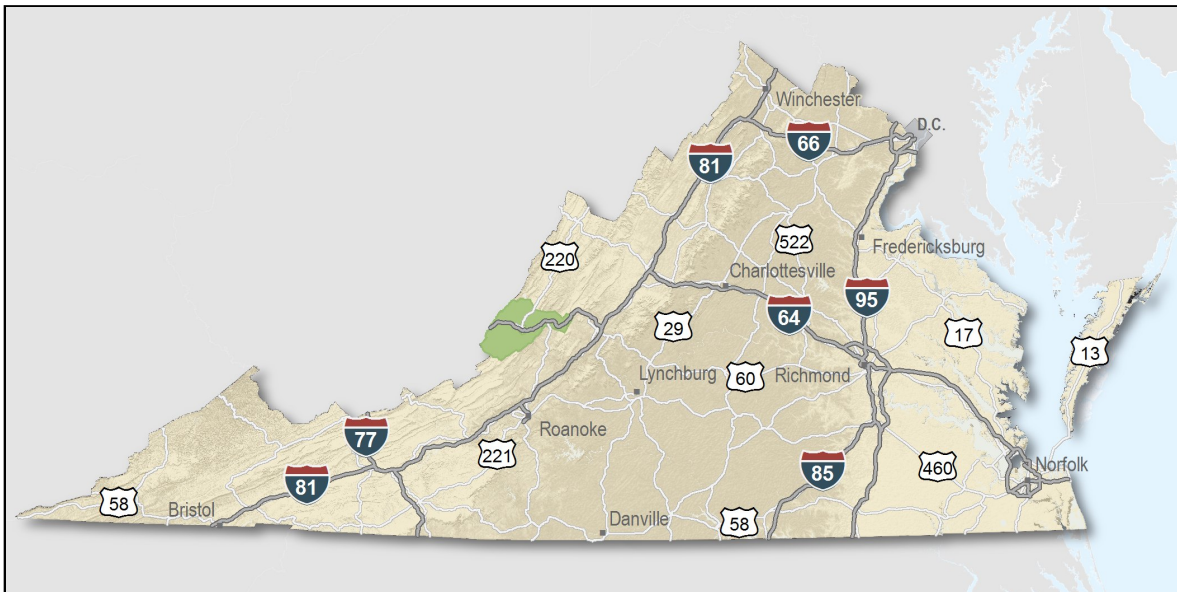

Alleghany Highlands, Virginia

Overview

Only a few locations can guarantee the right combination of resources that are crucial to your business's success. Virginia's premier location offers excellent domestic and international access. Centrally located on the U.S. East Coast, more than 47 percent of the U.S. population is within a day's drive, and our integrated transportation system of highways, railroads, airports and seaports ensures that you can reach every one of your markets efficiently. Close proximity to Washington, D.C. facilitates contact with policy makers and the federal government system.

Virginia continues to rank among America's leading states for business by CNBC and Forbes.com. Business-first values, easy access to markets, stable and competitive operating costs, and a talented workforce all drove Virginia to the top. This unique combination of assets has encouraged businesses to prosper here for more than 400 years. Like you, they searched the world over for that convergence of resources that would help ensure their prosperity. For them, their search ended here. Chances are yours will too.

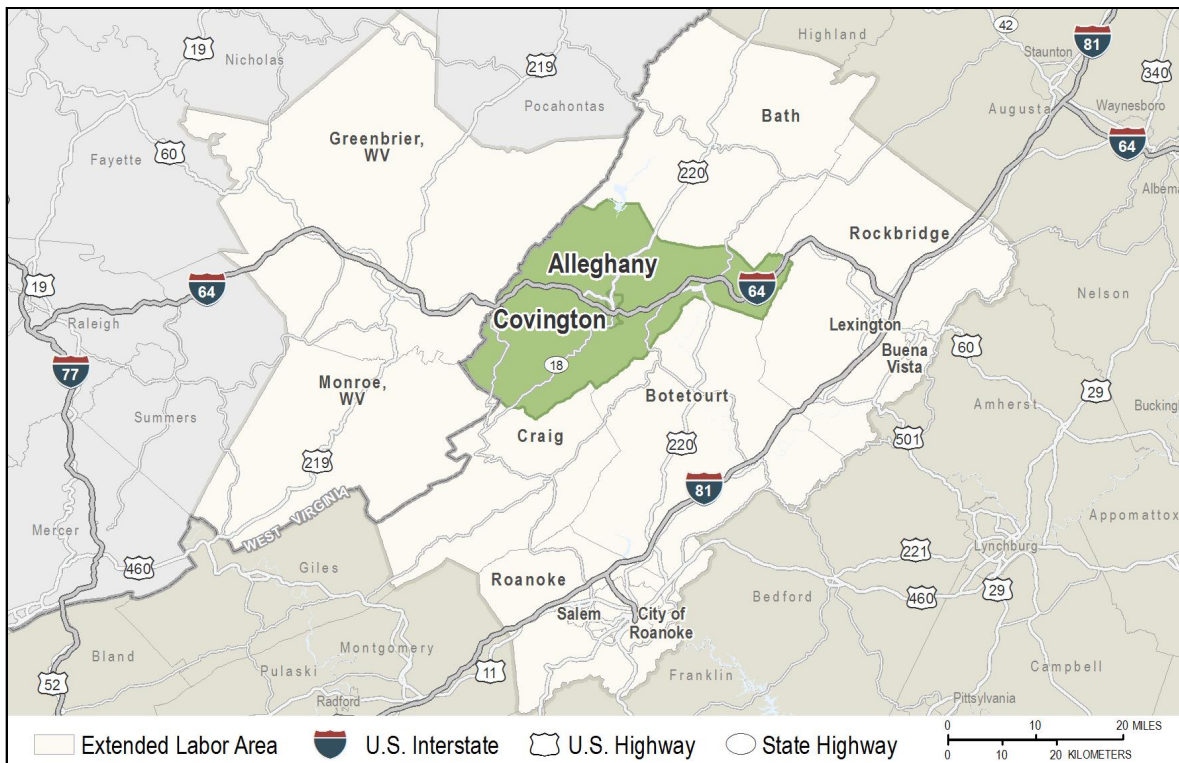
- AAA bond rating- Virginia has maintained a AAA rating since 1938, longer than any other state.
- Right-to-work law allows individuals the right to work regardless of membership in a labor union or organization.
- Corporate income tax rate of 6% has not been increased since 1972.
- Headquarters to 37 Fortune 1000 firms.
- Headquarters to 56 firms each with annual revenue over \$1 billion.
- More than 21,400 high-tech establishments operate in Virginia.
- More than 700 internationally-owned businesses from 40 countries are located in Virginia.
- Ranks third among the 50 states as a recipient of federal R&D funds.
- Streamlined permitting process.
- Recruitment training programs to help new businesses become operational faster.
- Programs at little or no cost to help businesses increase international sales.



Location

Alleghany Highlands is located in the western portion of Virginia and has a land area of 445.66 square miles. The region is rural in nature and very mountainous with deep, level valleys. The highest point in the county is Big Knob (4,049 feet) on Warm Springs Mountain, while the lowest point is the Town of Iron Gate (1,000 feet). Alleghany Highlands is truly "Where Virginia Meets the Sky."

Alleghany Highlands is 60 miles north of Roanoke; 176 miles west of Richmond, the state capital; 227 miles southwest of Washington, DC; and 270 miles northwest of Norfolk, Virginia's deepwater international port. Located on the I-64 corridor, Alleghany Highlands is "Virginia's Western Gateway," to the heartland of the United States.



Allegany Highlands

Start Your Business Today in the Alleghany Highlands of Virginia

The Alleghany Highlands is a natural choice for established businesses and entrepreneurs alike. Factors that make the region a prime location for large companies - low costs, excellent market access, and superior workforce - make it a great place to start a business. The Alleghany Highlands Economic Development Corporation provides one-stop site selection services, working with state and local governments to match your company with the ideal building or site.

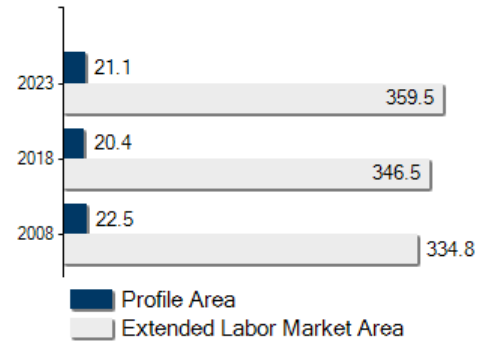


Dabney S. Lancaster Community College

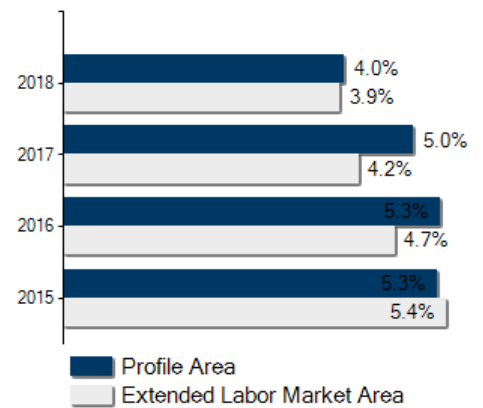
Labor Market

Population		
Gender Distribution (2018)		
Alleghany Highlands	Male 48.7%	Female 51.3%
Race/Ethnicity (2018)		
Classification	Profile Area	Extended Labor Area
White	18,341	287,611
Black	1,434	41,563
Two or More	407	7,520
Asian	106	8,266
American Indian or Alaska Native	69	1,284
Pacific Islander	13	216
Hispanic (may be of any race)	342	12,876
Median Age (2018)		
Alleghany		48 years
Covington		45 years

Population in Thousands



Unemployment Rates





Labor Market

Civilian Labor Force (2018)

Alleghany Highlands	9,349
Extended Labor Market Area	169,933
Total	179,282

Labor Force Participation (2013-2017)

Alleghany Highlands	50.1%
Extended Labor Market Area	59.7%

Unemployment

Unemployment Rate (December 2019)	
Alleghany Highlands	3.7%
Extended Labor Market Area	2.8%
Statewide	2.5%
Unemployed (2018)	
Alleghany Highlands	372
Extended Labor Market Area	5,488
Total	5,860
Underemployed (4th Quarter 2019)	
Alleghany Highlands	796
Extended Labor Market Area	13,089
Total	13,885



Labor Market

Commute Time (2013-2017)

Worked from home	222	2.6%
Under 15 minutes	3,034	37.2%
15-24 minutes	2,446	30.0%
25-34 minutes	1,155	14.1%
35-44 minutes	384	4.7%
45-59 minutes	476	5.8%
Over 60 minutes	664	8.1%
Mean Travel Time to Work (minutes)		
Alleghany		25
Covington		18

Additional Labor Resources

High School Graduates Not Continuing (2017-2018)	40
Two-Year College Graduates (Spring 2018)	322
Two-Year College Enrollees (Fall 2018)	981
Other College and University Graduates (Spring 2018)	1,099
Total	2,442

Career Readiness Certificate (06/30/2017-06/30/2018)

Virginia's Career Readiness Certificate (CRC) assists employers by certifying that a recipient possesses core skills in applied math, reading for information, and locating information. The CRC certification is based on established Workeys® assessment tests. Virginia uses a three-tiered approach (bronze, silver, gold) to credentialing certificate holders that is based on the recipient's level of development skills.

Allegheny Highlands	4
Extended Labor Market Area	1,764
Total	1,768

Educational Attainment

On-Time Graduation Rate (Class of 2018)	90.3%
Percentage of Allegheny Highlands population age 25+ who are high school graduates (2013-2017)	85.7%
Percentage of Allegheny Highlands population age 25+ who have earned a Bachelor's Degree or higher (2013-2017)	15.5%



Labor Market

Employment by Sector* (4th Qtr. 2018)

Agriculture Forestry Fishing and Hunting	14	0.2%
Mining Quarrying and Oil and Gas Extraction	N.D.	N.D.
Utilities	N.D.	N.D.
Construction	549	7.1%
Manufacturing	1,799	23.2%
Wholesale Trade	80	1.0%
Retail Trade	841	10.8%
Transportation and Warehousing	232	3.0%
Information	53	0.7%
Finance and Insurance	122	1.6%
Real Estate and Rental and Leasing	44	0.6%
Professional Scientific and Technical Services	105	1.4%
Management of Companies and Enterprises	N.D.	N.D.
Administrative and Support and Waste Management	194	2.5%
Educational Services	49	0.6%
Health Care and Social Assistance	1,048	13.5%
Arts Entertainment and Recreation	29	0.4%
Accommodation and Food Services	675	8.7%
Other Services	295	3.8%
Total Government	1,605	20.7%
Federal Government	63	0.8%
State Government	305	3.9%
Local Government	1,237	15.9%
Unclassified	4	0.1%
Total	7,756	100.0%

N.D. - Not Disclosed

*By Business Establishment

Labor Market

Major Employers	
Manufacturing	
Company	Product/Service
Ingevity	Chemicals & Materials Manufacturer
WestRock	Paperboard
NonManufacturing	
Company	Product/Service
Dabney S. Lancaster Community College	Higher education
Lewis Gale Alleghany Hospital	Health care

Labor Market

Union Activity (8/1/2015 - 8/1/2018)	
Petitions filed for representation	2
Elections won by union	1

Estimated Earnings (May 2018)

Occupation	Median Wage (US\$)	Mean Wage (US\$)	Median Salary (US\$)	Mean Salary (US\$)
Laborers and Freight, Stock, and Material Movers, Hand Industrial Truck and Tractor Operators	13.80	14.31	28,698	29,759
Heavy and Tractor-Trailer Truck Drivers	15.33	15.95	31,875	33,179
Inspectors, Testers, Sorters, Samplers, and Weighers	20.84	22.32	43,363	46,422
Welders, Cutters, Solderers, and Brazers	17.88	18.53	37,197	38,549
Machinists	20.51	21.43	42,653	44,571
First-Line Supervisors of Production and Operating Workers	22.46	23.92	46,723	49,765
Maintenance and Repair Workers, General	29.16	31.03	60,652	64,541
Industrial Machinery Mechanics	16.97	17.47	35,289	36,337
Bus and Truck Mechanics and Diesel Engine Specialists	22.17	22.62	46,128	47,036
Office Clerks, General	20.74	20.82	43,148	43,296
Secretaries and Administrative Assistants, Except Legal, Medical, and Executive	15.11	15.30	31,425	31,825
Receptionists and Information Clerks	15.74	16.21	32,741	33,712
Customer Service Representatives	12.23	12.71	25,443	26,441
Bookkeeping, Accounting, and Auditing Clerks	15.43	16.04	32,094	33,367
First-Line Supervisors of Office and Administrative Support Workers	16.99	17.23	35,332	35,848
Computer User Support Specialists	23.97	25.47	49,852	52,987
Accountants and Auditors	22.88	23.80	47,594	49,497
Management Analysts	32.21	37.43	67,008	77,860
Human Resources Specialists	37.58	44.60	78,166	92,758
	26.82	28.27	55,789	58,789

Per Capita Personal Income (2017)

\$38,094

Median Family Income (2013-2017)

Alleghany

\$61,037

Covington

\$48,388

Education

Public School Enrollment (Fall 2018)

Level	Number	Enrollment
Elementary	4	1,343
Middle	2	788
High School	2	1,023

Student Teacher Ratio (FY 2018)

Elementary	12:1
Secondary	9:1

Per Pupil Expenditure (FY 2018) (US\$)

11,782.23

On-Time Graduation Rate (Class of 2018)

90.3%

High School Graduates Continuing Education (2017-2018)

84.3%

Advanced Programs (2017-2018)

Governor's Schools	
Jackson River Governor's School	
Governor's School Enrollment	25
Students taking 1 or more Advanced Placement (AP) Courses	1
Students taking 1 or more Dual Enrollment Courses	74

Workforce Development Facilities

Facility	Type
Goodwill Industries Jobs Campus	Satellite Center
Jackson River Technical Center	Career and Technical Center
Roanoke Valley Workforce Center	Comprehensive Center
Workforce Center-Covington	Satellite Center



Education

Higher Education Facilities – Fall 2018

Facility	Enrollment
Washington and Lee University	2,220
Virginia Military Institute	1,685
Dabney S. Lancaster Community College	981
Hollins University	805



Transportation

Interstates	
Name	Distance
I-64	0.0 miles (0.0 km.)
I-81	10.3 miles (16.5 km.)
I-581	19.5 miles (31.3 km.)
I-77	44.2 miles (71.1 km.)

Note: Measured from border of locality/region.

Highways				
Highway 159	Highway 18	Highway 220	Highway 269	Highway 311
Highway 42	Highway 60			

Commercial Air Service		
Greenbrier Valley Airport, Lewisburg, WV -- 31.8 miles (51.1 km.)		
United Airlines		
Roanoke-Blacksburg Regional Airport, Roanoke -- 50.5 miles (81.2 km.)		
American Airlines	Delta Air Lines	United Airlines
Allegiant Air		
Raleigh County Memorial Airport, Beckley, WV -- 74.3 miles (119.5 km.)		
ViaAir		

Note: Within a 75-mile drive of the center of the locality.

Transportation

General Aviation Service

Name	Runway Length
Ingalls Field Airport, Hot Springs	5,600 ft (1,707 m)

Freight Rail Service

Buckingham Branch Railroad CSX Transportation
--

Seaports

Name	Distance
Port of Virginia	253.0 miles (407.2 km)

Note: Driving distance from the center of the locality to Port of Virginia and any other seaports within 100 miles.

Other Ports of Entry

Name	Distance
New River Valley Airport (Virginia TradePort)	81.9 miles (131.7 km)
Port of Washington - Dulles	213.2 miles (343.1 km)

Note: Driving distance from the center of the locality to Port of Washington - Dulles and any other port of entry within 100 miles.



Utilities	
Electric	Dominion Energy
Natural Gas	Columbia Gas of Virginia
Telecommunications	Lumos Networks
Telecommunications	Shentel
Water	Alleghany County
Water	Valley Ridge Water System
Water	City of Covington
Water	Town of Clifton Forge
Waste Water Treatment	Alleghany County
Waste Water Treatment	Town of Clifton Forge
Waste Water Treatment	City of Covington
Solid Waste Disposal	Island Ford Transfer Station
Solid Waste Disposal	Peter's Mountain Landfill

Financial Institutions

Financial Institutions – 4th Qtr 2018 Assets

Bank	Assets (US\$ Millions)
Wells Fargo Bank, N.A.	1,689,351.0
Branch Banking and Trust Company	219,071.0
First-Citizens Bank & Trust Co.	35,267.5
Union Bank & Trust Co.	13,732.0
Sonabank, N.A.	2,707.1
Premier Bank, Inc.	1,239.3
Highlands Community Bank	143.6



Government and Taxes

Government

Alleghany County has a County Administrator and a five-member Board of Supervisors. Covington has a City Manager and a five-member City Council.

The county has a comprehensive plan, zoning, and subdivision ordinances. Covington has comprehensive plans and zoning and subdivision ordinances.

Alleghany County and the City of Covington also have a joint revenue sharing agreement for certain initiatives.

Covington serves as the county seat. Iron Gate and Clifton Forge are incorporated towns within the county.

Taxes

Localities in Virginia collect a 1% sales tax. They do not tax other items taxed at the State level.

Counties and cities in Virginia are separate taxing entities. Therefore, a company pays taxes to either a county or to a city.

If a company is located in a town, it pays town and county taxes except for utility taxes which are paid only to the town and the license tax which is paid only to the town unless town law permits the additional collection of a county tax.

Manufacturers pay real estate, machinery and tools, truck and automobile, utility, and sales taxes.

Nonmanufacturers pay real estate, tangible personal property, truck and automobile, utility, and sales taxes. They also may pay either a merchants' capital or a license tax.

Manufacturer's Tax Profile (Alleghany) [pdf](#)

Non-Manufacturer's Tax Profile (Alleghany) [pdf](#)

Manufacturer's Tax Profile (Covington) [pdf](#)

Non-Manufacturer's Tax Profile (Covington) [pdf](#)



Community Facilities

LewisGale Hospital Alleghany, a licensed 190-bed facility centrally located in the community of Low Moor, has provided complete inpatient and outpatient services as well as 24-hour emergency care to the Alleghany Highlands and surrounding communities for more than 25 years. It is a member of the LewisGale Regional Health System, family of hospitals, outpatient centers and physicians. The full-service hospital offers dozens of medical and surgical services, including surgical services, bone and joint care, imaging, heart care, diabetes care, and a chest pain center. Nearby facilities in the Roanoke area include LewisGale Medical Center, Carilion Roanoke Memorial Hospital, and Salem VA Medical Center.

Sixty doctors and four dentists practice in the community.

Long-term extended care is available through three nursing homes with 229 patient beds.

There are 70 churches located in the Alleghany Highlands representing the leading Protestant denominations and the Roman Catholic Church. The nearest Jewish synagogues are located in Lynchburg and Roanoke.

Three libraries are available to residents of the community. The Alleghany Highlands Regional Library in Covington, the Clifton Forge Public Library, and the Lancaster Community College Learning Resource Center at Dabney S. Lancaster Community College Library have a combined collection of over 145,000 volumes and circulate 113,000 items per year.



Community Facilities

(continued)

The Clifton Forge School of the Arts is dedicated to providing youth and adults with numerous opportunities for better living and learning through the arts. Scheduled programs are both recreational and vocational in both the fine and applied arts.

The YMCA at Low Moor offers a wide variety of youth and family programs. The facility includes a wellness center, a full court gym, walking track and indoor swimming pool. Quality child care and fun activities for children are also available.

The Wrightsville Heritage Museum celebrates the contributions of the African American families who lived in the Alleghany Highlands. The museum houses artifacts and memorabilia and has a special focus on the history of those who founded the Wrightsville community.

A hidden treasure may be found in the Longdale area. The Longdale Recreation Area was built by the Civilian Conservation Corps when Douthat State Park was built and was designated for use by African-Americans during the time of racial segregation. First known as "Green Pastures", this park is reportedly one of only four such parks that were built for African Americans.

A wide variety of locally owned and national retail chains are available within the community. The downtown Covington and Clifton Forge business districts are particularly active. Several shopping centers are distributed in both the Clifton Forge and Covington areas. The retail mix includes discount stores, restaurants, variety stores and a number of smaller specialty shops. Additionally, the multitude of shopping facilities in nearby Roanoke gives area residents a vast choice of options. Regional malls, shopping centers, outlet stores and numerous other shops are just a one hour drive from the community.

Alleghany Highlands offers plenty of recreational activities for all age groups. One of the most popular diversions in the area is outdoor recreation. The George Washington National Forest extends over much of the area providing an accessible setting for hunting, fishing and camping. Lake Moomaw, created by the Gathright Dam on the Jackson River, has over 2,500 acres of water surface providing for virtually all water sports. Campsites, beaches, picnic areas and boat docks are available along the 43 miles of shoreline. Also popular is Douthat State Park with its numerous hiking, mountain biking, and horseback riding trails and swimming and fishing in a 70-acre lake.

With a trailhead located just minutes from downtown Covington, the Jackson River Scenic Trail has a surface of finely crushed gravel and is well-suited for family rides and hikes. The 14.4 mile trail is built on an old railroad bed that runs mostly parallel to the Jackson River. Restrooms are available at the Intervale, Smith Bridge and Natural Well Trailheads.

Public recreation is offered by a joint Clifton Forge-Alleghany County recreation program and by the city of Covington. These efforts provide public park facilities with supervised sports, swimming and games. Local schools athletic fields, playgrounds and auditoriums are made available for both youth and adult recreational activities. Two area country clubs offer 9-hole golf courses.

Musical, dramatic and other cultural events are regularly sponsored by local civic organizations. The Alleghany Highlands Arts and Crafts Center, Clifton Forge School of the Arts, and the Alleghany Highland Arts Council offer nationally renowned performances and events in the visual and performing arts.

(continued)

The Historic Masonic Theatre and Amphitheatre provides first class venues for performances as well as multi-use space for community events.

Approximately 30 minutes from Alleghany Highlands are the internationally acclaimed Omni Homestead Resort at Hot Springs, Virginia and The Greenbrier at White Sulphur Springs, West Virginia. Both resorts offer luxurious accommodations, excellent cuisine and service, and a number of recreational activities including golf, swimming, tennis and horseback riding.

Roanoke Region Profile

Roanoke Valley Economic Development Partnership