precipitation, land cover, slope, soil type, and capacity and speed of absorption into the soil. Any water that is not absorbed by the soil, detained on the surface by lakes or ponds, or used by vegetation, runs off of the land as overflow, or surface runoff. Water that is later released by the soil adds to this overflow to produce what is known as total runoff. As runoff flows to areas of lower elevation, it collects in drainage areas, the boundaries of which form watersheds. Runoff from these watersheds flows into streams which serve as outlets for water in the watersheds. The removal of vegetation and the introduction of roads, parking lots and other impervious surfaces increase the total runoff on a site which in turn increases erosion, flooding, and sedimentation of water sources.

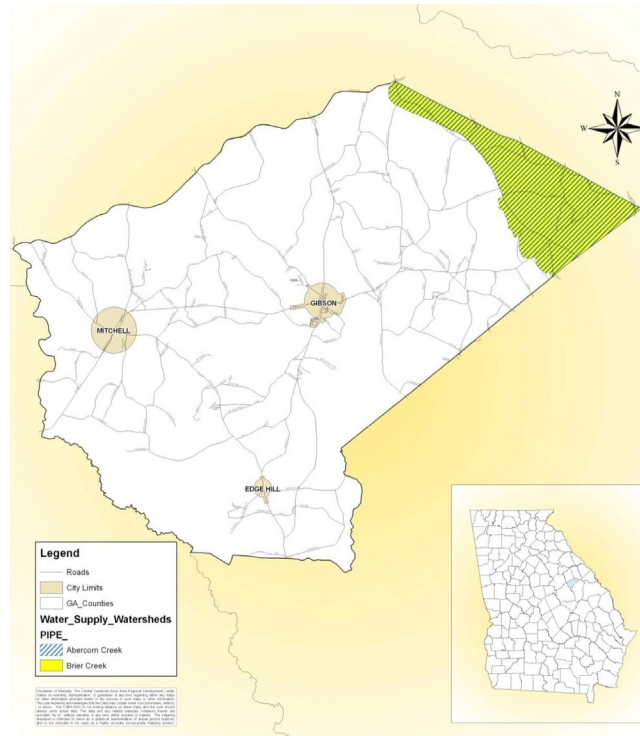
To protect drinking water supplies downstream, DNR has recommended buffer requirements and impervious surface limitations to be applied to certain watersheds. For watersheds with an area less than 100 square miles, all perennial streams within seven miles upstream of a public water supply intake have a required 100 foot buffer on each side within which no development can occur. (150 feet for impervious surfaces and septic tank drainfields) Beyond seven miles upstream, 50 foot buffers are required within which no development can occur (75 feet for impervious surfaces and septic tank drainfields).

Currently, the City of Gibson withdraws 100 percent of its water from three groundwater wells, the Town of Mitchell withdraws 100 percent of its water from three groundwater well, and City of Edgehill withdraws 100 percent of its water from two groundwater well. The unincorporated Glascock County does not have public water service. Therefore, since portions of Glascock County lie within a public or private surface water supply watershed, the DNR buffers and impervious surface limitations are necessary in Glascock County or its three cities.

Glascock County is located within the Ogeechee River drainage basin. Within this basin, portions of two major watersheds can be found in Glascock County: the Abercorn Creek Watershed and the Brier Creek Watershed. This plan makes note of these "water supply watersheds" because they require additional resource protection to ensure a safe supply of public drinking water. DNR's Rules for Environmental Planning

NATURAL RESOURCES

Map A: Water Supply Watersheds



Criteria define a water supply watershed as an area of land upstream from a governmentally owned public drinking water intake. Glascock County water supply watersheds can be found on Map A.

In part to address the problem of runoff, the Criteria establish a recommended set of standards to protect surface water supplies including the use of buffer zones around streams and specifying allowable impervious surface densities within such watersheds. At less than 100 square miles in size, the Glascock County water supply watershed is considered "small water supply watershed" and is subject to DNR's "small watershed criteria." Small watersheds are theoretically more vulnerable to contamination by land development.

Minimum Criteria for Small Water Supply Watersheds

The perennial stream corridors of a small water supply watershed within a seven-mile radius upstream of a governmentally owned public drinking water supply intake or water supply reservoir are protected by the following criteria:

- A buffer shall be maintained for a distance of 100 feet on both sides of the stream as measured from the stream banks.
- No impervious surface shall be constructed within a 150 foot setback on both sides of the stream as measured from the stream banks.
- Septic tanks and septic tank drainfields are prohibited in the setback area.

The perennial stream corridors within a small water supply watershed and outside a seven mile radius upstream of a governmentally owned public drinking water supply intake or water supply reservoir are protected by the following criteria:

- A buffer shall be maintained for a distance of 50 feet on both sides of the stream as measured from the stream banks.
- No impervious surface shall be constructed within a 75 foot setback area on both sides of the stream as measured from the stream banks.
- Septic tanks and septic tanks drainfields are prohibited in the setback areas.

The following criteria apply to all locations in a small water supply watershed:

- New sanitary landfills are allowed only if they have synthetic liners and leachate collection systems.
- New hazardous waste treatment or disposal facilities are prohibited.
- The impervious surface area, including all public and private structures, utilities, or facilities, of the entire water supply watershed shall be limited to 25 percent, or existing use, whichever is greater.
- New facilities which handle hazardous materials of the types and amounts determined by DNR, shall perform their operations on impermeable surfaces having spill and leak collection systems as prescribed by the DNR.

Groundwater Recharge

Groundwater recharge areas are portions of the earth's surface where water infiltrates the ground to replenish an aquifer, which is any stratum or zone of rock beneath the surface of the earth capable of containing or producing water from a well. In order to avoid toxic and hazardous waste contamination to drinking water supplies, groundwater or aquifer recharge areas must be protected. While recharge takes place throughout almost all of Georgia's land area, the rate or amount of recharge reaching underground aquifers varies from place to place depending on geologic conditions.

According to data provided by DNR on the Groundwater Pollution Susceptibility Map of Georgia, Hydrologic Atlas 20 (Map B), most of the Glascock County area is served by the Cretaceous Aquifer. This aquifer is primarily a system of sand and gravel and serves as a major source of water for East Central Georgia. GNR has mapped all of the recharge areas in the state which are likely to have the greatest vulnerability to pollution of groundwater from surface and near surface activities of man. Map B (attached) graphically displays the locations of the major aquifer recharge areas within the boundaries of Glascock County and its three cities.

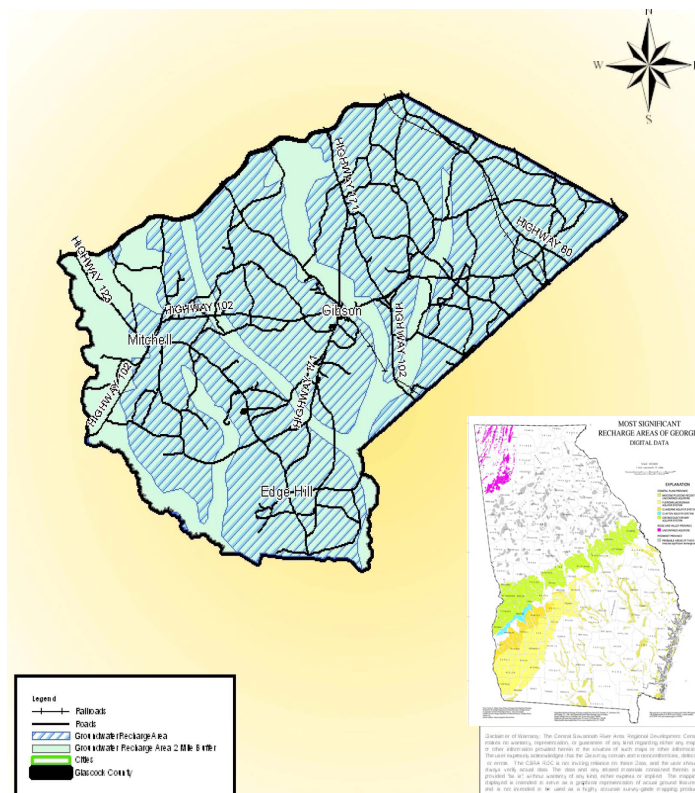
Development in these areas should be limited to very low impact development in which little to no area is covered with impervious surfaces

NATURAL RESOURCES

such as roads, parking lots and building pads. The subsurface integrity of these areas should also be maintained by avoiding development that may contaminate water supplies (i.e. landfills). The Georgia DNR has recommended that local government adopt minimum criteria for groundwater protection as part of their land use regulations. These recommended criteria (see Appendix B) would apply to new development in the aquifer recharge areas identified in Map B. However, due to the fact that very limited development is expected within Glascock County and the municipalities of Edgehill, Gibson and Mitchell during the planning period, the county and its cities do not foresee a need for any additional land use regulations for protection of groundwater.

Federal law defines freshwater wetlands as those areas that are inundated or saturated by surface or groundwater at a frequency and duration sufficient to support, and that under normal circumstances do support, a prevalence of vegetation typically adapted for life in saturated soil conditions. Wetlands generally include swamps, marshes, bogs and similar

Map B: Groundwater Recharge



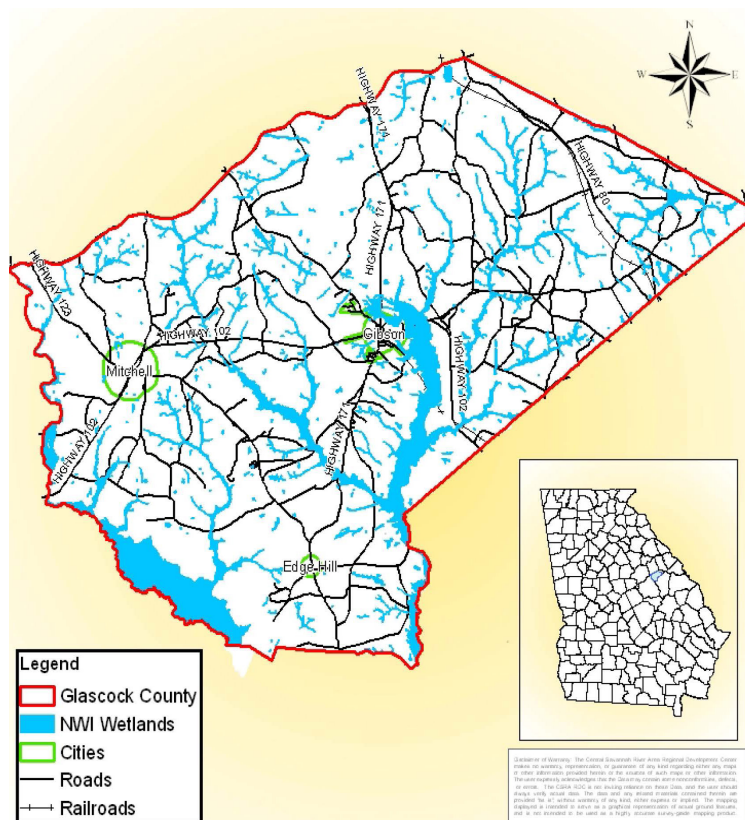
areas. Under natural conditions wetlands help to maintain and enhance water quality by filtering out sediments and other nonpoint source pollutants from adjacent land uses. In addition to this, they store water and provide habitat for a variety of plant and animal species.

NATURAL RESOURCES

Wetlands are currently being mapped by DNR. Until these maps are available, however, please refer to Map C (attached) for approximate wetland locations. This map is based upon the location of soil associations which contain many of the characteristics found in a wetland environment.

Preservation of wetlands is vital because of the many important functions they serve. They are among the world's most biologically productive ecosystems and serve as crucial habitats for wildlife. Wetlands can help maintain water quality or improve degraded water by performing functions similar to a wastewater treatment plant, filtering sediment, toxic

Map C: Wetlands



substances and nutrients. Wetland vegetation filters and retains sediments which otherwise enter lakes, streams and reservoirs often necessitating costly maintenance dredging activities. Wetlands are also important to flood protection, as they act as water storage areas, significantly reducing peak flows downstream, and the meandering nature of wetlands combined with abundant vegetation reduce flood velocities.

COMMUNITY GOALS



The planning process resulted in the creation of a clear vision for Glascock County. This vision has been expressed in this plan in two primary ways, both contained in this chapter. They are:

- Community Goals. This is a list of broad goals and more specific policies aimed at accomplishing these goals.
- Character Areas. While the goals cover a range of topics, the Character Areas in this plan deal with the physical environment, both natural and built. The Character Areas are a means of expressing a vision for how the community should look and function in the future. While they cover different areas of the county, they are not like zoning in that they do not focus on specific uses, but are concerned more with the form and function of neighborhoods, cities and rural areas.

In both instances, these sections are advisory in nature and are intended to be used as a guide for making decisions about investments, regulations (or the elimination of regulations) or other government or community actions. Taken together, they express a specific, attainable future for Glascock County.

COMMUNITY GOALS

COMMUNITY GOALS AND POLICIES: *ECONOMIC AND SOCIAL DEVELOPMENT*

Goal	Strengthen Glascock County's economy in the near term and long term.
Policy	Support the local agricultural sector.
Policy	Pursue development at the industrial park and other possible sites.
Policy	More aggressively market Glascock County to potential investors, residents and visitors.
Policy	Identify underserved retail sectors and pursue opportunities.
Policy	Consider infrastructure investments where they could provide a return on investment.
Policy	Pursue solar and other energy production facilities.
Policy	Use the county's historical and natural landscapes as means to attract tourism, filmmaking and other forms of investment.
Policy	Market the area's strengths, including low crime rates and excellent first responders.
Policy	Continue to fund efforts to recruit clean, responsible industry to all areas of Glascock County capitalizing on our infrastructure and multi-modal transportation access.
Policy	Establish facilities and services that will enhance the development of an educated, motivated workforce.
Goal	Strive to improve the quality of life for all citizens of Glascock County
Policy	Continue to support and look for ways to improve services to our aging population.
Policy	Utilize established social networks to build good will and positive dialogue between Glascock County diverse racial and ethnic groups.
Policy	Support programs and services oriented to the county's aging population.
Policy	Support and engage local non-profit organizations that aim to address child and family welfare.

COMMUNITY GOALS AND POLICIES: *HOUSING*

Goal	Improve housing conditions and increase housing options
Policy	Work to increase housing options for all of Glascock County's residents.
Policy	Promote affordable housing options.
Policy	Work toward reducing substandard or dilapidated housing in our community.
Policy	Address problem properties through increased code enforcement.

COMMUNITY GOALS AND POLICIES: *COMMUNITY FACILITIES*

Goal	Provide adequate facilities and cost-effective services that meet the needs of residents
Policy	Make efficient use of existing infrastructure and public facilities in order to minimize the need for costly new/expanded facilities and services.
Policy	Use planned infrastructure expansion to support development in areas identified (in the comprehensive plan) as suitable for such development.
Policy	Invest in parks and open space to enhance the quality of life for our citizens.
Policy	Continue to pursue broadband internet service.
Policy	Consider the creation of new facilities for residents and visitors.
Policy	Support law enforcement and other government agencies with needed equipment and facilities.

COMMUNITY GOALS

COMMUNITY GOALS AND POLICIES: *NATURAL AND CULTURAL RESOURCES*

Goal	Maintain Glascock County's unique natural and cultural heritage
Policy	Ensure that protection and conservation of our community's resources will play an important role in the decision-making process when making decisions about future growth and development.
Policy	Ensure safe and adequate supplies of water through protection of ground and surface water sources.
Policy	Collaborate with various stakeholders to ensure that significant natural and cultural resources are protected and preserved for future generations.
Policy	Address problem properties through increased code enforcement.

COMMUNITY GOALS AND POLICIES: *LAND USE*

Goal	Maintain a sense of place in the community
Policy	Decisions about development will enhance our community's character and sense of place.
Policy	Preserve the rural character of our community and provide the opportunity for agricultural and forestry activities to remain a vital part of the community.
Policy	Ensure that we have adequate land use regulation to meet community goals.
Policy	Address problem properties through increased code enforcement.

COMMUNITY GOALS AND POLICIES: *TRANSPORTATION*

Goal	Focus on maintaining transportation network and expanding transportation options
Policy	Support development of a trails network throughout the community.
Policy	Improve roads as needed.
Policy	Look to add sidewalks and other pedestrian facilities as needed.
Policy	Support the current transit system.
Policy	Focus on the maintenance of existing local roads, and the repair of bridges that have been deemed deficient by GDOT.

COMMUNITY GOALS AND POLICIES: *INTERGOVERNMENTAL COORDINATION*

Goal	Make decisions in a cooperative manner and look for efficiencies in service provision
Policy	Seek opportunities to share services and facilities with neighboring jurisdictions and avoid overlapping services when mutually beneficial.
Policy	Work jointly with neighboring jurisdictions on developing solutions for shared regional issues (such as growth management, watershed protection).
Policy	Consult with other public entities in our area when making decisions that are likely to impact them and provide input when they are making decisions that are likely to have an impact on our community.
Policy	Engage in cooperative planning between the local government and local school board in regard to the appropriate location and use of schools as community facilities.

CHARACTER AREAS

CHARACTER AREAS

The Comprehensive Plan incorporates a Character Area Map as its principal means by which long-term land use goals and policies are expressed. In all eight Character Areas were created and described in detail, including:

- Countryside
- Industrial Park
- Watershed
- Historic Community
- Gibson
- Downtown Gibson
- Gibson Gateway
- Mitchell

As this plan was done jointly with all local governments in Glascock County, all of the Character Areas in the county are included and described in this document. While some of the Character Areas are clearly more relevant to individual local governments (Downtown Gibson, for example), it is also true that decisions made by one government can affect others. For instances, a decision by the City of Gibson to extend infrastructure might affect the Countryside character area beyond its borders. Similarly, a decision by Glascock County with respect to road improvements might affect areas in Gibson or Mitchell. For this reason, not only were all the areas included, but local governments are strongly urged to consider the impacts of their actions on all Character Areas.

General Characteristics

Unlike a parcel-specific future land use map, boundaries on a character area map are conceptual and may cross parcel lines. The character area boundaries in this document are intended to represent an approximation. This flexibility allows the governing body charged with implementing the plan to make decisions based on changing conditions while reducing the need to continually update the future development map. As a result, it is possible to assume that small parcels located directly adjacent to one or more character areas may be permitted by the local government to develop according to the parameters of the adjacent area rather than the area in which it is located. Such an action should be taken sparingly and the decision should only be made if the local government can show that it is consistent with the recommendations provided in all other sections of the Comprehensive Plan.

For the most part however, a tract should develop according to the parameters established in the specific character area in which it is located. All jurisdictions are strongly encouraged to initiate amendments to their character area map whenever they intend to promote a development

pattern in an area that is inconsistent with the adopted map.

Cluster Subdivisions

A cluster subdivision is one where there is a reduction in the lot area, setback, or other development standard, provided that there is no increase in the allowed net density. Clustering of residential development does two things: reduces the negative impacts (such as infrastructure cost) of traditional sprawling subdivisions, and preserves open space.

Natural Resource Zoning Districts

There is not a zoning ordinance in place to protect the rural nature of the "countryside" character area. Establish a natural resource zoning district that seeks to protect the natural integrity of the land while still allowing for people to utilize the land in the most responsible manner is recommended. It is essentially a cluster subdivision as described above but with a much lower density. The key difference between the two is that a cluster subdivision's open space is preserved in its natural state perpetuity, and in the natural resource zoning district the open space may be used for pasture/timber/agricultural uses etc. By establishing a large minimum lot size (10 acres, for example) and allowing only a specific portion of each lot to be used for residential development, the rural character and natural resources in the "countryside" character area could be preserved.

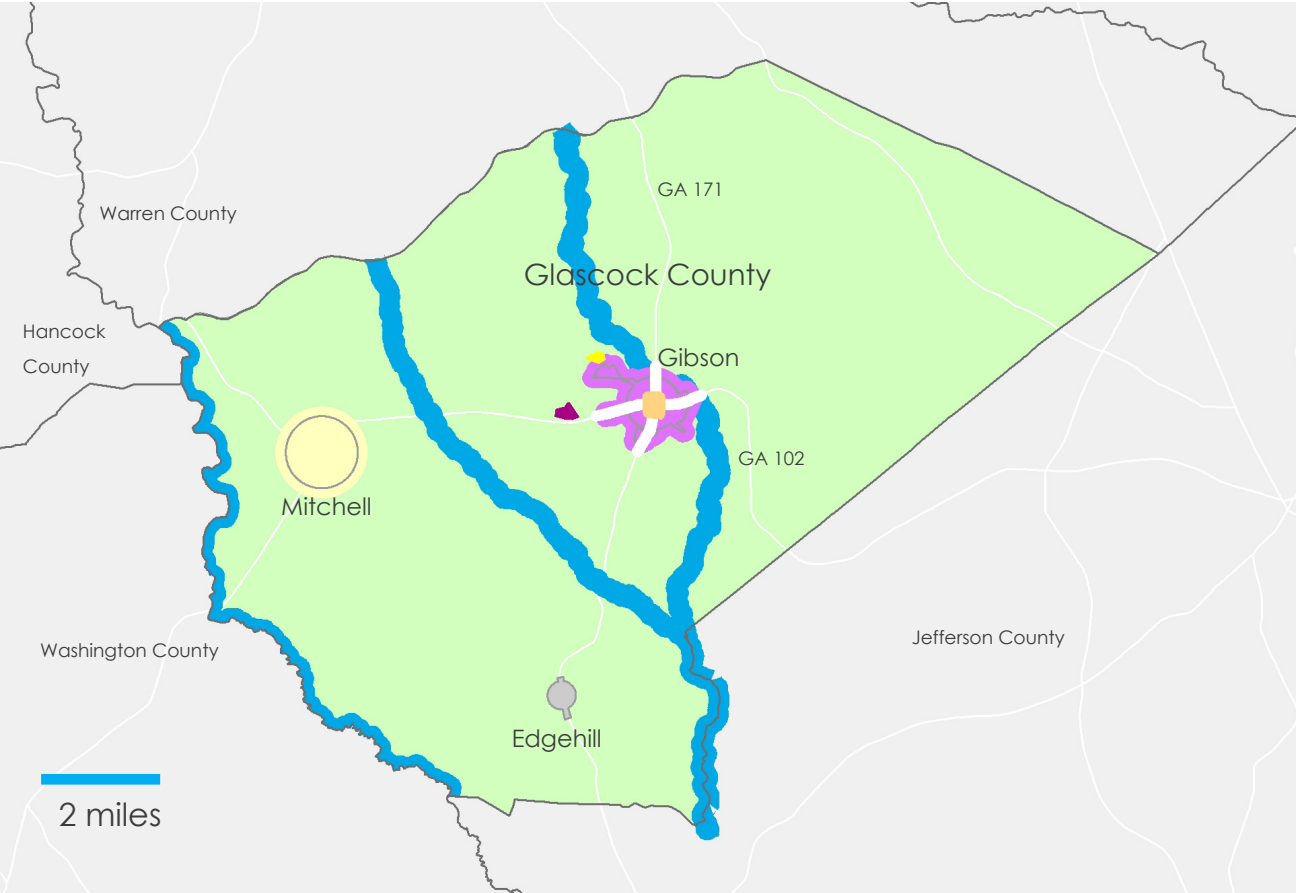
Conservation Subdivisions

While based on the same concept as a cluster subdivision, a conservation subdivision goes a step further in incorporating unique natural features of a site into the subdivision's design.

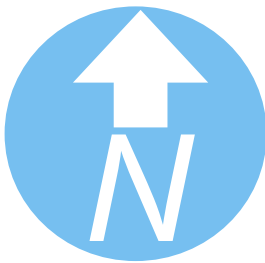
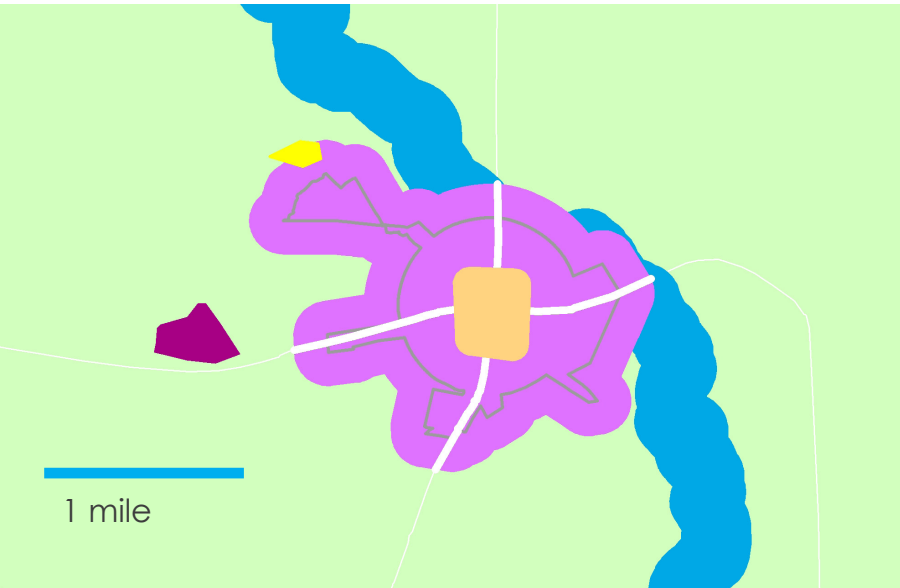
While a clustered subdivision is concerned with the layout of the lots, a conservation subdivision is more concerned with leaving as much of the original site as undisturbed as possible. Use of existing vegetation and natural features as a means to control storm water, reduce the need for pesticide, and control erosion makes these types of subdivisions ideal for locations in the "countryside" area near the "watershed preserves."

CHARACTER AREAS

CHARACTER AREA MAP: OVERALL



CHARACTER AREA MAP: GIBSON





Area Labor Profile

Glascok

County



Updated: Nov 2017

Labor Force Activity - 2016

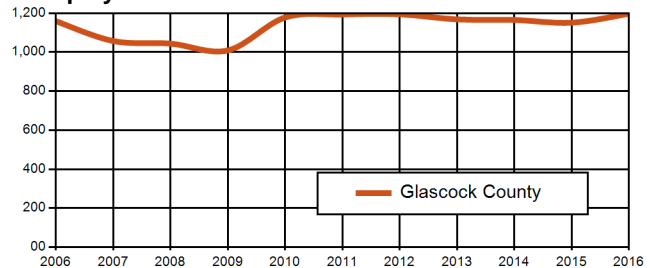
2016 ANNUAL AVERAGES

	Labor Force	Employed	Unemployed	Rate
Glascok	1,275	1,197	78	6.1%
Hancock	2,527	2,314	213	8.4%
Jefferson	6,594	6,102	492	7.5%
Warren	2,701	2,513	188	7.0%
Washington	7,203	6,740	463	6.4%
Glascok Area	20,300	18,866	1,434	7.1%
Georgia	4,920,464	4,656,255	264,209	5.4%
United States	159,187,000	151,436,000	7,751,000	4.9%

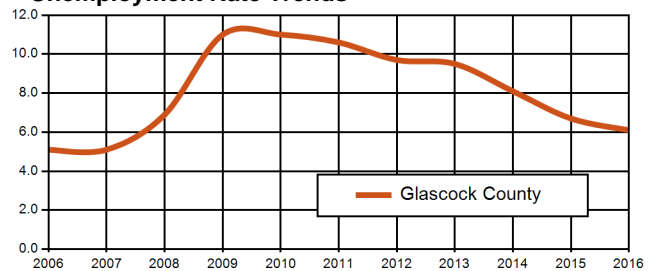
Note: This series reflects the latest information available. Labor Force includes residents of the county who are employed or actively seeking employment.

Source: Georgia Department of Labor; U.S. Bureau of Labor Statistics.

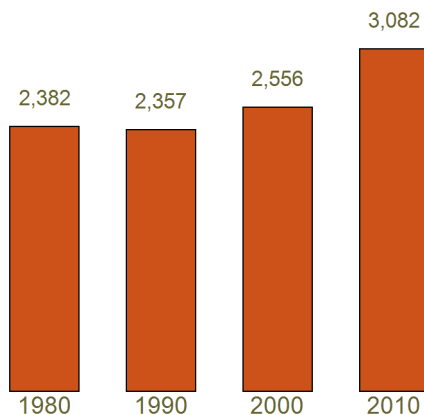
Employment Trends



Unemployment Rate Trends



Population Estimates



Population

	2010 Census	2016 Rank	2016 Estimate	% Change 2000-2016	2025 Projected*	% Change 2010-2025
Glascok	3,082	156	3,006	-2.5	3,349	8.7
City of Gibson	663					
Glascok Area	56,462		53,461	-5.3	52,321	-7.3
Georgia	9,687,653		10,310,371	6.4	11,538,707	19.1
United States	308,745,538		323,127,513	4.7	349,439,199	13.2

Source: Population Division, U.S. Census Bureau, *Governor's Office of Planning and Budget.

MARK BUTLER - COMMISSIONER, GEORGIA DEPARTMENT OF LABOR

Equal Opportunity Employer/Program

Auxillary Aids and Services Available upon Request to Individuals with Disabilities

Workforce Statistics & Economic Research; E-mail: Workforce_Info@gdol.ga.gov Phone: (404) 232-3875

Industry Mix - 2nd Quarter of 2017

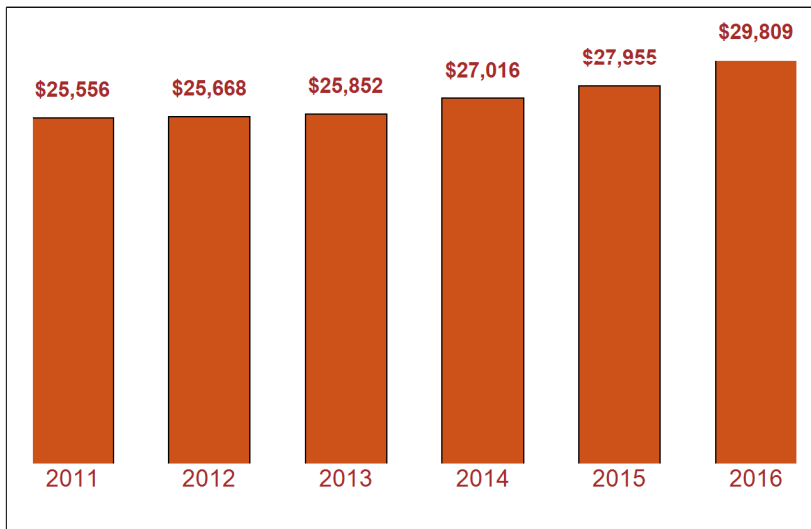
INDUSTRY	Glascock				Glascock Area			
	NUMBER OF FIRMS	EMPLOYMENT NUMBER	PERCENT	WEEKLY WAGE	NUMBER OF FIRMS	EMPLOYMENT NUMBER	PERCENT	WEEKLY WAGE
Goods-Producing	4	65	15.2	651	180	3,895	25.8	846
Agriculture, Forestry, Fishing and Hunting	3	*	*	*	48	401	2.7	753
Mining, Quarrying, and Oil and Gas Extraction	0	0	0.0	0	16	612	4.1	1,175
Construction	1	*	*	*	59	542	3.6	758
Manufacturing	0	0	0.0	0	57	2,341	15.5	797
Beverage and Tobacco Product	0	0	0.0	0	1	*	*	*
Electrical Equipment, Appliance, and Component	0	0	0.0	0	1	*	*	*
Apparel	0	0	0.0	0	1	*	*	*
Miscellaneous	0	0	0.0	0	1	*	*	*
Transportation Equipment	0	0	0.0	0	1	*	*	*
Paper	0	0	0.0	0	1	*	*	*
Computer and Electronic Product	0	0	0.0	0	1	*	*	*
Plastics and Rubber Products	0	0	0.0	0	2	*	*	*
Chemical	0	0	0.0	0	2	*	*	*
Food	0	0	0.0	0	4	*	*	*
Printing and Related Support Activities	0	0	0.0	0	4	7	0.0	416
Machinery	0	0	0.0	0	5	118	0.8	1,051
Furniture and Related Product	0	0	0.0	0	7	27	0.2	676
Nonmetallic Mineral Product	0	0	0.0	0	7	652	4.3	885
Fabricated Metal Product	0	0	0.0	0	9	304	2.0	662
Wood Product	0	0	0.0	0	10	683	4.5	864
Service-Providing	20	170	39.6	485	642	6,755	44.8	617
Utilities	0	0	0.0	0	8	178	1.2	1,252
Wholesale Trade	1	*	*	*	36	596	4.0	791
Retail Trade	4	22	5.1	323	155	1,507	10.0	433
Transportation and Warehousing	2	*	*	*	35	682	4.5	787
Information	0	0	0.0	0	8	37	0.2	491
Finance and Insurance	1	*	*	*	46	318	2.1	946
Real Estate and Rental and Leasing	2	*	*	*	30	92	0.6	546
Professional, Scientific, and Technical Services	2	*	*	*	32	222	1.5	824
Management of Companies and Enterprises	0	0	0.0	0	7	475	3.2	1,174
Administrative and Support and Waste Management and Remediation Services	0	0	0.0	0	35	340	2.3	509
Educational Services	0	0	0.0	0	5	150	1.0	506
Health Care and Social Assistance	3	*	*	*	73	1,149	7.6	535
Arts, Entertainment, and Recreation	1	*	*	*	5	30	0.2	345
Accommodation and Food Services	3	28	6.5	171	59	757	5.0	251
Other Services (except Public Administration)	1	*	*	*	75	198	1.3	474
Unclassified - industry not assigned	1	*	*	*	33	26	0.2	604
Total - Private Sector	25	237	55.2	528	822	10,650	70.7	701
Total - Government	11	191	44.5	442	129	4,419	29.3	603
Federal Government	2	2	0.5	808	26	144	1.0	930
State Government	4	6	1.4	724	51	1,374	9.1	625
Local Government	5	183	42.7	429	52	2,901	19.3	576
ALL INDUSTRIES	36	429	100.0	490	951	15,071	100.0	672
ALL INDUSTRIES - Georgia					278,127	4,346,283		956

Note: *Denotes confidential data relating to individual employers and cannot be released. These data use the North American Industrial Classification System (NAICS) categories. Average weekly wage is derived by dividing gross payroll dollars paid to all employees - both hourly and salaried - by the average number of employees who had earnings; average earnings are then divided by the number of weeks in a reporting period to obtain weekly figures. Figures in other columns may not sum accurately due to rounding. All figures are 2nd Quarter of 2017.

Source: Georgia Department of Labor. These data represent jobs that are covered by unemployment insurance laws.

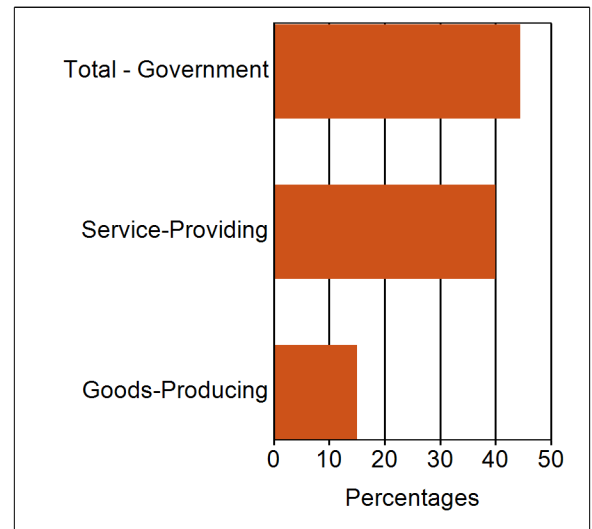
Glascok Per Capita Income

Source: U.S. Bureau of Economic Analysis



Glascok Industry Mix 2017

Source: See Industry Mix data on Page 2.



Top Ten Largest Employers - 2016*

Glascok

Bluegrass Transportation, LLC
Dollar General
Duffie Construction Contractors, Inc.
Gibson Health & Rehabilitation
Jeh Holdings, Inc.
Jet Food Stores Of Georgia, Inc.
Pulliam Lumber Company, Inc.
R And R Seeds, Inc.
Raley'S Restaurant, LLC
Scott'S Place

*Note: Represents employment covered by unemployment insurance excluding all government agencies except correctional institutions, state and local hospitals, state colleges and universities. Data shown for the Third Quarter of 2016. Employers are listed alphabetically by area, not by the number of employees.

Source: Georgia Department of Labor

Glascok Area

Battle Lumber Co, Inc.
Coastal Processing, LLC
Georgia Department of Corrections
Georgia Department of Corrections
Howard Sheppard, Inc.
Kelsey Hayes Company
Oconee Fall Line Technical College
SGD Manufacturing, Inc.
Thiele Kaolin Co
Walmart

COUNTY

Jefferson
Jefferson
Hancock
Washington
Washington
Warren
Washington
Hancock
Washington
Washington

Education of the Labor Force

Glascok Area

PERCENT DISTRIBUTION BY AGE

	PERCENT OF TOTAL	18-24	25-34	35-44	45-64	65+
Elementary	10.8%	4.6%	6.4%	6.5%	8.0%	27.9%
Some High School	17.3%	23.5%	16.4%	15.3%	16.1%	18.1%
High School Grad/GED	43.1%	42.7%	43.1%	45.2%	48.2%	31.7%
Some College	16.8%	25.9%	21.1%	16.8%	14.8%	11.3%
College Grad 2 Yr	3.5%	1.0%	5.0%	4.6%	3.7%	2.5%
College Grad 4 Yr	5.9%	2.4%	6.0%	8.8%	5.7%	5.8%
Post Graduate Studies	2.6%	0.0%	2.0%	2.9%	3.6%	2.8%
Totals	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%

Note: Totals are based on the portion of the labor force between ages 18 - 65+. The "Some College" category represents workers with less than two years of college and no degree.

Source: U.S. Census Bureau - 2010 Decennial Census.

High School Graduates - 2016



	PUBLIC SCHOOLS	PRIVATE SCHOOLS*	TOTAL
Glascock	49	--	49
Hancock	70	--	70
Jefferson	202	--	202
Warren	35	--	35
Washington	188	--	188
Glascock Area	544	--	544

Note: Public schools include city as well as county schools systems.

* Private schools data is not available for 2016 from Georgia Independent School Association.

Source: The Governor's Office of Student Achievement of Georgia.

Colleges and Universities

Glascock Area

Hancock

Hancock County Center (Satellite campus of Oconee Fall Line Technical College) www.oftc.edu

Jefferson

Jefferson County Center (Satellite campus of Oconee Fall Line Technical College) www.oftc.edu

Washington

Oconee Fall Line Technical College www.oftc.edu
 Transportation Center (Satellite campus of Oconee Fall Line Technical College) www.oftc.edu

Note: The colleges and universities listed include public and private institutions. This list is updated periodically as information becomes available.

Source: Integrated Postsecondary Education Data System (IPEDS).

Technical College Graduates - 2016*

PROGRAMS	TOTAL GRADUATES			PERCENT CHANGE	
	2014	2015	2016	2014-2015	2015-2016
Accounting Technology/Technician and Bookkeeping°	54	68	59	25.9	-13.2
Administrative Assistant and Secretarial Science, General	44	29	24	-34.1	-17.2
Allied Health and Medical Assisting Services, Other°	12	9	7	-25.0	-22.2
Automobile/Automotive Mechanics Technology/Technician°	16	10	6	-37.5	-40.0
Business Administration and Management, General	2	7	14	250.0	100.0
Carpentry/Carpenter°	8	15	9	87.5	-40.0
Child Care and Support Services Management°	2	3	4	50.0	33.3
Child Care Provider/Assistant°	58	64	53	10.3	-17.2
Computer Installation and Repair Technology/Technician°	10	37	26	270.0	-29.7
Cosmetology/Cosmetologist, General°	32	24	19	-25.0	-20.8
Criminal Justice/Safety Studies°	35	45	21	28.6	-53.3
Data Processing and Data Processing Technology/Technician°	16	42	39	162.5	-7.1
Diesel Mechanics Technology/Technician°	7	9	18	28.6	100.0
Early Childhood Education and Teaching°	29	40	14	37.9	-65.0
Electrical/Electronics Equipment Installation and Repair, General	3	13	1	333.3	-92.3
Electrician°	2	2	1	0.0	-50.0
Emergency Medical Technology/Technician (EMT Paramedic)°	51	36	19	-29.4	-47.2
General Office Occupations and Clerical Services°	8	7	7	-12.5	0.0
Heating, Air Conditioning, Ventilation and Refrigeration Maintenance Technology°	63	36	51	-42.9	41.7
Heavy Equipment Maintenance Technology/Technician°	1	2	2	100.0	0.0
Industrial Mechanics and Maintenance Technology°	14	15	19	7.1	26.7
Licensed Practical/Vocational Nurse Training	18	37	44	105.6	18.9
Machine Shop Technology/Assistant°	7	7	5	0.0	-28.6
Medical/Clinical Assistant	17	37	22	117.6	-40.5
Medium/Heavy Vehicle and Truck Technology/Technician°	12	17	23	41.7	35.3
Network and System Administration/Administrator°	5	22	19	340.0	-13.6
Nursing Assistant/Aide and Patient Care Assistant/Aide°	27	23	22	-14.8	-4.3
Pharmacy Technician/Assistant	13	17	7	30.8	-58.8
Radiologic Technology/Science - Radiographer	13	9	11	-30.8	22.2
Respiratory Care Therapy/Therapist	10	4	12	-60.0	200.0
Truck and Bus Driver/Commercial Vehicle Operator and Instructor°	121	122	99	0.8	-18.9
Welding Technology/Welder°	111	102	93	-8.1	-8.8

Definition: All graduates except those listed as technical certificates(°) are diploma and degree graduates. Diploma and degree programs are one to two years in length. Technical certificates are less than a year in length. Duplication may occur due to graduates with multiple awards.

Source: Technical College System of Georgia

*Data shown represents Annual 2014, 2015, and 2016.

Note: Please visit TCSG website for any college configuration changes.

Georgia Department of Labor Location(s)

Career Center(s)

601 Greene Street
Augusta GA 30901

Phone: (706) 721 - 3131

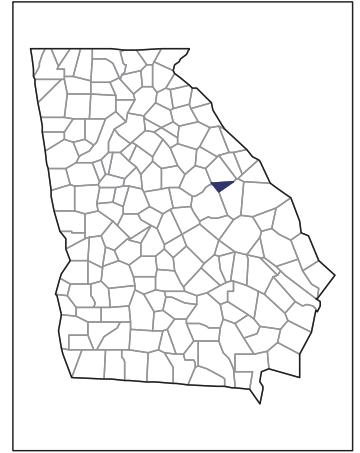
Fax: (706) 721 - 7680

For copies of Area Labor Profiles, please visit our website at: <http://dol.georgia.gov> or contact Workforce Statistics & Economic Research, Georgia Department of Labor, 148 Andrew Young International Blvd N.E. Atlanta, GA. 30303-1751. Phone: 404-232-3875; Fax: 404-232-3888 or Email us at workforce_info@gdol.ga.gov

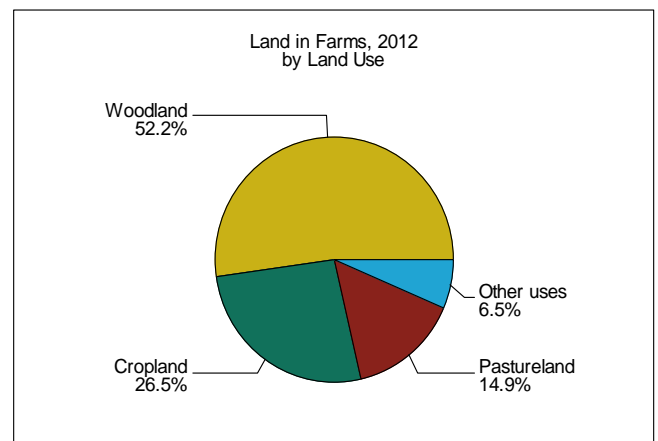
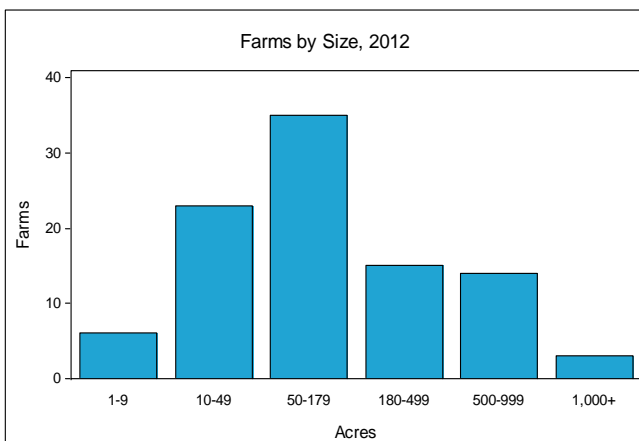
2012 CENSUS OF AGRICULTURE

COUNTY PROFILE

Glascok County Georgia



	2012	2007	% change
Number of Farms	96	93	+ 3
Land in Farms	24,014 acres	21,233 acres	+ 13
Average Size of Farm	250 acres	228 acres	+ 10
Market Value of Products Sold	\$3,373,000	\$1,456,000	+ 132
Crop Sales \$2,625,000 (78 percent)			
Livestock Sales \$748,000 (22 percent)			
Average Per Farm	\$35,135	\$15,659	+ 124
Government Payments	\$160,000	\$386,000	- 59
Average Per Farm Receiving Payments	\$6,672	\$12,864	- 48





Glascocock County – Georgia

Ranked items among the 159 state counties and 3,079 U.S. counties, 2012

Item	Quantity	State Rank	Universe ¹	U.S. Rank	Universe ¹
MARKET VALUE OF AGRICULTURAL PRODUCTS SOLD (\$1,000)					
Total value of agricultural products sold	3,373	141	159	2,917	3,077
Value of crops including nursery and greenhouse	2,625	105	159	2,634	3,072
Value of livestock, poultry, and their products	748	139	159	2,912	3,076
VALUE OF SALES BY COMMODITY GROUP (\$1,000)					
Grains, oilseeds, dry beans, and dry peas	583	92	151	2,363	2,926
Tobacco	-	-	29	-	436
Cotton and cottonseed	(D)	65	84	(D)	635
Vegetables, melons, potatoes, and sweet potatoes	(D)	(D)	152	(D)	2,802
Fruits, tree nuts, and berries	239	74	156	1,003	2,724
Nursery, greenhouse, floriculture, and sod	-	-	144	-	2,678
Cut Christmas trees and short rotation woody crops	-	-	65	-	1,530
Other crops and hay	558	94	157	2,347	3,049
Poultry and eggs	(D)	(D)	153	(D)	3,013
Cattle and calves	651	116	158	2,728	3,056
Milk from cows	-	-	67	-	2,038
Hogs and pigs	-	-	124	-	2,827
Sheep, goats, wool, mohair, and milk	93	14	154	1,399	2,988
Horses, ponies, mules, burros, and donkeys	3	134	143	2,965	3,011
Aquaculture	(D)	54	57	1,291	1,366
Other animals and other animal products	-	-	135	-	2,924
TOP CROP ITEMS (acres)					
Cotton, all	(D)	65	84	(D)	635
Upland cotton	(D)	65	84	(D)	635
Forage-land used for all hay and haylage, grass silage, and greenchop	950	136	159	2,870	3,057
Soybeans for beans	881	63	115	1,704	2,162
Wheat for grain, all	774	69	120	1,747	2,537
TOP LIVESTOCK INVENTORY ITEMS (number)					
Cattle and calves	3,285	97	158	2,579	3,063
Goats, all	888	14	155	657	2,996
Horses and ponies	118	132	159	2,919	3,072
Layers	(D)	142	156	(D)	3,040
Mules, burros, and donkeys	51	64	155	1,571	2,991

Other County Highlights, 2012

Economic Characteristics	Quantity	Operator Characteristics	Quantity
Farms by value of sales:		Principal operators by primary occupation:	
Less than \$1,000	41	Farming	46
\$1,000 to \$2,499	7	Other	50
\$2,500 to \$4,999	4		
\$5,000 to \$9,999	12	Principal operators by sex:	
\$10,000 to \$19,999	6	Male	80
\$20,000 to \$24,999	2	Female	16
\$25,000 to \$39,999	14		
\$40,000 to \$49,999	1	Average age of principal operator (years)	57.6
\$50,000 to \$99,999	4		
\$100,000 to \$249,999	3	All operators by race ² :	
\$250,000 to \$499,999	1	American Indian or Alaska Native	-
\$500,000 or more	1	Asian	-
Total farm production expenses (\$1,000)	3,483	Black or African American	-
Average per farm (\$)	36,286	Native Hawaiian or Other Pacific Islander	-
		White	151
Net cash farm income of operation (\$1,000)	282	More than one race	-
Average per farm (\$)	2,940	All operators of Spanish, Hispanic, or Latino Origin ²	-

See "Census of Agriculture, Volume 1, Geographic Area Series" for complete footnotes, explanations, definitions, and methodology.

- Represents zero. (D) Withheld to avoid disclosing data for individual operations.

¹ Universe is number of counties in state or U.S. with item. ² Data were collected for a maximum of three operators per farm.