

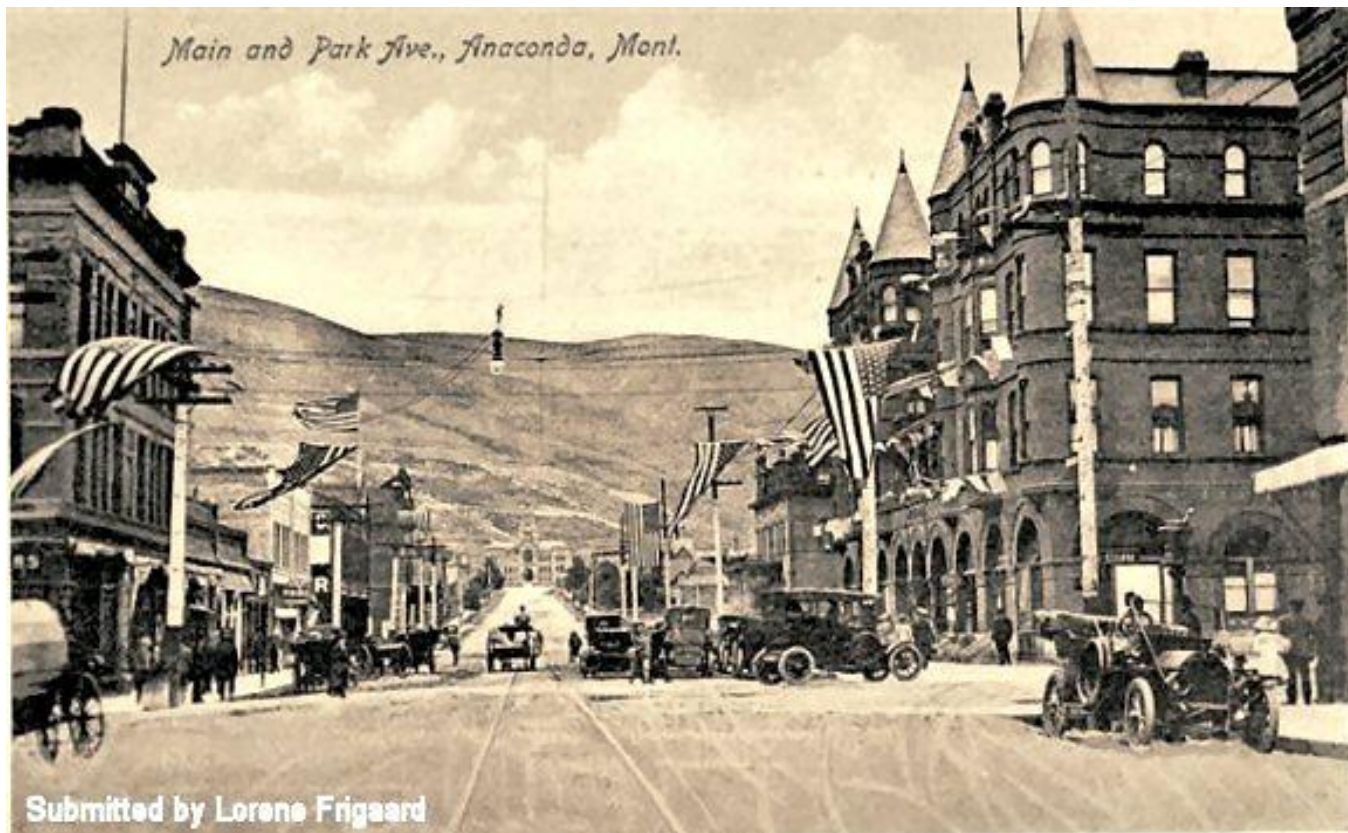
An Economic Development Case Study



Anaconda, Montana

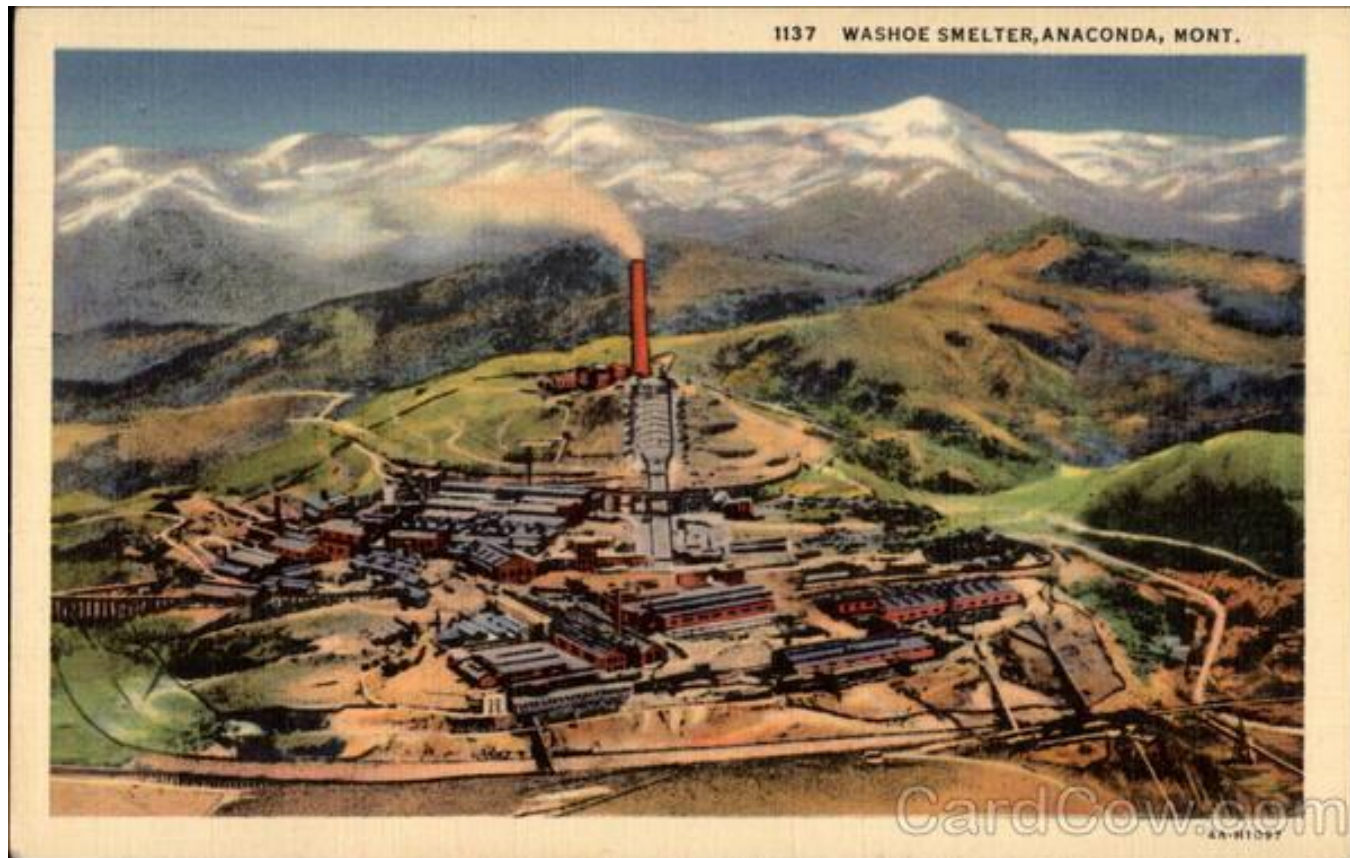
Situation

During the summer of 1883, community leaders approved the Anaconda city plat and the Upper Works Smelter was under construction.



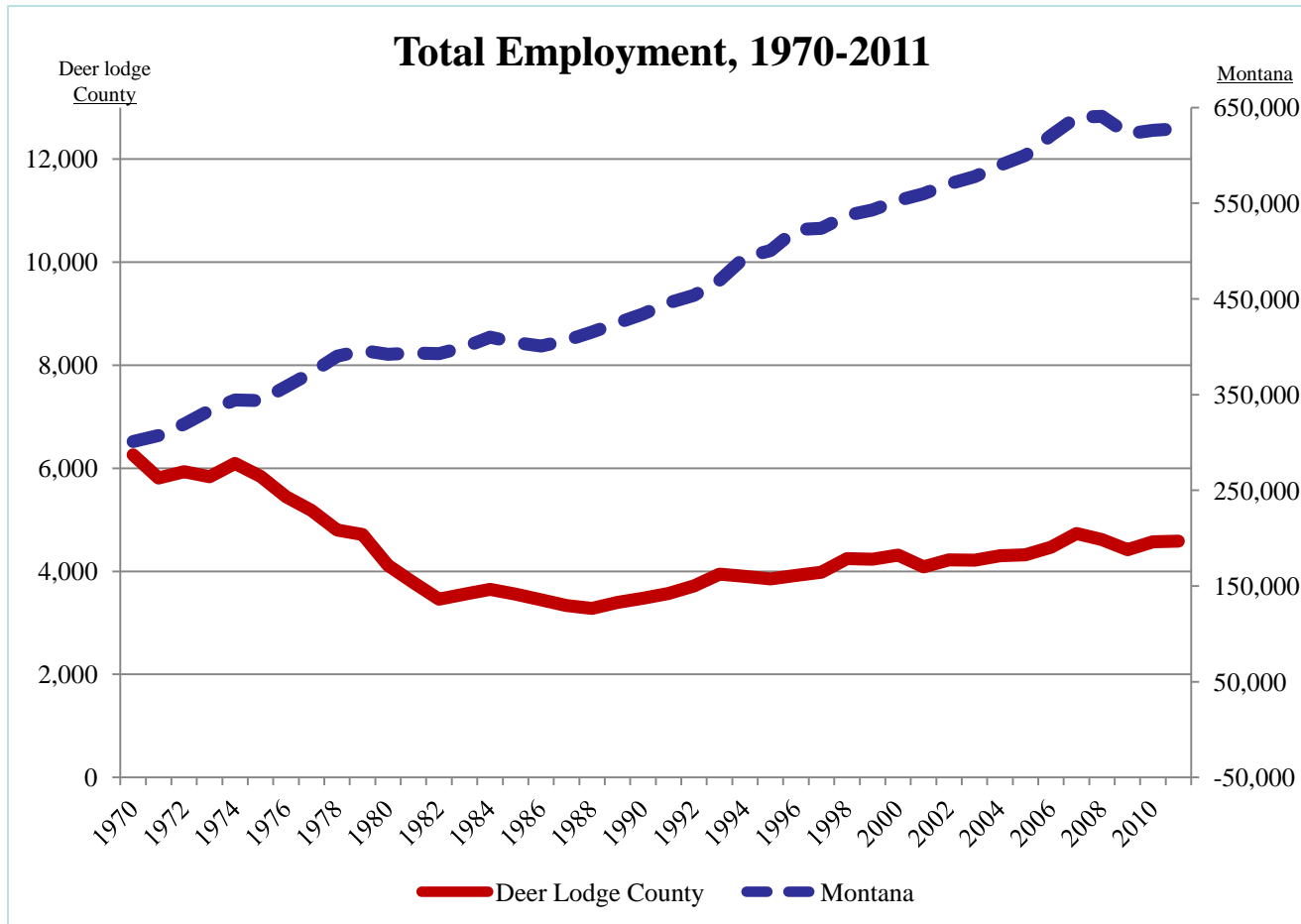
Situation

The Anaconda Copper Company smelter was the dominant employer in town...



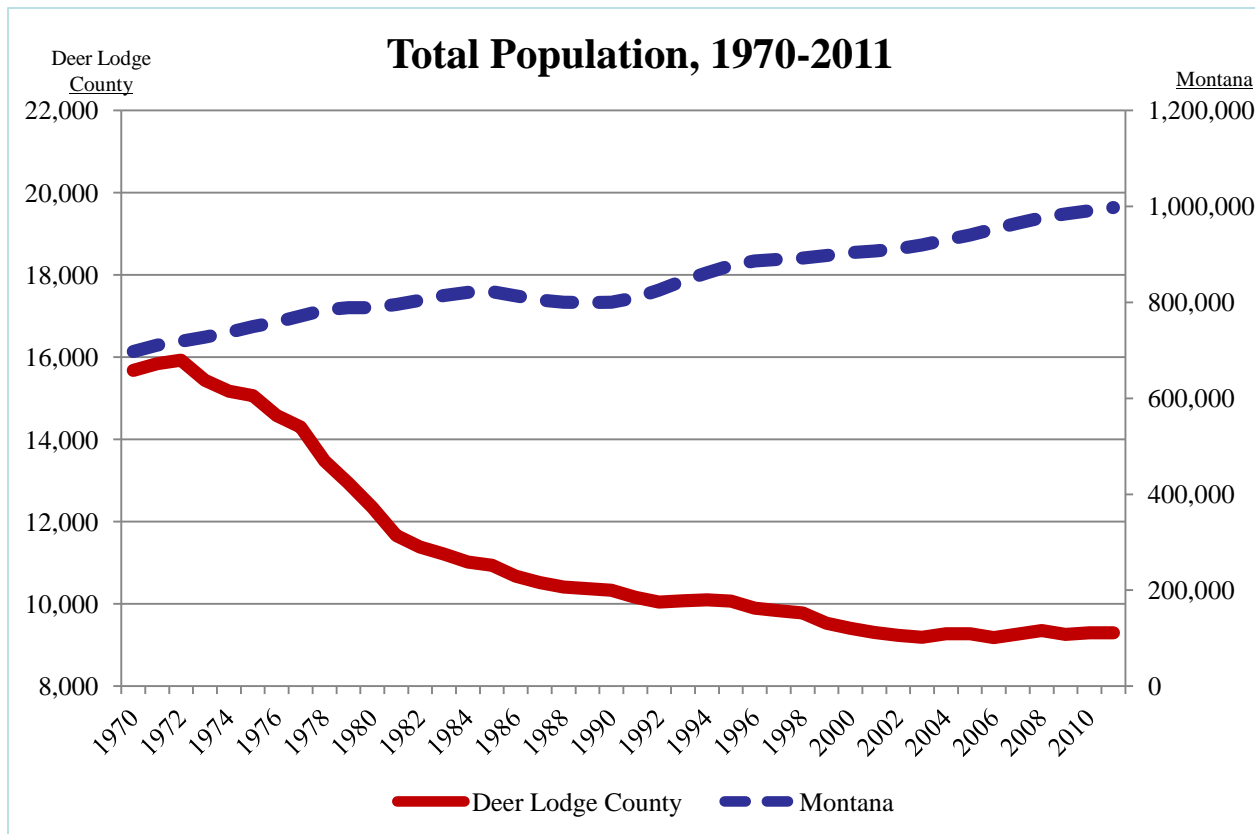
Situation

... until the massive layoff of 1,500 employees and closing in 1980.



Situation

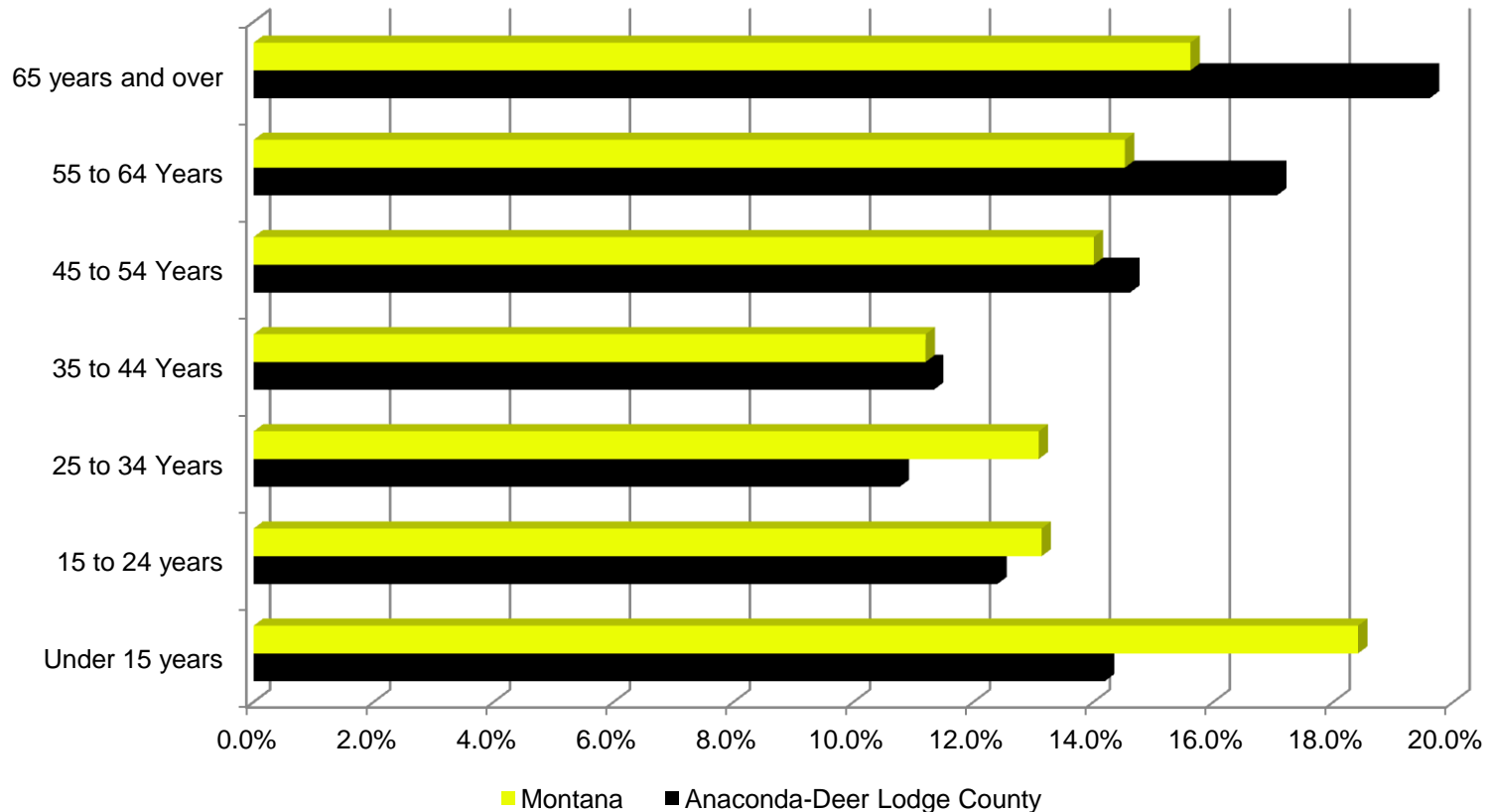
The county sustained a precipitous drop in population with implications for local businesses that supported those households...



Situation

...and a loss of workforce age population and a lack of young families.

Population By Age Cohort



Current Economic Indicators

Indicator	Anaconda	Montana
Population Change, 1980 to 2012	-26%	+28%
Median Age	46.4	39.8
Median Household Income	\$34,095	\$45,324
Persons Below Poverty Level	20.9%	14.6%
Unemployment Rate	10.1%	6.4%
Worked outside County of Residence	25.4%	7.6%
Vacant Housing Units	21.00%	15.60%
Median Age of Home-Year of Construction	1940 - 1949	1970-1979

U.S. Census 2007 – 2011 data set, Deer Lodge County; American Community Survey, 2013



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Google earth

4546 ft

1995

Imagery Date: 8/18/2013 46°07'27.46" N 112°56'37.53" W elev 5276 ft eye alt 26179 ft



ECO Analysis

Existing Assets, Challenges, Opportunities

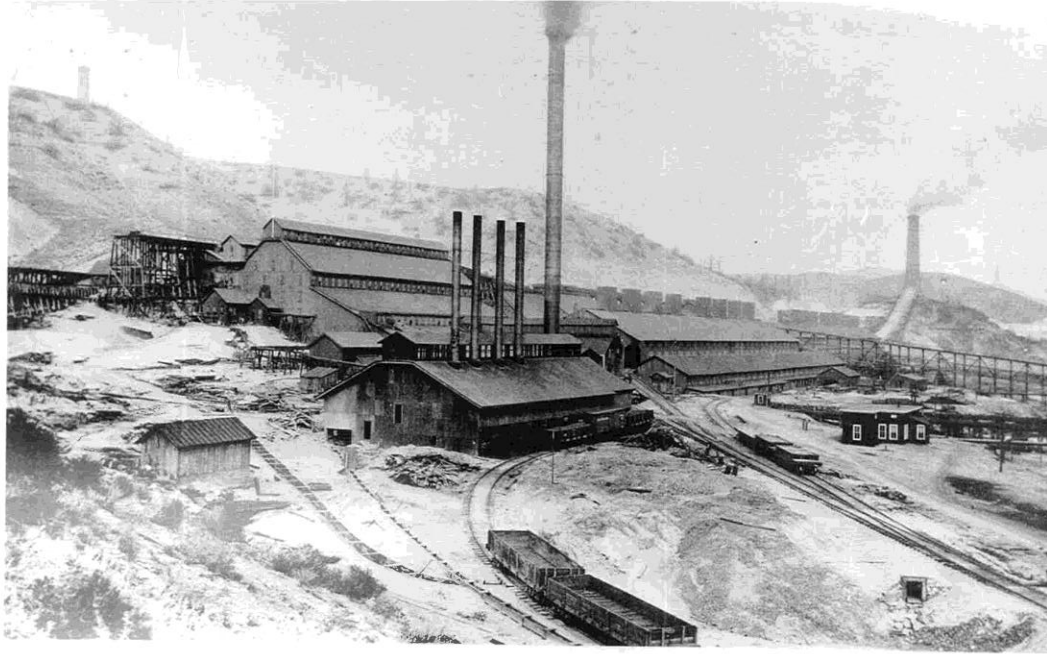
OBJECTIVE:	Retail & Personal Services	Industry & Value-added	Workforce Development
Physical Factors			
Architecturally and historically rich building stock			
Good access to outdoor recreational opportunities			
Redundant electrical power lines			
Redundant Fiber lines			
Cultural Factors			
It has a unique identity			
Archive of mining company history			
Economic & Demographic Factors			
Community Hospital: recent & future expansion			
Regional industry growth: natural resource processing			

Program Objectives

- ◆ Attract primary employers, entrepreneurs, and value-added businesses
- ◆ Grow consumer businesses providing retail goods, business services & personal services
- ◆ Eliminate environmental stigma and proactively market industrial and commercial sites
- ◆ Enhance cultural, tourist, and lifestyle attributes that attract and retain a resident workforce
- ◆ Build community infrastructure that supports businesses and workforce growth

Economic Development

Industry & Value-Added Business Development



UPPER WORKS.

OBJECTIVE

Attract primary employers, entrepreneurs, and value-added businesses

Economic Development

Industry & Value-Added Business Development

Strategy

- ◆ Attract, retain, and grow primary employers
- ◆ Define Anaconda's unique role in regional economic development and highlight unique locational advantages
- ◆ Evaluate existing local industries and explore horizontal integration and supply chain opportunities.
- ◆ Proactively market to target industries that would find Anaconda conducive to their business.

Economic Development

Retail and Services Business Development



OBJECTIVE

Grow consumer businesses providing retail goods, business services & personal services

Economic Development

Retail and Services Business Development

Strategy

- ◆ Improve the mix of local goods and services being offered to retain consumer dollars in town, intercept more consumer dollars from travelers to and through town
- ◆ Create a self-sufficient consumer lifestyle attractive to a resident workforce
- ◆ Facilitate a product mix responsive to changing consumer markets
- ◆ Encourage travelers to stay longer

Economic Development

Heritage, Tourism, Lifestyle Development



OBJECTIVE

Enhance cultural, tourist, and lifestyle attributes that attract and retain a resident workforce

Economic Development

Heritage, Tourism, Lifestyle Development

Strategy

- ◆ Create an affirmative deciding factor for companies comparing relocation sites by offering activities to the firm's existing and future workforce
- ◆ Maintain, improve, and develop leisure, recreation, cultural, historical, and lifestyle assets in Anaconda
- ◆ Attract executives remotely running businesses by improving lifestyle attributes
- ◆ Attract entrepreneurs and sole proprietors, particularly in the growing “Big Data” and high-tech industries who are able to work independently and remotely by improving lifestyle attributes
- ◆ Provide reasons for regional travelers to stop and stay longer, and patronize local goods and service providers

Business Climate & Workforce



OBJECTIVE

Build community infrastructure that supports businesses and workforce growth

Business Climate & Workforce

Strategy

- ◆ Remove blighting conditions and maintain a physical setting that is comfortable and functional
- ◆ Provide housing diversity and options
- ◆ Improve public infrastructure and develop community facilities to serve business needs and resident workforce needs
- ◆ Attract teachers and improve K- 12 school rankings
- ◆ Provide educational opportunities for adult personal and professional advancement

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