

Economic Profile

U.S. Electrical Motors

Philadelphia, Mississippi

BEFORE

Electrical manufacturing

AFTER



Career Training



Distribution Center

CLEANUP OVERSEEN BY
EPA

Manufacturing operations at the U.S. Electrical Motors (USEM) facility in Philadelphia, Mississippi, started in 1962. USEM manufactured electrical motors, variable-speed drives and gear reducers at the facility's 230,000-square-foot building.

Manufacturing activities contaminated soil at the facility. With oversight from EPA, USEM cleaned up the facility under the RCRA Hazardous Waste Cleanup Program (formerly the RCRA Corrective Action Program). USEM's cleanup included excavation of soil and on-site treatment. In 2006, EPA confirmed cleanup of the facility was complete and there was no need for further actions or restrictions.

Today, the former USEM plant has found new footing in both industrial and educational reuses that bring jobs and workforce education to the community.



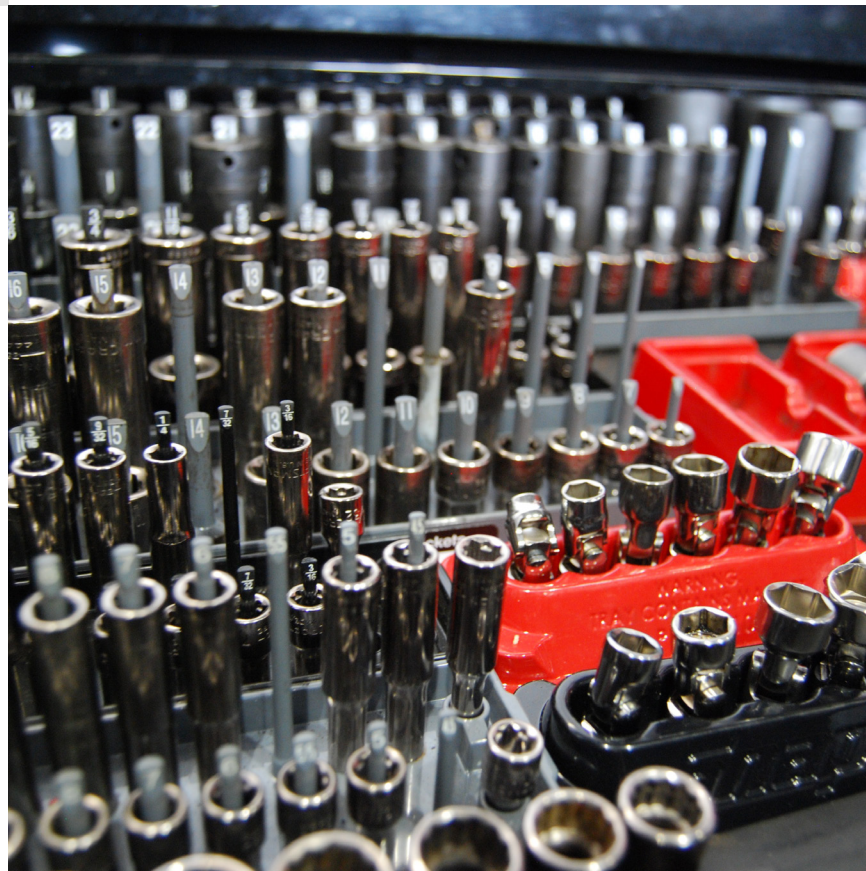
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EMPLOYEES



\$133,000

ANNUAL WAGES





THE FORMER U.S. ELECTRICAL MOTORS FACILITY NOW SERVES AS A SPACE FOR INDUSTRIAL AND EDUCATIONAL ACTIVITIES THAT PROVIDE DIRECT AND FUTURE ECONOMIC BENEFITS TO THE SURROUNDING COMMUNITY.

The city of Philadelphia owns the former USEM facility and has taken steps to make it a viable space for ongoing beneficial use to the community. In 2011, the city renovated the building, addressing needed electrical and sewer infrastructure updates. The city later replaced the roof in 2020.

Today, the city leases a part of the building to La-Z-Boy Logistics. The furniture company initially used the space as a regional warehouse. In 2021, La-Z-Boy expanded its operations and began using the building as a distribution center, bringing new logistics and transportation jobs to the area.

A part of the building has also become a space for education in the community. In 2019, the nearby East Central Community College held a ribbon-cutting ceremony at the former USEM facility for its first off-site degree program. The college renovated part of the building for classroom and shop space to accommodate its Diesel Equipment Technology program. The program provides training for diesel mechanics, a skill in short supply in the area. A CDL truck driving program and an electrical utility lineman program employ three instructors between them. The school says almost 100% of graduates of these programs find work in their field.

After cleanup and investment from the city, the former U.S. Electrical Motors facility now serves as a space for industrial and educational activities that provide direct and future economic benefits to the surrounding community.



La-Z-Boy has expressed plans to hire more drivers to meet expected growth in operations at its distribution center at the former USEM facility.



East Central Community College has expanded its offerings at the former USEM facility to include classes on commercial truck driving, small-engine repair and forklift operation.