



THOMAS + HUTTON

195 EXIT 3 WILL PROVIDE

Enhanced Mobility & Safety | Promotion of Economic Development | Hurricane Evacuation Enhancement

The 4,260 acre Riverport master-planned development near Hardeeville, SC, will serve commercial, industrial, and residential needs. It is a greenfield project, so everything is new—hotels, restaurants, shopping centers, medical facilities, offices, and apartments. And new construction of Exit 3 off I-95 will take significant pressure off Exit 5 and provide an alternative hurricane evacuation route.

The project will create thousands of jobs and generate millions in tax revenue for the county, city, and school district. Jasper County has a poverty rate of 20 percent, and the median household income is \$45,000, compared to the national median of \$70,074.

Jobs, Revenue and Growth in Jasper County



Construction is expected to have a **direct economic impact of \$176,400,000 and create 1,051 new jobs.**



There is an expected **indirect impact of \$30,700,000** with the creation of **238 jobs.**



After 31 years of buildout, the economic impact will reach **billions of dollars and create 20,621 jobs.**



Upon completion of construction, the project is estimated to **generate annual property taxes of \$38,000,000**, along with **\$48,100,000 for the school district**, and **\$28,200,000 for the City of Hardeeville.**



Within five years of construction, annual property tax for the county is estimated to **\$5,100,000**, and **\$6,400,000** generated for the school district while **\$3,700,000** is generated for the city.

FACTS TO KNOW



PROJECT RENDERINGS



- Jasper County has a poverty rate of 20 percent, compared with 14.4 percent nationally, and a median household income of \$45,000, compared with the national median of \$70,074. The Riverport project will bring economic activity and job opportunities to the area.



- The project area encompasses 4,260 acres. The proposal will impact only 46.34 acres of wetlands (1 percent of the total) and most of that will be filled in with regular soil to support road construction.



- The project will create new jobs while maintaining a commitment to environmental stewardship.



- The project has the support of Jasper County and Hardeeville officials, as well U.S. Senators Lindsay Graham and Tim Scott, U.S. Representative Jim Clyburn and Governor Henry McMaster.



- The South Carolina Infrastructure Bank has allocated \$56 million for the construction of Exit 3 off I-95 and the Riverport Parkways.