



Division of Business Incentives and Community Development

Caroline Griffin – Deputy Director of Community Development
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Community Development Block Grant (CDBG) Program

- Federal grant program funded through U.S. Department of Housing and Urban Development (HUD)
- State CDBG program administered by the Business Incentives and Community Development Division at the SC Department of Commerce
- Primary purpose is to address essential community development needs of low and moderate income (LMI) persons (LMI – those that make 80% or less of median income), slum and blighted conditions, or urgent needs which pose hazards or imminent threats to public health and safety.



Community Development Block Grant (CDBG) Program

Applications are accepted for projects in the following categories:

- Community Infrastructure - Water/sewer/drainage
- Community Enrichment - Activities including libraries, fire substations, demolition, downtown streetscape, etc.
- Local Priorities – Needs not covered in other categories, such as parks

Towns, Cities and Counties that are not designated as a HUD entitlement are eligible to apply. The semi-annual application process is competitive.

└ CDBG Impact City of Lancaster (Lancaster County)

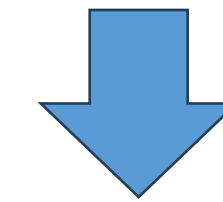


- Awarded \$ 750,000 in CDBG funds to upgrade the City's Water Meter Valve Vault with a total project cost of \$1,075,368.
- Water meter valve vault was 27 years old and undersized for serving the current water capacity needs of the city's residents.
- A failure of the meter valves would have left the city's water customers without service.
- Completed in the Spring of 2024, benefitting 4940 residential units, 13,228 citizens, 8402 LMI residents (64%)



└ CDBG Impact Atlantic Beach Park (Horry County)

- Awarded \$150,000 in CDBG funds to Town of Atlantic Beach to renovate the town's park
- Park was dilapidated, had unsafe playground equipment, and was rarely used
- Located adjacent to community center
- Benefited the entire town - 285 people, 215 LMI (75% LMI)



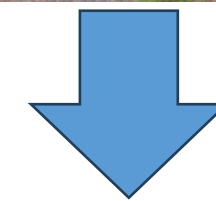
└ CDBG Impact Georgetown County Drainage

- Awarded \$750,000 in CDBG funds in 2021 to upgrade the drainage system in Lincolnshire Drive area
- Severe flooding when it rains, including several feet of water when major storms occur
- Safety concerns included flooded homes & lack of access to community (including emergency vehicles)
- Benefited 113 units - 349 people, 197 LMI (56% LMI)



└ CDBG Impact Allendale Building Demolition (Allendale County)

- Awarded \$126K in CDBG funds to demolish vacant, dilapidated town-owned building (former restaurant)
- Was along main thoroughfare into downtown, impacting economic competitiveness
- Site was cleared/grassed and serves as open greenspace
- Benefited town – 3,625 total, 2,520 LMI (70% LMI)



Regional Commissions Grant Programs

Appalachian Regional Commission (ARC)

Southeast Crescent Regional Commission (SCRC)

- Federal Regional Commissions are economic development agencies formed under the leadership of the federal government and participating state governments across their respective regions.
- The ARC, partnered with the US Government and 13 states, regionally covers seven (7) counties across the Appalachian Region of South Carolina — Oconee, Pickens, Anderson, Greenville, Spartanburg, Cherokee, and Union.
- The SCRC, partnered with the US government and 7 states, regionally covers 39 counties across the Southeast Crescent Region of South Carolina — to include all counties outside of Appalachia.

Appalachian Regional Commission

ARC's mission is to innovate, partner, and invest to build community capacity and strengthen economic growth in Appalachia to help the Region achieve seriocomic parity with the nation.

Area Development Grant Program

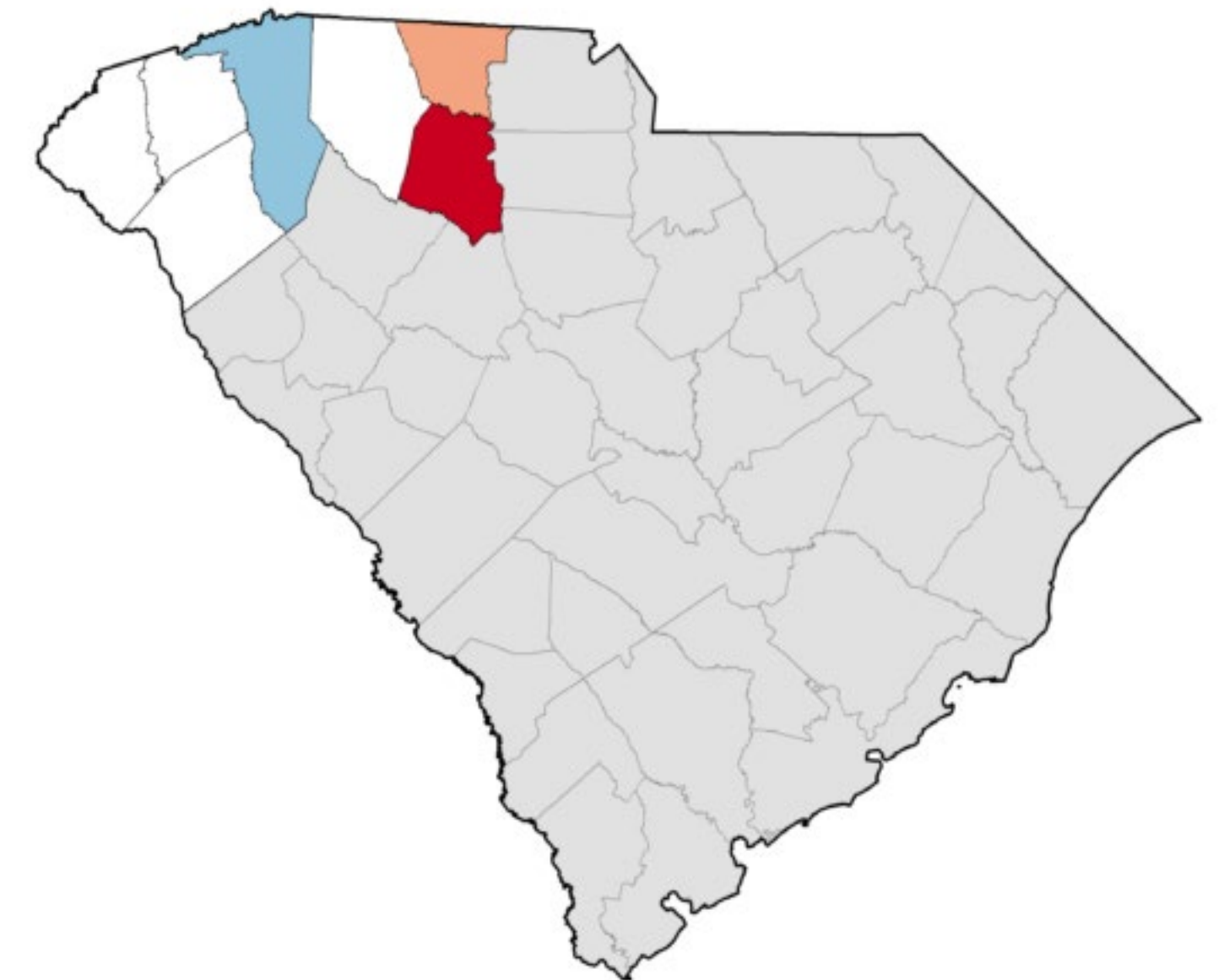
- FY 2024, South Carolina awarded 9 projects through the ARC area development program totaling \$4,240,993.

Eligibility

- State & local agencies, government entities, local governing boards, and non-profit organization are eligible to apply for ARC area development funding.

ARC Goals

- Build Appalachia's Businesses
- Build Appalachia's Workforce Ecosystem
- Build Appalachia Infrastructure
- Build Regional Culture and Tourism
- Build Community Leaders and Capacity



└ CDBG/ARC Impact Jonesville Streetscape

- Awarded \$750,000 in CDBG funds in 2021 for streetscape improvements along portion of Main Street to include paving, sidewalks, curb/gutter, lighting & landscaping
- Many vacant storefronts, broken sidewalks, no lighting
- Town did strategic master plan in 2019 to identify revitalization efforts
- Town-wide benefit – 825 people, 505 LMI (61% LMI)



SCRC's mission is to build sustainable communities and strengthen economic growth across the Southeast Region.

State Economic Infrastructure & Development (SEID) Grant Program

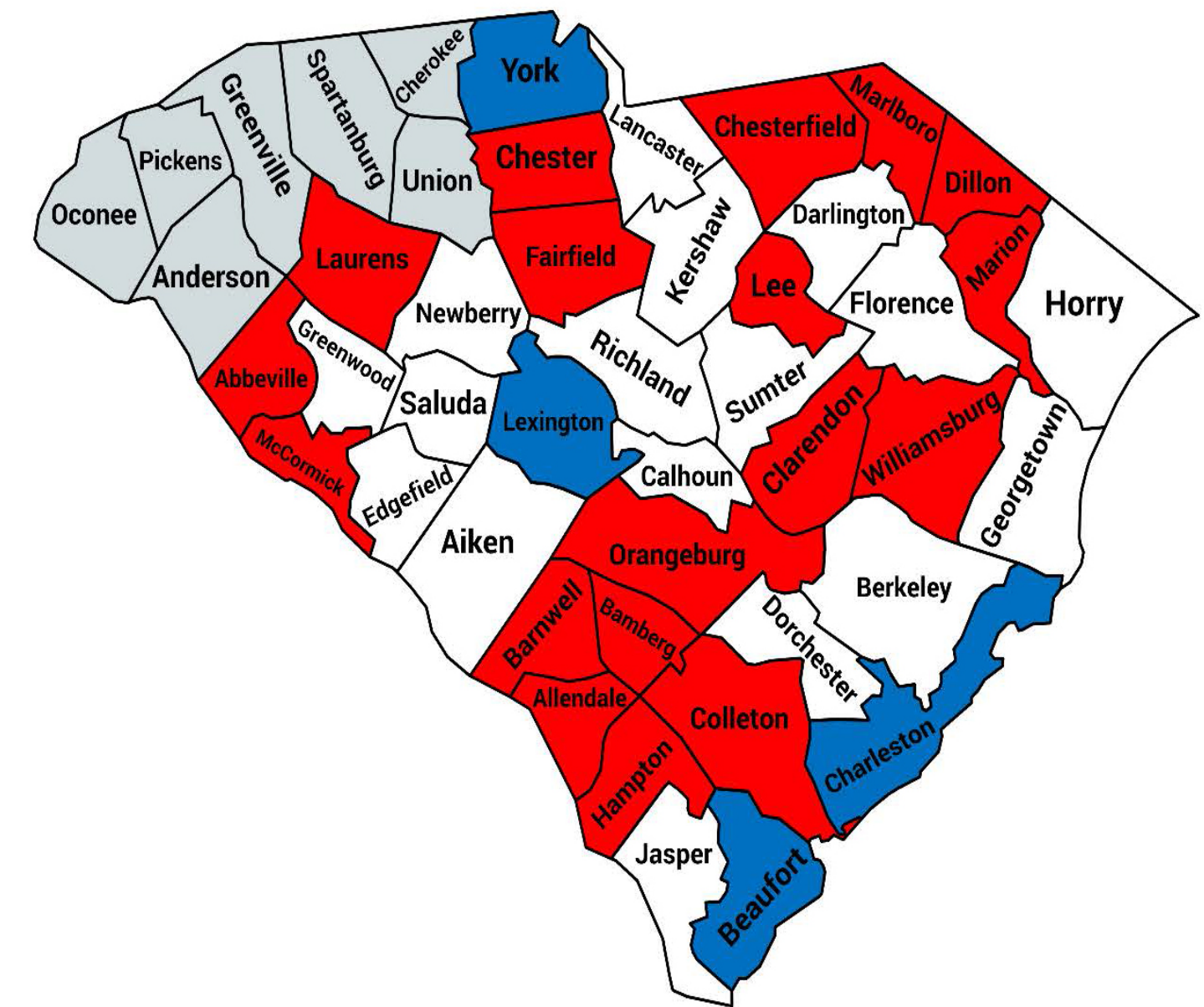
- In FY 2024, and during its first grant round, South Carolina awarded 12 projects through the SCRC State Economic & Infrastructure Development program totaling \$2,398,215

Eligibility

- State agencies, governmental entities, local governing boards, and non-profit organizations are eligible to apply for SCRC SEID funding.

SCRC Investment Priorities

- Goal 1: Critical Infrastructure
- Goal 2: Healthcare and Public Access
- Goal 3: Workforce Capacity
- Goal 4: Economic Opportunities
- Goal 5: Affordable Housing
- Goal 6: Conservation and Preservation



SCRC and ARC Funds At Work

Main Street SC: Small Business E-Commerce Omnichannel

By sharing tools, templates and trainings, Main Street SC, along with partnerships with lead economic development agencies across the ARC and SCRC region, helps small business owners establish and expand their online presence and increase their revenue growth margins.

Funding Overview:

ARC Funds Awarded: \$59,741

SCRC Funds Awarded: \$105,250

Total Funds Awarded: \$164,991

Targeted Metrics:

ARC Region: Aiming to serve 100 small businesses across 4 ARC-SC counties.

SCRC Region: Aiming to serve 90 small businesses across nine distressed SCRC-SC counties.





Rural Development

- Manage Local Community and Economic Development Projects funded with Rural Initiative Funding and CCED Rural Infrastructure funding reserved for Tier III and Tier IV counties.
- Assist Local Communities with Planning for future economic success.

↓ Per Capita Income: Tier III Counties

Chesterfield	\$40,396
Laurens	\$43,851
Hampton	\$44,723
Chester	\$44,918
Greenwood	\$46,153
Colleton	\$46,418
Clarendon	\$48,457
McCormick	\$49,183
Sumter	\$49,704
Darlington	\$49,772
Horry	\$51,033
Fairfield	\$52,780

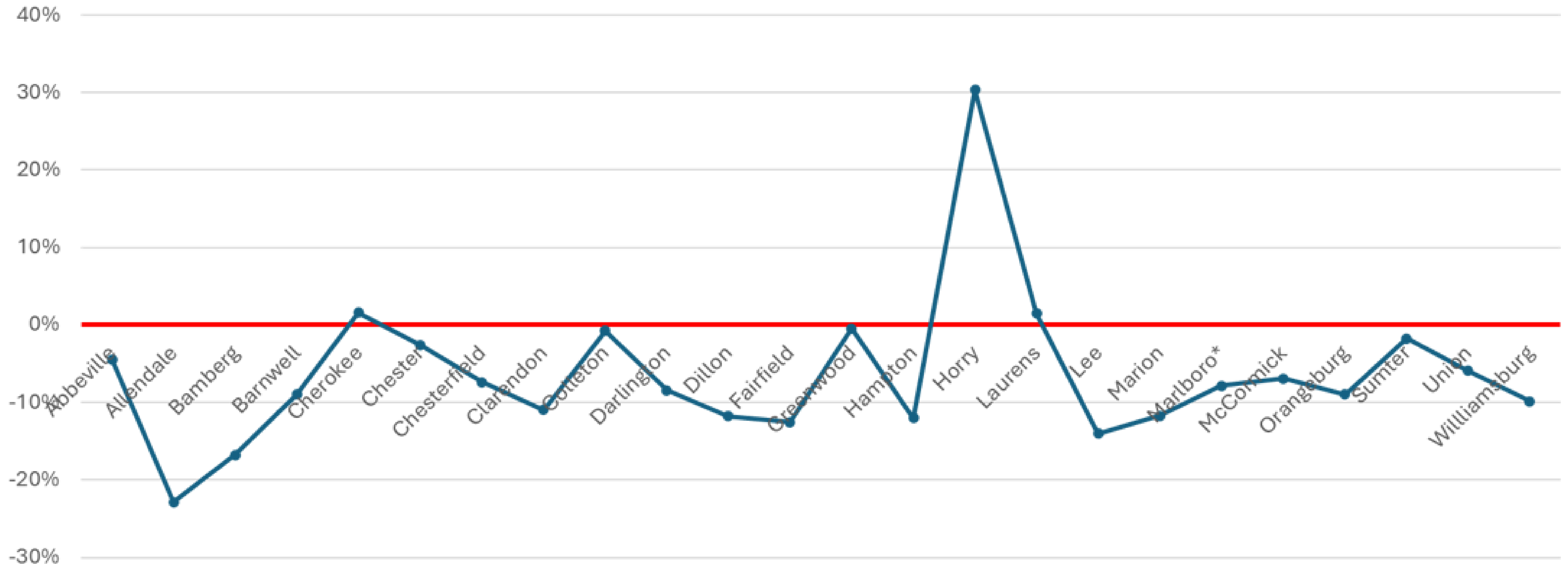
↓ Per Capita Income: Tier IV Counties

Marlboro	\$38,787
Union	\$40,314
Dillon	\$40,339
Williamsburg	\$40,528
Barnwell	\$41,338
Cherokee	\$41,896
Abbeville	\$43,106
Marion	\$43,174
Orangeburg	\$44,277
Lee	\$44,427
Bamberg	\$44,564
Allendale	\$46,875



Tier III and IV Counties Population Change: 2010 - 2020

Population Change by Percent





Strategic Planning – Tier 3 and 4 Cities

- Commerce procured three (3) experienced strategic planning and community development consultants.
- Focused on County Seats and were able to begin 7 cities during Calendar Year 2024.
- The initial County Seats chosen were Bishopville, Bamberg, Chesterfield, Conway, Orangeburg, Union, and Walterboro.

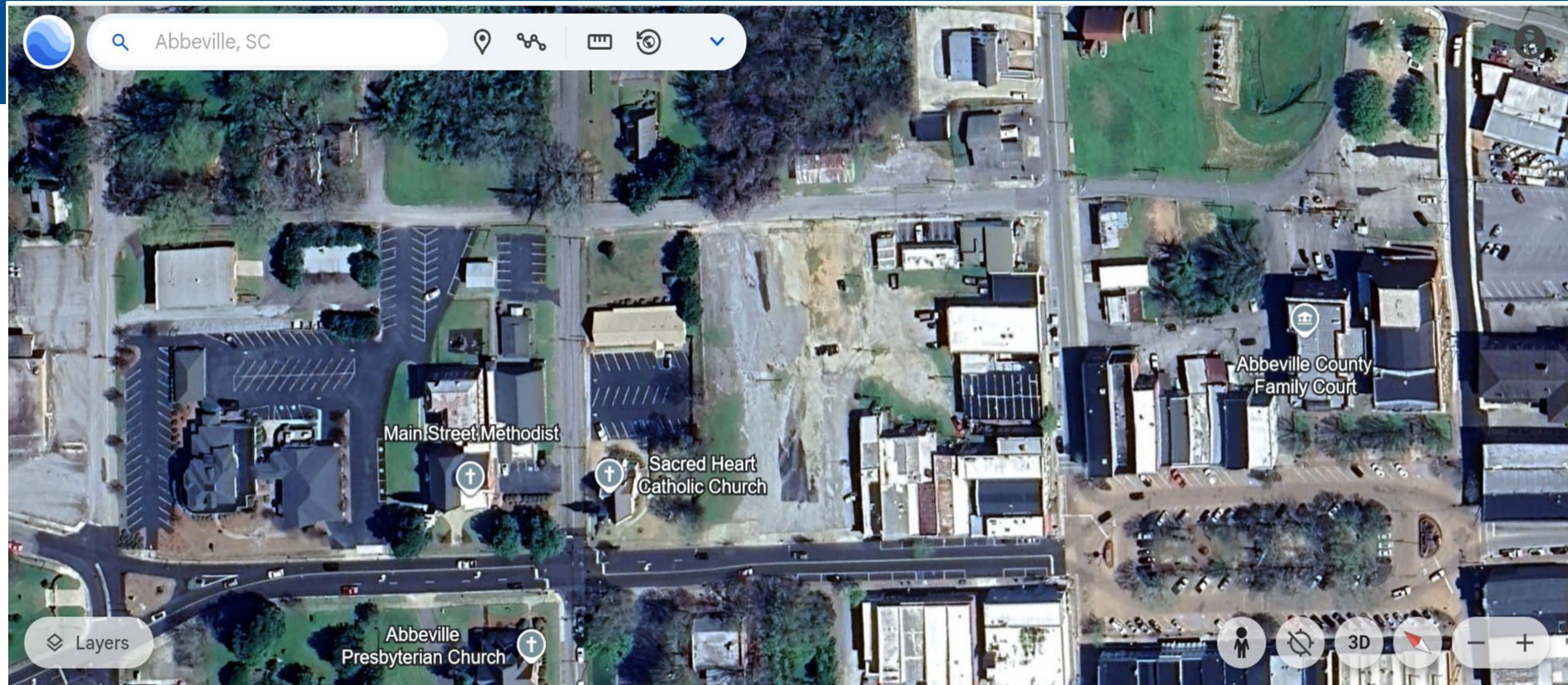


City of Bishopville – Train Depot



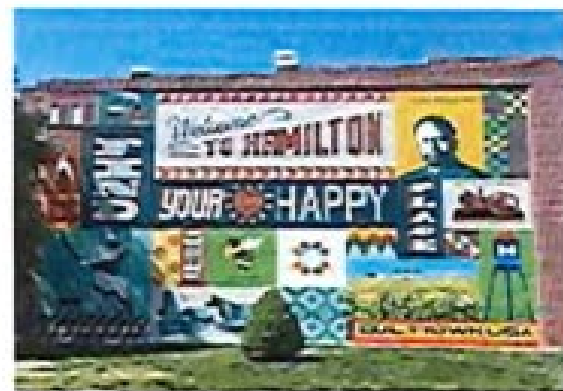


City of Abbeville – Harry's Plaza Renovations





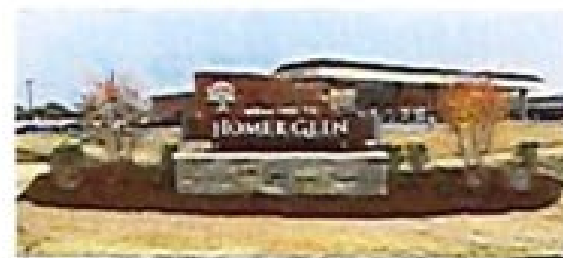
City of Abbeville – Harry's Plaza



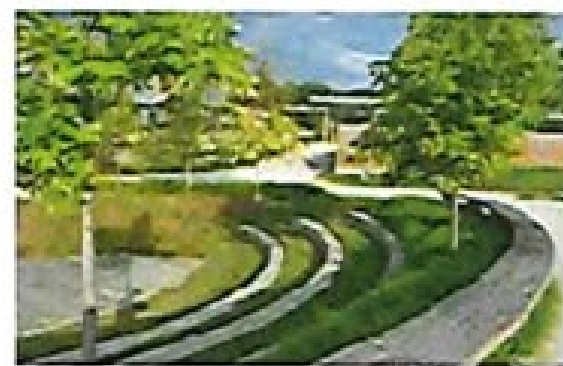
SAMP.E IMAGE 1: COMMUNITY-THEMED MURAL



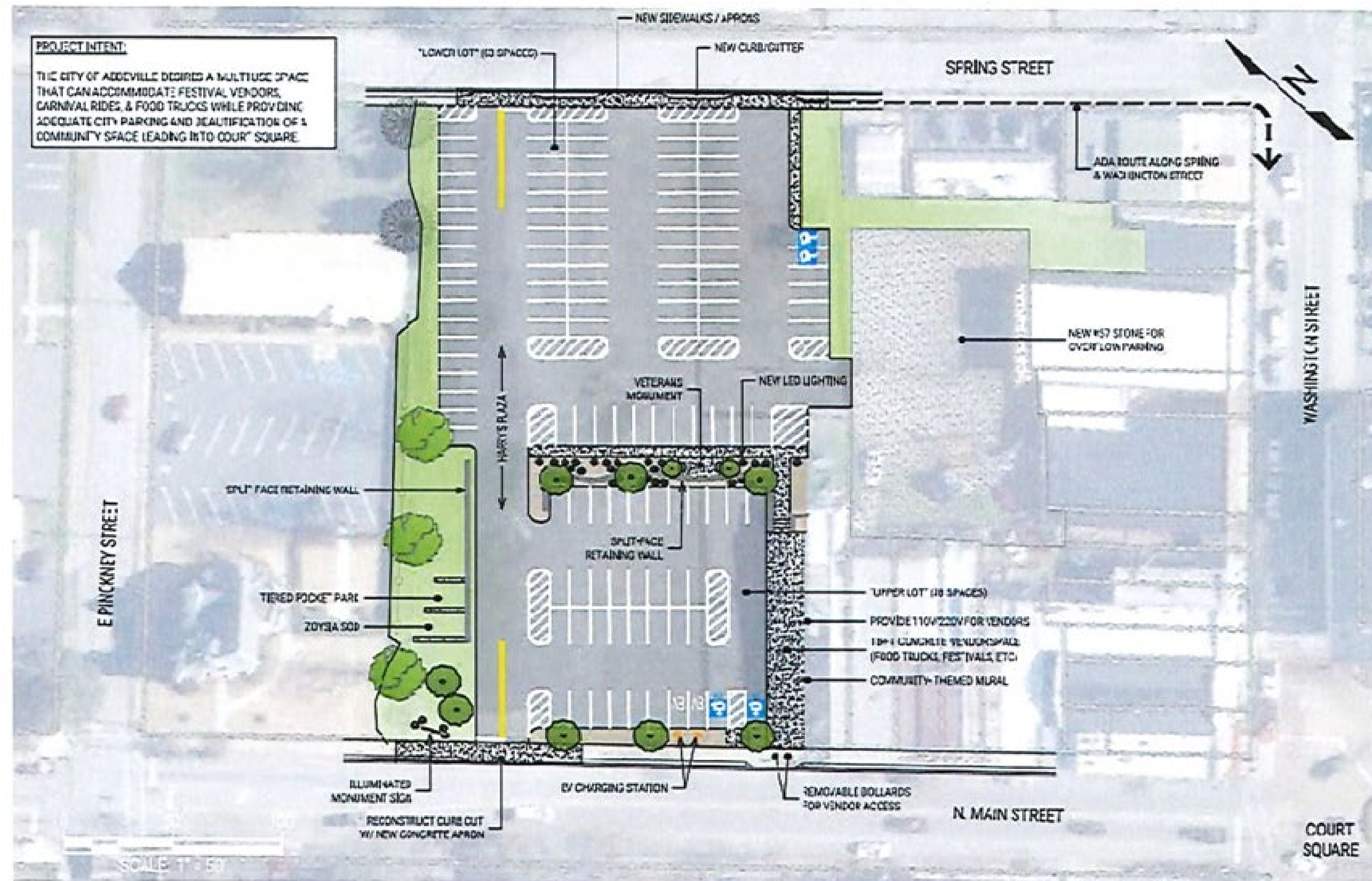
SAMP.E IMAGE 2: SPLIT-FACE RETAINING WALL



SAMP.E IMAGE 3: ILLUMINATED MONUMENT SIGN



SAMP.E IMAGE 4: TIERED POCKET PARK



DATE: AUGUST 22 2024

CONCEPTUAL MASTER PLAN

PREPARED BY:

Dunn & Shirley
CONSULTING ENGINEERS

HARRY'S PLAZA REDEVELOPMENT
ABBEVILLE, SC

PREPARED FOR:



PLAN SHOWN IS PRELIMINARY AND SUBJECT TO CHANGE.



Rural Summit

The Rural Summit provides community leaders, economic developers, and state officials the opportunity to come together and learn about innovative methods to improve rural South Carolina.



SOUTH CAROLINA RURAL SUMMIT

**CELEBRATING
35 YEARS**

MARCH 3-4, 2025

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