



2023

ANNUAL
REPORT

 SOUTH CAROLINA
POWER TEAM
Powering Growth in Electric Cooperative Territory

WWW.SCPOWERTEAM.COM

MESSAGE FROM THE BOARD CHAIRMAN



Dear Colleagues,

On behalf of the South Carolina Power Team Board of Trustees and staff, I want to thank you for your ongoing support and commitment to growth in South Carolina and in electric cooperative territory.

It is my honor to present our 2023 Year in Review.

The electric cooperatives continue to play an essential role in creating opportunities for those we serve and in attracting new industrial electric loads to drive down power costs for our members across the system. As part of our collective efforts, the electric cooperatives committed unprecedented resources for site development and incentives, and we are proud to present the results of those investments on the pages that follow. By any measure, 2023 was another incredible year which included \$2.3 billion in new capital investment, nearly 2,000 new jobs and more than 700 megawatts of new electric load to our system.

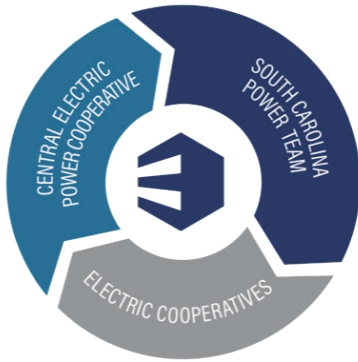
Highlights for 2023 include continued implementation of our Upskill Incentive to offset training costs for commercial members investing in new equipment requiring existing employees to learn new skills. We approved eight Upskill Incentive grants in 2023. We also conducted community development programs in York County, Union County, Newberry County, Berkeley County and Lexington County.

As we begin 2024, our successful momentum continues. The projects in the South Carolina Power Team pipeline remain larger and more complex than ever before. We are grateful for the incredible partnerships we have with the South Carolina Department of Commerce, the South Carolina Ports Authority, economic development organizations at the regional and local levels and our other allies that are critical to winning deals for South Carolina.

Just as important as our statewide allies are the men and women who make up our electric cooperative family. I want to personally thank the employees of each of the local electric cooperatives and Central Electric Power Cooperative, Inc. for delivering on the promises and commitments that are made to companies investing in our territory. Each of these professionals play a critical role to ensure projects are completed on time and that we continue to provide a low cost and highly reliable power service to our members.

As a personal point of privilege, I want to thank B. Robert "Bob" Paulling for his service as Chairman of the South Carolina Power Team Board from July 2017 to May 2023. His leadership has been fundamental to the unprecedented success of our economic development efforts. We are grateful for the time he gave this organization and his passion for economic development.

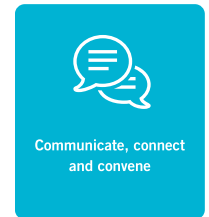
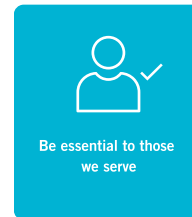
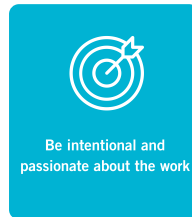
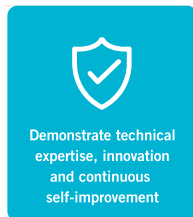
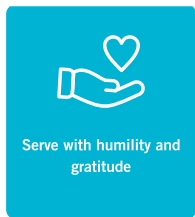
Sincerely,
Terry Mallard
President & CEO
Broad River Electric Cooperative, Inc.



OUR PARTNERSHIP

The South Carolina Power Team is a full-service, non-profit economic development organization representing the state's consumer-owned electric cooperatives serving two-thirds of the state's land mass. The mission of the South Carolina Power Team is to facilitate the growth of jobs, investment and electric load through the attraction of new industrial and commercial activity, as well as the expansion and retention of existing businesses and facilities in the service areas of the electric cooperatives throughout South Carolina.

OUR CORE VALUES



South Carolina Power Team — Economic Development, Business Development, Community Preparedness & Marketing

- Promotes job creation, capital investment and electric load through the attraction of new industrial and commercial activity
- Supports expansion and retention of existing businesses
- Provides project management services to simplify and expedite an organization's relocation to our state or an existing industry with its expansion
- Offers assistance with community development, site development and competitiveness initiatives

Electric Cooperatives — Distribution

- Non-Profit & Member-Owned
- Serves more than 2 million South Carolinians in all 46 counties
- Builds and maintains the state's largest power distribution system
- Owns and operates more than 79,000 miles of power lines covering 70 percent of South Carolina
- Invests millions of dollars in community infrastructure and site improvement projects

Central Electric Power Cooperative — Transmission

- Non-Profit & Member-Owned
- Provides total wholesale electric service to all of South Carolina's electric cooperatives
- Transmission assets consist of more than 800 miles of lines
- Is the only statewide electric system in South Carolina

CENTRAL ELECTRIC POWER COOPERATIVE, INC.

Central Electric Power Cooperative, Inc. (Central), based in Columbia, South Carolina, is a wholesale electric generation and transmission cooperative (G&T) owned by the 19 independent, consumer-owned distribution electric cooperatives in South Carolina. Central was established to provide wholesale power and transmission solutions in a reliable and cost-effective way. Central offers essential services to its member-cooperatives through:

POWER SUPPLY

Central plays a pivotal role in powering South Carolina, primarily sourcing wholesale power through portfolio contracts with Santee Cooper, Duke Energy Carolinas and the Southeastern Power Administration.

Central's ability to contract for generation means 70% of its energy needs were met by zero-carbon or reduced carbon-emitting resources in the last few years.

TRANSMISSION

Central and its member-cooperatives manage transmission and distribution facilities across all 46 counties in South Carolina, delivering electricity to over one-third of the state's population.

Today, these member-cooperatives serve more than 940,000 meters and over 2 million residents, with 79,000 miles of power lines covering 70% of South Carolina.

Central has strategically invested in transmission lines, especially "radial lines," to distribute energy efficiently and cost-effectively, particularly to remote areas.

RENEWABLE ENERGY AND CARBON REDUCTION

Central offers flexible cost solutions through a diverse generation mix. Current offerings include 300MW of new solar under development with an additional 1,500MW planned.

Central works with industrial members to identify pathways to meet sustainability goals.

- On-site Generation and Storage Solutions
- Market-Renewable Energy Certificates
- Community Solar
- Third-party Partnerships



ECONOMIC DEVELOPMENT

Through Central, all 19 distribution electric cooperatives participate in all investments through the Site Readiness Fund, incentive offerings, the South Carolina Power Team operating budget and grant programs.

After recovering all costs, the net benefits from new and expanding industries are shared among all 19 cooperatives, helping to keep member costs low across the system.

With the complexity of large load projects, Central provides crucial resource and transmission planning expertise essential for the success of economic development projects. Additionally, Central coordinates the development of new facilities required to serve industries that locate in cooperative territories.

Central has been meeting the needs of South Carolina distribution cooperatives since 1948. To learn more, scan the QR code.



SCAN HERE TO
LEARN MORE

COOPERATIVE COMMITMENT TO GROWTH

Since the organization began in 1988, the South Carolina Power Team, through the commitments made by South Carolina's Electric Cooperatives, has continued to invest in economic development and community development within the communities they serve.

\$25.9
BILLION

In announced capital investment



98,299
NEW JOBS

Served by the Electric Cooperatives



\$26.7
MILLION

In CoRE incentive funds invested to assist communities in securing announcements



\$2.675
MILLION

Invested through the Site Advancement Fund for Master Planning and Due Diligence



\$126.5
MILLION

Invested in economic development projects, industrial parks and community infrastructure*

*By the Electric Cooperatives through the state's corporate license fee tax credit program

WHAT HAS THE ELECTRIC COOPERATIVE COMMITMENT TO ECONOMIC DEVELOPMENT MEANT TO SOUTH CAROLINA SINCE 2014?

41,981
JOBS CREATED

\$52.5B
TOTAL ECONOMIC IMPACT

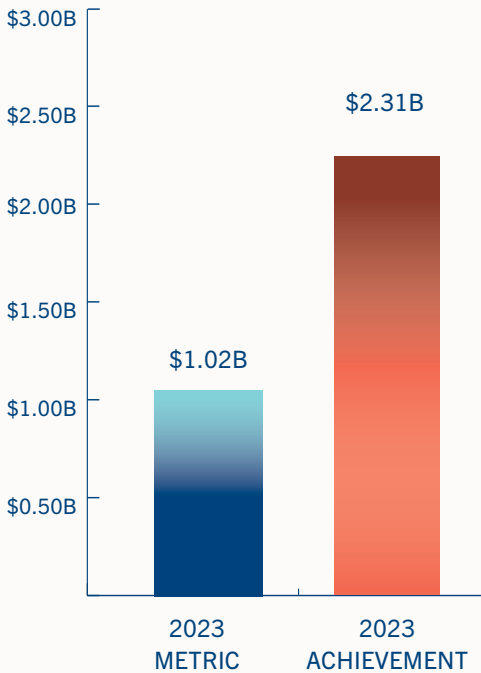
\$15.3B
CAPITAL INVESTMENT

- AIKEN
- BERKELEY
- BLACK RIVER
- BLUE RIDGE
- BROAD RIVER
- COASTAL
- EDISTO
- FAIRFIELD
- HORRY
- LAURENS
- LITTLE RIVER
- LYNCHES RIVER
- MPD
- MID-CAROLINA
- NEWBERRY
- PALMETTO
- SANTEE
- TRI-COUNTY
- YORK

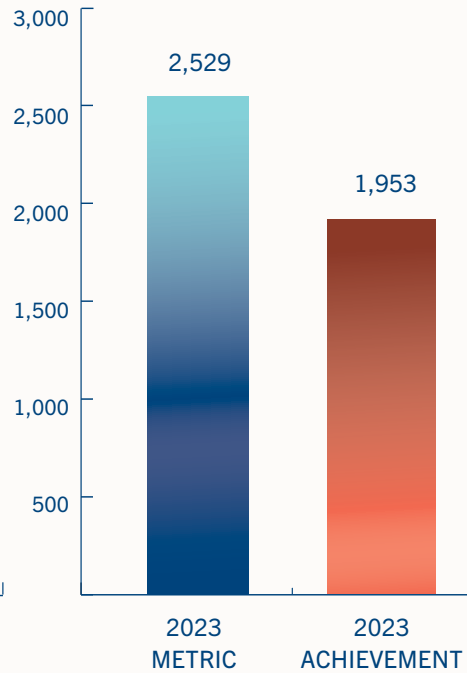
2023 STRATEGIC BLUEPRINT METRICS

The South Carolina Power Team is guided by our Strategic Blueprint. In carrying out its initiatives, the organization effectively serves the electric cooperatives and remains essential to the state's economic development process.

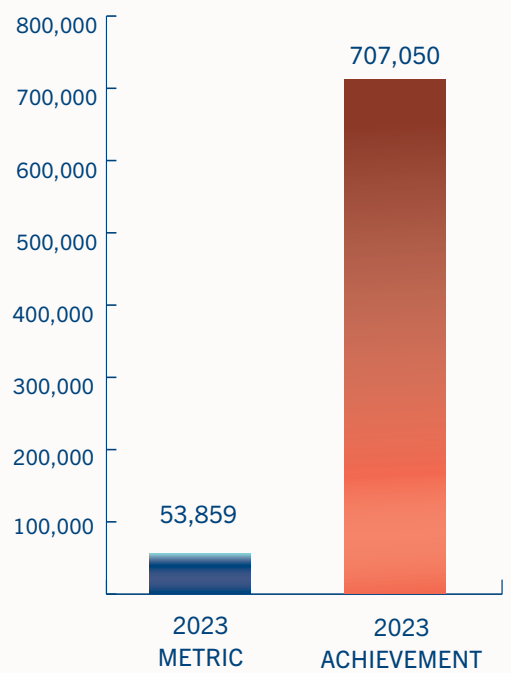
CAPITAL INVESTMENT



NEW JOBS



PROJECTED CONNECTED ELECTRIC LOAD (KW)



2023 SUCCESS STORIES

ANOTHER RECORD BREAKING YEAR

HIGHLIGHTS OF 2023 ANNOUNCEMENTS

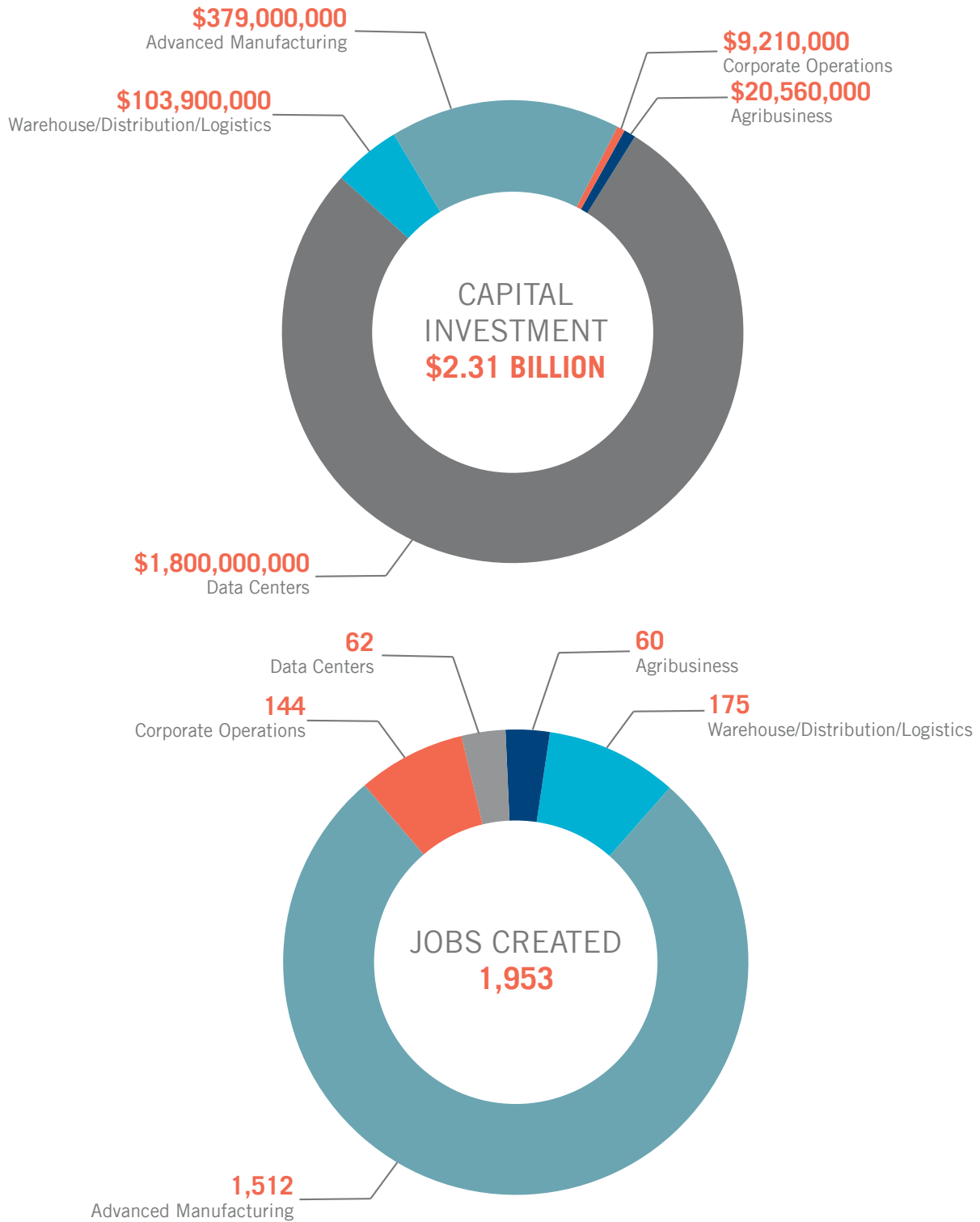
- 20 projects, totaling \$2.31 billion in capital investment and 1,953 new jobs
- 30% of projects were expansions, accounting for \$85.5 million in capital investment and 153 new jobs

HIGHLIGHTS OF 2023 NEW LOCATIONS AND EXPANSIONS

- **QTS Data Centers** - establishing operations in **York County**, with \$1 billion capital investment
Served by York Electric Cooperative.
- **FN America, LLC** - expanding operations to **Pickens County**, creating 176 jobs with \$33 million capital investment
Served by Blue Ridge Electric Cooperative.
- **Engineered Foam Packaging** - establishing operations in **Lee County**, creating 53 jobs with \$15 million capital investment
Served by Black River Electric Cooperative.
- **Latitude Corp.** - establishing operations in **Clarendon County**, creating 200 jobs with \$29 million capital investment
Served by Santee Electric Cooperative.
- **West Fraser** - expanding operations in **Newberry County**, creating 30 jobs and retaining more than 150 existing jobs with \$17.7 million capital investment
Served by Newberry Electric Cooperative.

Three of our 2023 announcements occurred on Site Readiness Funded sites, accounting for \$1.87 billion in capital investment and 137 new jobs.

2023 ANNOUNCED PROJECTS BY SECTOR





QTS DATA CENTERS

Establishing operations in York County
Served by York Electric Cooperative

\$1B INVESTMENT

“Digital infrastructure is critical as our reliance on technology increases. We’re proud that high-tech companies like QTS Data Centers recognize that South Carolina’s assets will enable sustained success and look forward to the impact of this \$1 billion investment in York County.”

Harry M. Lightsey III
SC Secretary of Commerce

\$33M INVESTMENT 176 NEW JOBS

“FN America is one of South Carolina’s finest employers, and we are proud to see them establish new operations in Pickens County. We are grateful for their commitment to South Carolina and look forward to watching them continue to succeed in the years to come.”

Gov. Henry McMaster
South Carolina



FN America, LLC

Expanding operations to Pickens County
Served by Blue Ridge Electric Cooperative



ENGINEERED FOAM PACKAGING

Establishing operations in Lee County
Served by Black River Electric Cooperative

\$15M
INVESTMENT
53 NEW JOBS

“This region continues to develop strong national and international ties by showcasing its ability to host and provide companies with the essential ingredients for its success. That, coupled with a solid workforce and dedicated leadership, catapults TheLINK region as we recruit and expand our industrial base. We are delighted by EFP’s decision to select Lee County for their first S.C. operation.”

Gordon Eckley
TheLINK Economic Development Alliance Chairman

\$29M
INVESTMENT
200 NEW JOBS

“We are pleased to be partnering with South Carolina and Clarendon County and look forward to joining the Manning community. Our new facility will allow us to better serve customers regionally and continue the growth story of Latitude Corp. The South Carolina team was very supportive through the due diligence process and Santee Electric, having constructed a spec building suitable to our needs, helped us to narrow down our facility choice. The readySC program, which helps to recruit and train potential employees, convinced us that South Carolina was the right location for our business expansion.”

Tom Verbos
Latitude Corp.

Latitude Corp.

LATITUDE CORP.

Establishing operations in Clarendon County
Served by Santee Electric Cooperative

BUSINESS RETENTION & EXPANSION (BRE)

Care for existing cooperative-served industrial and commercial facilities (commercial members) is the central focus of the South Carolina Power Team's business retention and expansion (BRE) effort. Each program cornerstone - industry visits, headquarter visits and the Upskill Incentive - delivered highlights in 2023.



INDUSTRY VISITS

Face-to-face visits with commercial members are critical to building connections and understanding needs. The South Carolina Power Team completed 88 visits to commercial members in 2023. Additionally, six commercial members made expansion announcements, representing \$85.5 million in capital investment, 153 new jobs, 3,250 kW of new electric load and more than 1,200 retained jobs.

South Carolina Power Team BRE Manager Andrew Folks suited up for an existing industry visit with Broad River Electric served Oshkosh Defense Spartanburg Assembly, manufacturer of the next generation of Postal Service delivery vehicles.

CORPORATE HEADQUARTER VISITS

When possible, the South Carolina Power Team seeks to meet with executives with corporate oversight of a cooperative-served industrial facility in South Carolina. There is only one objective for the time: expressing gratitude on behalf of the electric cooperative family, for the corporation's investment in the state. In 2023, the South Carolina Power Team staff completed 14 headquarter visits, a program record.



In 2023, South Carolina Power Team President and CEO James Chavez completed international missions to South Korea and Sweden. In South Korea, Chavez joined Newberry Electric President and CEO Keith Avery on multiple corporate headquarter visits, including one to Daeyoung Electronics. Chavez also participated in a visit to the Swedish headquarters of Volvo Cars with David Ginn, President and CEO of Charleston Regional Development Alliance.



UPSKILL INCENTIVE

The Upskill Incentive, available only to businesses and industries served by a South Carolina electric cooperative, is administered by the South Carolina Power Team. Established as a reimbursement to a commercial member for out-of-pocket costs incurred to train an existing employee on new or upgraded equipment, 2023 was the program's second year. Milestones for the period included the payment of the first grant awards and approval of new grant awards (totaling \$95,709) for eight additional commercial members.

Embroidery Solutions Manufacturing, LLC, a 2022 Upskill Incentive grantee, completed the purchase and installation of new machinery in 2023. Eight existing Embroidery Solutions employees received training on the new equipment. In the photo, Embroidery Solutions' President Larry Severini shows South Carolina Power Team BRE Manager Andrew Folks some of the new equipment for which an Upskill Incentive award was made.

COMMUNITY DEVELOPMENT

In 2024 and beyond, we look forward to partnering with cooperative-served communities across the state on:



WORKFORCE / TALENT DEVELOPMENT

Now, more than ever, communities must provide workforce solutions to existing and potential employers. From preparedness to implementation, our team is here each step of the way to help your community realize its potential.

We offer:

- Program Design & Development
- Data Gathering & Analysis
- Ongoing Statewide Labor Study
- Stakeholder Facilitation
- Employer Engagement
- Awareness & Marketing Campaigns

STRATEGIC PLANNING

Most communities and organizations find designing their future exciting, yet daunting. Having a solutions-based plan can alleviate the fear of the unknown. Whether you need a planning retreat or a strategic plan overhaul, the South Carolina Power Team is here to help.

We offer:

- One-Year Work Plans
- Organizational Management
- Community Assessments
- Community Conversations



CONCERN FOR COMMUNITY

As part of our Customized Training services, we continued to offer our “Understanding the Economic Development Process” workshop for local elected officials and community leaders, as well as “Industry & Education Roundtable” events. We are thrilled to be able to provide the rare opportunity for local leaders to convene and have real, meaningful conversations about the future of their county, especially when it comes to workforce and talent. We were proud to, in partnership with the local electric cooperatives and economic development organizations, host five events that involved 20 hours of meaningful conversation by 187 attendees, including 37 school officials and 19 elected officials.

CUSTOMIZED TRAINING

We recognize that every community faces unique challenges that require unique training solutions. We have several workshop topics that we customize to provide you with what you need. If you don't see what you need, we'll build it for you!

We offer:

- Leadership Development
- Elected Official Workshops
- Board of Directors Training
- Team Building
- Community Branding & Outreach

ADDITIONAL RESOURCES

The South Carolina Power Team is committed to assisting the electric cooperative-served communities of South Carolina as they prepare for future growth. We offer several unique resources aimed at better positioning communities in the eyes of site selectors and prospects, including our new Mock Site Visit Program launching in 2024.

FOR MORE INFORMATION ON THE SOUTH CAROLINA POWER TEAM'S COMMUNITY DEVELOPMENT EFFORTS, OR HOW TO HOST A WORKSHOP IN YOUR COMMUNITY, PLEASE CONTACT CAROLINE A. WARNER, DIRECTOR OF COMMUNITY DEVELOPMENT, AT CWARNER@SCPOWERTEAM.COM.

COOPERATIVE REVOLVING LOAN FUND

In 2023, the South Carolina Power Team launched the Cooperative Revolving Loan Fund (CoRLF). The CoRLF is for the benefit of job creation and retention or community enhancement and electric load creation in the service territories of the South Carolina Electric Cooperatives. The CoRLF is available to distribution and retail cooperative members,

local governments and local or regional non-profit economic development organizations. The CoRLF may be used for the following, but is not limited to, infrastructure, buildings (acquisition, new constructions, renovations, expansions, site improvements and demolition), land acquisition, machinery and equipment.

SITE READINESS FUND

The first decade of the Site Readiness Fund (SRF) concluded in 2023. The SRF was established in 2014 to provide funding for communities served by the electric cooperatives to use in developing competitive industrial sites, parks and buildings that are truly market-ready. The SRF was initially made possible through a \$30 million grant from Santee Cooper, with support from South Carolina’s Electric Cooperatives. Over the course of the last 10 years, the electric cooperatives committed an additional \$36 million, for a total of \$66 million available funds. In 2023, the South Carolina Power Team Board of Trustees voted to continue with the Site Readiness Fund through 2028, with an additional \$30 million.



Through SRF, the South Carolina Power Team Board of Trustees has committed funding assistance on 51 projects for a total of \$63 million. These funds have been matched with local funds and additional grants to total more than \$287 million in combined funding toward the development of market-ready industrial products across South Carolina.

The National Rural Economic Developers Association (NREDA) recognized the South Carolina Power Team with the 2017 Organization Excellence Award for its efforts in rural development and making sites market-ready through SRF investments.

<p style="text-align: center; font-weight: bold;">WINS ON SRF SITES HAVE RESULTED IN</p> <p style="text-align: center; font-size: 2em; font-weight: bold; color: #00728f;">8,105</p> <p style="text-align: center; font-weight: bold;">JOBS</p> <p style="text-align: center; font-size: 2em; font-weight: bold; color: #00728f;">1,074</p> <p style="text-align: center; font-weight: bold;">MEGA WATTS</p> <p style="text-align: center; font-size: 2em; font-weight: bold; color: #00728f;">\$7.403B</p> <p style="text-align: center; font-weight: bold;">IN CAPITAL INVESTMENTS</p> <p style="text-align: center; font-size: 2em; font-weight: bold; color: #00728f;">30</p> <p style="text-align: center; font-weight: bold;">WINS</p>	<h3 style="margin-top: 0;">SUCCESS OF THE SITE READINESS FUND ANNOUNCED PROJECTS</h3> <table border="0" style="width: 100%;"> <tr> <td style="vertical-align: top; width: 50%;"> <p>QTS Data Centers, <i>York Electric Cooperative</i></p> <p>Redwood Materials, <i>Berkeley Electric Cooperative</i></p> <p>Kontrolmatik Technologies, <i>Coastal Electric Cooperative</i></p> <p>Latitude Corporation, <i>Santee Electric Cooperative</i></p> <p>Winglts, <i>Santee Electric Cooperative</i></p> <p>Harbor Freight Tools Expansion, <i>MPD Electric Cooperative</i></p> <p>Northwest Lineman College, <i>York Electric Cooperative</i></p> <p>Shamrock Technologies, Inc., <i>Laurens Electric Cooperative</i></p> <p>Citadel Brands, LLC, <i>Santee Electric Cooperative</i></p> <p>Solstice Sleep Products, <i>MPD Electric Cooperative</i></p> <p>DHL, <i>Broad River Electric Cooperative</i></p> <p>King Machine, <i>Black River Electric Cooperative</i></p> <p>Volvo Cars Expansion, <i>Edisto Electric Cooperative</i></p> </td> <td style="vertical-align: top; width: 50%;"> <p>Huber Engineered Woods, LLC, <i>MPD Electric Cooperative</i></p> <p>Pure Blue Fish, <i>Tri-County Electric Cooperative</i></p> <p>Sigmatex Expansion (Headquarters), <i>Tri-County Electric Cooperative</i></p> <p>MM Technics Expansion, <i>Newberry Electric Cooperative</i></p> <p>Container Maintenance Corp., <i>MPD Electric Cooperative</i></p> <p>Sumter Easy Homes, LLC, <i>Black River Electric Cooperative</i></p> <p>Volvo Cars Expansion, <i>Edisto Electric Cooperative</i></p> <p>GE Renewables, <i>Laurens Electric Cooperative</i></p> <p>Harbor Freight Tools, <i>MPD Electric Cooperative</i></p> <p>Inland Port Dillon, <i>MPD Electric Cooperative</i></p> <p>MM Technics, <i>Newberry Electric Cooperative</i></p> <p>The Fitts Company, <i>Tri-County Electric Cooperative</i></p> <p>Thermo King, <i>Tri-County Electric Cooperative</i></p> <p>Volvo Cars, <i>Edisto Electric Cooperative</i></p> <p>Sigmatex, <i>Tri-County Electric Cooperative</i></p> </td> </tr> </table>	<p>QTS Data Centers, <i>York Electric Cooperative</i></p> <p>Redwood Materials, <i>Berkeley Electric Cooperative</i></p> <p>Kontrolmatik Technologies, <i>Coastal Electric Cooperative</i></p> <p>Latitude Corporation, <i>Santee Electric Cooperative</i></p> <p>Winglts, <i>Santee Electric Cooperative</i></p> <p>Harbor Freight Tools Expansion, <i>MPD Electric Cooperative</i></p> <p>Northwest Lineman College, <i>York Electric Cooperative</i></p> <p>Shamrock Technologies, Inc., <i>Laurens Electric Cooperative</i></p> <p>Citadel Brands, LLC, <i>Santee Electric Cooperative</i></p> <p>Solstice Sleep Products, <i>MPD Electric Cooperative</i></p> <p>DHL, <i>Broad River Electric Cooperative</i></p> <p>King Machine, <i>Black River Electric Cooperative</i></p> <p>Volvo Cars Expansion, <i>Edisto Electric Cooperative</i></p>	<p>Huber Engineered Woods, LLC, <i>MPD Electric Cooperative</i></p> <p>Pure Blue Fish, <i>Tri-County Electric Cooperative</i></p> <p>Sigmatex Expansion (Headquarters), <i>Tri-County Electric Cooperative</i></p> <p>MM Technics Expansion, <i>Newberry Electric Cooperative</i></p> <p>Container Maintenance Corp., <i>MPD Electric Cooperative</i></p> <p>Sumter Easy Homes, LLC, <i>Black River Electric Cooperative</i></p> <p>Volvo Cars Expansion, <i>Edisto Electric Cooperative</i></p> <p>GE Renewables, <i>Laurens Electric Cooperative</i></p> <p>Harbor Freight Tools, <i>MPD Electric Cooperative</i></p> <p>Inland Port Dillon, <i>MPD Electric Cooperative</i></p> <p>MM Technics, <i>Newberry Electric Cooperative</i></p> <p>The Fitts Company, <i>Tri-County Electric Cooperative</i></p> <p>Thermo King, <i>Tri-County Electric Cooperative</i></p> <p>Volvo Cars, <i>Edisto Electric Cooperative</i></p> <p>Sigmatex, <i>Tri-County Electric Cooperative</i></p>
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SITE READINESS FUND



GOLDEN CORNER COMMERCE PARK

Situated just two miles from I-85 via SC Highway 59, the Park's prime connectivity ensures efficient logistics for manufacturing facilities. With convenient proximity to major airports, the Park is 113 miles from Hartsfield-Jackson Atlanta International Airport and 138 miles from Charlotte Douglas International Airport.

Funding Partners: Oconee County and SC Department of Commerce
SRF Funds: Utilized for 42-acre graded building pad construction
Served by: Blue Ridge Electric Cooperative

+/- 322 ACRES
OCONEE COUNTY

CONNEXIAL CENTER

The Connexial Center is a 617-acre Class A industrial park with all utilities readily available including an on-site electric substation. This is an ideal location with direct access to I-385 located within 20 miles of both I-85 and I-26, facilitating efficient distribution throughout the state.



+/- 617 SF
LAURENS COUNTY

Funding Partners: Laurens Electric Cooperative, Laurens County Development Corporation, Laurens County, SC Department of Commerce, SC Rural Infrastructure Authority and Santee Cooper Loan Program
SRF Funds: Utilized for roadway, water and sewer extension and land acquisition
Served by: Laurens Electric Cooperative



COLLETON INDUSTRIAL CAMPUS

Colleton Industrial Campus is a prime location, offering direct access to I-95 at Exit 65 and strategically positioned between the Ports of Charleston and Savannah. All utilities are readily available, with an adjacent Electric Substation and an on-site Elevated Water Tank.

Funding Partners: Coastal Electric Cooperative
SRF Funds: Utilized for site maintenance, clearing, grubbing and grading of permitted wetlands
Served by: Coastal Electric Cooperative

+/- 318 ACRES
COLLETON COUNTY



LYNCHES RIVER INDUSTRIAL PARK

The Lynch River Industrial Park in Chesterfield County is located just south of the border with North Carolina, providing direct access to Charlotte, NC via US Highway 601. The site provides great opportunity for industrial development and expansions in the greater Charlotte market.

Funding Partners: Lynch River Electric Cooperative and Chesterfield County
SRF Funds: Utilized for roadway and water improvements
Served by: Lynch River Electric Cooperative

+/- 138 ACRES
CHESTERFIELD COUNTY

TRI-COUNTY GLOBAL INDUSTRIAL SITE

The Tri-County Global Industrial site features a 45-acre Graded Building Pad suitable for 1M+ SF. Located between Charleston and Columbia on I-26 at US Highway 601, the site is adjacent to Norfolk Southern Mainline rail with ample electric, gas, water and sewer capacity available for heavy industrial development.



+/- 380 ACRES
ORANGEBURG COUNTY

Funding Partners: Tri-County Electric Cooperative, Orangeburg County and Calhoun County
SRF Funds: Utilized for land acquisition and development, including property for industrial site access
Served by: Tri-County Electric Cooperative



FLORENCE COUNTY INDUSTRIAL PARK SOUTH @ SCRANTON

Florence County Industrial Park South @ Scranton, a 148-acre industrial park, features a 100,000 SF Speculative Building (expandable to 250,000 SF) with direct access to four lane US Highway 52. It is within a 30-minute drive to I-95 & I-20, served by a CSX Class 1 Rail Line and has access to Port of Charleston and Inland Port Dillon.

Funding Partners: Santee Electric Cooperative, Florence County and Private Developers
SRF Funds: Utilized for land acquisition and on and off-site infrastructure improvements
Served by: Santee Electric Cooperative

+/- 148 ACRES
FLORENCE COUNTY

SERVING AS A LEADER IN RESEARCH AND DATA

SOUTH CAROLINA POWER TEAM DATA TOOL

The South Carolina Power Team maintains a web-based property database to support our partners' site selection process. This database goes beyond a traditional property search and provides users with extensive data to perform a desktop location analysis.

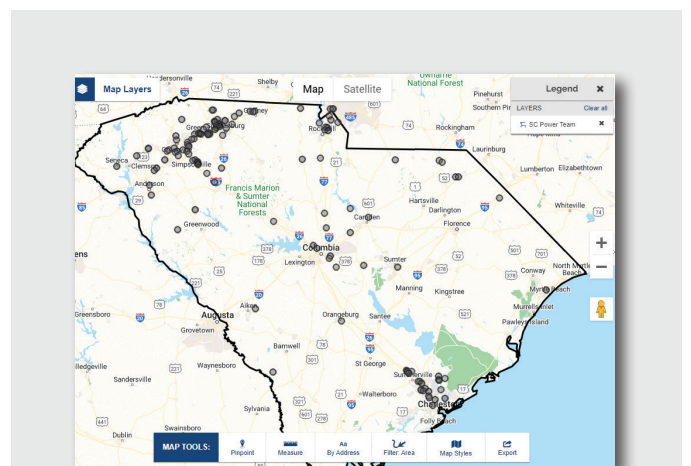
The robust data tool houses information on more than 170 available sites, parks and buildings in South Carolina electric cooperative territory. In addition, our partners can access two of our strategic initiatives, the Statewide Labor Study and the Statewide Water and Sewer Study. Lastly, this tool provides location analysis tools with robust demographic, labor, talent and business data, as well as consumer spending data, with the ability for our partners to compare any South Carolina community against communities across the United States.

STATEWIDE LABOR STUDY

The Statewide Labor Study (formerly known as Project Pioneer) is a comprehensive labor study maintained by the South Carolina Power Team at the direction of our Board of Trustees. The underemployment estimates were updated in 2022, based on changes in the underlying composition of the drivers of underemployment. Those drivers include demographics, occupational presence (changes in occupational concentration of the area) and labor market indicators (based on correlation with county and local level unemployment estimates). The South Carolina Power Team continues to maintain this data and it is updated annually to reflect the most recent demographic datasets.



The Labor Study tool equips business leaders and economic developers with the real-time data they need to support continued investment throughout electric cooperative territories, and beyond, in South Carolina.



FOREIGN DIRECT INVESTMENT

In 2023, the South Carolina Power Team maintained two features to evaluate Foreign-Based Direct Investment in South Carolina. First, there is a Foreign-Based Direct Investment page which allows our partners to view the concentration of investment from individual countries in the last seven years across South Carolina. By selecting a country, the tool provides a heat map showing the number of projects, jobs or investments that have been made in South Carolina from companies headquartered in the selected country. Second, a country query is available on the Business Report section of the database to allow users to map foreign existing industries across South Carolina.

SERVING AS A LEADER IN RESEARCH AND DATA



STATEWIDE WATER AND SEWER STUDY

Throughout 2023, the South Carolina Power Team continued to improve the Statewide Water and Sewer study and identified additional locations with substantial water and/or sewer capacity throughout South Carolina. The study evaluates the water and sewer providers across South Carolina which had a documented capacity greater than 2.5 million gallons per day.

The findings of the Statewide Water and Sewer Study can also be viewed on our Property Database Web Application at www.scpowerteam.com/properties.

From the site selector to the local economic development staffer, our website research & data sections are designed to serve. The tool registered the following metrics in 2023:

1,404

UNIQUE USERS

3,200+

SESSIONS

2,745

LABOR STUDY REPORTS

32

COUNTRIES ACCESSED DATA

4,185

PROPERTY REPORTS

3,985

COMMUNITY REPORTS

2023 SERVICE TO PROFESSION AND COMMUNITY

ECONOMIC DEVELOPMENT REVIEW

Known as “EDR” to its partners, allies and colleagues in the industry, the South Carolina Power Team hosts the premier professional development conference in the state, hosting more than 200 professionals, providing content and networking within economic development.

PROFESSIONAL DEVELOPMENT GRANTS

The South Carolina Power Team provided \$4,940 in grants to 19 women in economic development to attend the Women’s Economic Development Network 2023. Plus \$4,500 was provided to three professionals for economic development certifications.

COMMUNITIES IN SCHOOLS WISH LIST PROJECT

We were excited to sponsor four children as part of the Communities in Schools Wish List Project. In addition to necessities like clothing, we were able to purchase the children a few toys to brighten their holidays, as well.



South Carolina Power Team staff donated toys to local families.



Pictured is Tiffany Herndon, Site Coordinator at Berea Elementary School.

AWARDS/ACCOMPLISHMENTS

- 2023 Southern Economic Development Council Communication Awards:
 - » Award of Excellent: *Power Tools Video Series*
 - » Award of Superior: *The South Carolina Power Team 2022 Annual Report*
- 2023 Top Utilities in Economic Development *Site Selection Magazine*
- Platinum Per Capita Award United Way of the Midlands

- Industrial Asset Management Council — James Chavez, International Chair
- SCbio — James Chavez, Board Member
- National Rural Economic Developers Association (NREDA) Board of Directors — James Chavez, Director
- Rotary Club of Five Points (Columbia) — Andrew Folks, Membership Chair
- South Carolina Automotive Council — Marc Metcalf, Member
- City of Greer Parks and Recreation Board — Marc Metcalf, Board Member
- South Carolina Economic Developers’ Association — Angelyn Smith, Women’s Committee, Steering Committee — Caroline Warner, Vice Chair, Public Relations Committee — Jamie Frost, Annual Meeting Committee
- Epworth Children’s Home Supporter
- Meals on Wheels Volunteers
- Communities in Schools Supporter

STAFF COMMUNITY AND PROFESSIONAL ENGAGEMENT

- Bradley Lunch Buddies — Rebecca Breland and Warren Darby, Volunteers
- State Board of SC Technical College System — Warren Darby, Member
- City of Columbia Planning Commission — Jamie Frost, Chairman
- Prisma Health Cancer Board “The Cavalry” — Jamie Frost, Leadership Team and Founding Member

SOUTH CAROLINA POWER TEAM BOARD OF TRUSTEES



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Chairwoman
South Carolina Power Team Board of Trustees

In recognition for unwavering commitment to powering economic growth in the communities served by the electric cooperatives, we would like to say thank you to these Trustees that rolled off the South Carolina Power Team Board in 2023.



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