

# Ohio Sunbelt City And How Developers Got Their Way



## Boomtown Columbus: Ohio's Sunbelt City and How Developers Got Their Way by Kevin R. Cox

★★★★☆ 4.7 out of 5

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## The Rise of the Sunbelt City

In the post-World War II era, Ohio underwent a significant transformation as it embraced the Sunbelt phenomenon. The state's southern and central regions experienced a surge in population growth, economic development, and urban expansion. At the heart of this transformation was the emergence of a new type of city—the Sunbelt City.

Sunbelt Cities were characterized by their sprawling suburban landscapes, car-dependent infrastructure, and rapid growth. They were often built around major highways and airports, catering to the needs of a growing middle class and expanding business sector.

One of the most notable examples of a Sunbelt City in Ohio is the city of Columbus. Columbus experienced a period of rapid growth in the post-war

years, fueled by the expansion of its manufacturing sector and the growth of its suburbs. The city's population grew from 300,000 in 1950 to over 500,000 by 1970.

The growth of Columbus was not without its challenges. The city struggled to keep up with the demand for housing, schools, and other public services. The city's rapid growth also led to increased traffic congestion and air pollution.

## **The Role of Developers**

The transformation of Ohio's urban landscape was not simply a matter of population growth and economic development. It was also a story of how developers played a pivotal role in shaping the built environment.

Developers were responsible for building the homes, businesses, and infrastructure that made Sunbelt Cities possible. They acquired land, obtained financing, and oversaw the construction process. In ng so, they had a significant impact on the shape and character of Ohio's cities.

Developers were often motivated by profit, but they were also influenced by a variety of other factors, including the desire to create new communities, provide affordable housing, and promote economic growth.

In Columbus, developers played a major role in the development of the city's suburbs. They built thousands of new homes, shopping centers, and office buildings, creating a sprawling suburban landscape that is still largely intact today.

## **Controversies and Challenges**

The development of Sunbelt Cities was not without its controversies and challenges. Critics argued that suburban sprawl was destroying the environment, increasing traffic congestion, and eroding the sense of community.

Developers were often accused of putting profits ahead of people. They were blamed for creating cookie-cutter subdivisions, clear-cutting forests, and polluting the environment.

In Columbus, the rapid growth of the suburbs led to increased traffic congestion and air pollution. The city also struggled to provide adequate public transportation and other services to its growing population.

## **Legacy and Impact**

Despite the controversies, the development of Sunbelt Cities had a profound impact on Ohio's urban landscape. These cities became home to millions of people and played a major role in the state's economic growth.

The legacy of Sunbelt Cities is complex and multifaceted. On the one hand, they provided affordable housing, created jobs, and expanded economic opportunities. On the other hand, they contributed to environmental problems, traffic congestion, and the decline of inner cities.

Today, Ohio's Sunbelt Cities continue to evolve and adapt to changing economic and social conditions. They face new challenges, such as climate change, gentrification, and economic inequality. However, they remain an important part of the state's urban fabric and continue to shape the lives of millions of Ohioans.

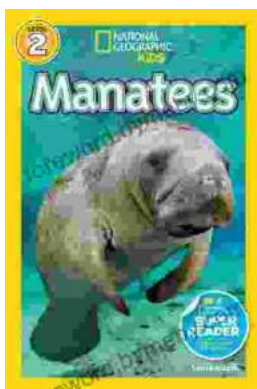
The story of Ohio's Sunbelt Cities is a complex and fascinating one. It is a story of growth, change, and controversy. It is a story of how developers played a pivotal role in shaping the built environment. And it is a story that continues to unfold today.



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