

Chapter 7 Community Facilities

Schools, wastewater treatment, and water service improvements in Mauldin are governed by regional agencies, and are not addressed in in this plan.

Local wastewater collection, solid waste and recycling services, street maintenance, public safety, parks and recreation facilities are the community services and facilities that the City of Mauldin directly controls, and those functions are the focus of this section of Mauldin's Comprehensive Plan.

Wastewater Collection Facilities

Wastewater in Greenville County is managed in a two-tier process. Renewable Water Resources, or "ReWa" (formerly Western Carolina Regional Sewer Authority) is the regional sewer authority. ReWa builds and operates wastewater treatment plants and the large trunk sewer lines that run along rivers and creeks and serve those plants. The smaller collection lines are maintained by cities and special purpose districts.

ReWa has completed a long-range plan for their system, and that plan is incorporated by reference and available on the ReWa website at <http://www.rewaonline.org>.

The City of Mauldin has a wastewater system maintenance and improvement plan in place and is continuing to implement that plan. A sewer fee increase was passed on first reading in June 2014 to fund continuing maintenance of the system. This is the first increase in the City's sewer fees in over 10 years, and Mauldin will still have the lowest sewer fees of any city in Greenville County after the fee increases are implemented.

Mauldin will continue to maintain and improve the city's sewer infrastructure to ensure continued compliance with SC DHEC and US EPA regulations and to meet the demands of a growing community. Effective maintenance and expansion of the City's wastewater collection system may be the most effective strategy for ensuring the continued growth and economic development of the City of Mauldin.

Solid Waste and Recycling

Greenville County opened the new Twin Chimneys Landfill in 2008. The County began charging "tipping fees" to cities for the first time when the new landfill opened. Tipping fees have now increased to \$16 per ton. The City continues to promote recycling, composting and other strategies to minimize the cost of disposal of household garbage.

Mauldin collects more than 8,500 tons of solid waste annually. Mauldin residents participate in recycling at a very high rate, with over 3,500 households using curbside recycling. The city's recycling program handles nearly 750 tons of materials each year.

Replacement facilities for the current public works vehicle maintenance, material storage facilities, and yard debris processing area on Jenkins Court will be needed if redevelopment plans for the City Center area are pursued.

Street Maintenance

The City of Mauldin currently maintains 83.3 miles of city-maintained local streets in the city limits; in a few cases maintenance is shared with Greenville County, if the City boundary is the centerline of the street. Continued annexation will cause additional local street mileage to transfer from County to City maintenance over time.

Generally, local streets should be resurfaced on a schedule of every 15 to 20 years. Using that number as a guide, four to six miles of city streets should be resurfaced annually. The city has been able to resurface approximately four miles annually in the past three years.

Fire Services

Mauldin Fire Department provides service to a fire service area that extends far beyond the city limits. The fire service area includes more than 33,000 persons and covers more than 22 square miles. Approximately 13.4 miles and 11,000 persons served by Mauldin Fire Department are outside of the city limits. Non-city residents pay 26.1 mils in their County tax bill for Mauldin fire service.



Fire Station 4 provides more rapid response in the eastern part of the fire service area.

Four fire stations are operated currently. The headquarters station is on East Butler Road next to City Hall. Station 1 is on Miller Road near the intersection with Hamby Road. Station 2 is on Rocky Creek Road at Feaster Road, and a new Station 3 was opened in 2012 at the intersection of Bethel Road and Holland Road. Stations 2 and 3 are located outside of the current city limits. Average response times are 2.5 minutes.

In cooperation and consultation with Greenville County, Mauldin is continuing to implement a ten-year fire service plan geared toward reducing fire response times and maintaining the City's high ISO rating of 2.

Police Services

Mauldin has among the highest levels of police coverage in the state, with 5.8 police employees per square mile and 2.1 officers per 1,000 residents. Police headquarters is located in City Hall, and a substation is maintained at the Woodruff Road fire station.

Community policing has been an important outreach effort of the department, through support of neighborhood crime watch programs. The department runs a Youth Academy summer camp program, with a three-week session for boys and three-week session for girls. In 2014, 43 youth participated in the program, which includes classroom training and physical training. Mauldin also provides School Resource Officers at area schools in the city, and assigns a business liaison officer to support the business community by maintaining good rapport with the business community and providing security audits and other services.



Mauldin Police Youth Academy participants enjoy a relay race in front of City Hall.

The Mauldin Police Department attained Commission on Accreditation for Law Enforcement Agencies (CALEA) certification in 2012, and state accreditation on 2013.

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Parks and Recreation

Mauldin has a strong active recreation program, with extensive participation in league sports including baseball, basketball, football, and soccer. The City's state-of-the-art Sports Center is a strong addition to the recreation program and has over 4,000 members.

Priorities for future development of the City's parks and recreation programs include

- Additional football/soccer/lacrosse multipurpose fields;
- Development of one or more "passive parks";
- Continued improvements to the grounds of the Mauldin Cultural Center and Sports Center complex, in consultation and cooperation with the Mauldin Cultural Council;
- Development of a greenway trail system, as proposed in Chapter 6 of this plan.

The City's best opportunity for expanding park space and creating passive park areas is in developing small open space areas along creeks, connecting these where possible with greenway trails.



The Mauldin Cultural Center grounds are the City's best example of an urban park.

Progress on Community Facilities Goals and Objectives

Goal 1: Expand public safety services, community facilities and infrastructure to keep pace with growth and development and ensure continued high-quality service delivery.

Objective 1.1: Continue to maintain and improve the city's wastewater collection infrastructure

Implementation Strategies:

- a. Continue to implement the city's sewer maintenance plan – *implementation is on schedule to date.*
- b. Continue to maintain membership on regional wastewater planning committees. – *staff was involved in ReWa's 20 year plan.*

Objective 1.2: Continue to improve delivery of public safety services, maintain rapid response times for police and fire, and pursue higher ISO ratings for the Mauldin Fire Department.

Implementation Strategies:

- a. Implement the fire service plan developed in cooperation with Greenville County, including additional stations and upgrades to existing facilities. – *New station completed on Holland Road at Bethel Road; ISO rating improved from 3 to 2.*
- b. Plan and prepare for expansion of fire and police forces as population growth continues. -- *Police obtained CALEA certification; see above for fire.*

Objective 1.3: Continue to manage solid waste effectively and minimize the volume of waste that must be hauled to the landfill.

Implementation Strategies:

- a: maintain and expand recycling programs. *This is ongoing.*
- b: continue to convert yard debris (leaves, limbs, etc.) into usable mulch and compost products. – *All city yard debris is now collected by a mulch/compost producer.*
- c. explore options to encourage households and business to reduce the waste stream to the landfill. *Partnered with CocaCola to promote recycling. Added an option for larger roll carts for recycling.*

Goal 2: Provide and excellent system of active and passive park facilities for Mauldin residents.

Objective 2.1: Develop existing city property to provide additional passive recreational opportunities. – Cultural Center grounds have been improved with lawns, walking trails, landscaping, and an amphitheater. Improvements at Pine Forest Park also have been completed.

Implementation Strategies:

- a. Collaborate with the Mauldin Cultural Center Foundation Board to implement the updated Cultural Center Master Plan, which provides for extensive passive park space and landscaping. *See above.*
- b. Develop city-owned property along Gilder Creek at East Butler Road with a recreational trail and other passive park amenities, and identify the property as a city park. *No progress to date.*

Objective 2.2: Acquire additional park land to provide additional space for recreation programs and for passive recreation, to bring Mauldin's park acreage per capita in line with national benchmarks and with neighboring cities.

Implementation Strategies:

- a. Identify funding sources for park land acquisition. *Hospitality and Accommodations Tax funds and SC PRT PARD Grant funds are main sources other than City General Fund.*
- b. Seek opportunities to partner with private land owners to develop passive parks on undevelopable lands in the flood plains of Gilder Creek and Laurel Creek. *Contact has been made with property owners in both areas but nothing has been implemented to date.*
- c. Evaluate potential partnerships with Greenville County Recreation District. *On-going.*