In order to increase the number of collaboratively developed sites and buildings on the market, improve their market positioning, and meaningfully encourage sites and buildings project to leverage special assets, we have identified the following strategies. Strategies in red received less attention since 2017:

<table>
<thead>
<tr>
<th>Previous 2017 Strategies</th>
<th>Opportunities</th>
<th>Metrics</th>
</tr>
</thead>
<tbody>
<tr>
<td>Improve information about site and buildings characteristics</td>
<td>Local government or regional economic development agency funding</td>
<td>More information available on site and building characteristics available to the market</td>
</tr>
<tr>
<td>and market demand for sites and buildings (4 projects)</td>
<td>VEDP sites characterization and development grants</td>
<td>More information available to economic developers on industry demand from priority industry</td>
</tr>
<tr>
<td></td>
<td></td>
<td>clusters defined by this plan</td>
</tr>
<tr>
<td>Incentivize collaboration at all stages of joint site/</td>
<td>Virginia Resources Authority funding</td>
<td>More sites and buildings on the market appropriate for priority industry clusters defined</td>
</tr>
<tr>
<td>building development or re-development (7 projects)</td>
<td>Virginia DHCD (e.g. Building Collaborative Communities, CDBG) grants</td>
<td>by this plan</td>
</tr>
<tr>
<td></td>
<td>USDA Rural Development</td>
<td>More ready-to-market sites as defined by the state tiered readiness grades</td>
</tr>
<tr>
<td></td>
<td>US EDA Public works grants</td>
<td>More joint local investments or anchor institution investments in site/buildings development</td>
</tr>
<tr>
<td>Develop and implement real estate strategies to leverage</td>
<td>Local government or regional economic development agencies funding</td>
<td>or re-development measured by dollars committed to projects</td>
</tr>
<tr>
<td>special assets (7 projects)</td>
<td>Anchor institutions support</td>
<td></td>
</tr>
</tbody>
</table>

7 Projects ($1.4 million)
- Wood Haven Road Site
- CERE Labs at Liberty University
- CERE Labs (AMPL)
- Lynchburg Due Diligence
- Central Virginia Training Center Redevelopment
- Amherst Site Readiness
- VT Corporate Research Center
Region 2 Growth and Diversification Plan
Initial Breakout Groups
Sites and Infrastructure

Wood Haven Road Site; Project completed FY20Q3
Wood Haven Road Water and Sewer Infrastructure Enhancement works through the Western Virginia Regional Industrial Facility Authority (WVRIFA) to improve site readiness and marketability by making the water and sewer utility connections to the site ready for use. Prior to receiving funds, the site, jointly owned by the County of Roanoke and the Cities of Roanoke and Salem through the WVRIFA, was unable to be developed and did not attract businesses to the area. Through the project, the site will be propelled to a Tier 4 readiness standard through the Virginia Businesses Ready Sites Program. The project seeks to attract new businesses to the region through site preparedness.

CERE Labs at Liberty University; Metrics updated for FY20Q4
Center for Energy Research and Education (CERE) Industry Labs works with Liberty University and Framatome (AREVA Inc.) to create four industry labs including: Chemical/Material Lab, EMC Lab, Calibration Lab, and a Non-Destructive Testing Lab through site preparedness on a 28-acre lot in Bedford, VA. Through developing the land and establishing the labs, the region will be able to attract and build industry support for leading innovations and attract high-growth energy companies to the region.

CERE Labs (AMPL); Metrics updated for FY21Q1
Additive Manufacturing Partnership Labs (AMPL) is a collaborative effort between Liberty University (LU), The Center for Advanced Engineering and Research (CAER), Central Virginia Community College (CVCC), the XLR8 STEM Academy, local partners BWX Technologies, FarField NDT, and Bedford County to support the collective goal of building the Additive Manufacturing (AM) base and educating the AM workforce. GO Virginia funding will purchase the AM equipment needed to establish the lab. LU will outfit the AM laboratory with: two Markforged Metal X 3D Printers, one Markforged X7 3D Printer, one Geomagic Capture Scanner, and smaller 3D printers in support of the STEM Academy. The 2,400 square-foot facility will include several AM systems capable of full consolidation of nylon, carbon fiber, polymeric, metallic, and ceramic material systems, as well as a prototyping laboratory which includes a host of characterization techniques.

Lynchburg Due Diligence; Project completed FY20Q1
Lynchburg Site Readiness advanced a portfolio of six existing commercial/industrial sites along the site readiness scale and clarified next steps for moving all sites to at least Tier III on the Virginia Business Site Readiness Scale (VBRSP).

Central Virginia Training Center Redevelopment; Metrics updated for FY20Q3
Central Virginia Training Center (Lynchburg Regional Business Alliance), working with the Lynchburg Regional Business Alliance, will focus on creating a master redevelopment plan that includes a zoning overlay district for the Central Virginia Training Center. By identifying redevelopment opportunities for the site, which is located in Madison Heights, Amherst County, the region will be able to generate jobs and housing that pertain to the region’s in-demand sectors: manufacturing, technology, and healthcare.

Amherst Site Readiness
Amherst LYH Region Site Readiness, through the Lynchburg Regional Business Alliance, will support the advancement of 15 publicly-owned sites to Tiers 3, 4, and 5. The project will be a collaboration with municipalities in Region 2 including Amherst County and the town of Amherst.
### Available Sites

**Lynchburg**
- LSC Communications Facility
- Roanoke Industrial Center – Building 3
- 1218 Park Ave
- 2501 Greene Street
- 3315 Old Forest Road

**Roanoke**
- First Campbell Square Building
- HSN Building
- Crossroads Center
- Vista Park Building
- 3631 Peters Creek Road
- 2415 Russell Ave SW

**Floyd**
- Floyd Growth Center Building 1

**Salem**
- 2033 Cook Drive
- 616 Idaho Street
- Valleydale Building
- 2500 West Main Street
- Former General Electric Building

**Blacksburg**
- Blacksburg Industrial Condos
- Former MapTech Building
- Virginia Tech Corporate Research Center
- Midtown

**Christiansburg**
- Threshold Center – Build-to-Suit
- Union Building
- Falling Branch Virtual Shell Building
- Former Jeld-Wen Building

**Pulaski**
- Coleman Vaughn Building
- Memorial Square Shopping Center
- Jefferson Yarn Building

**Bedford**
- Woolen Mill Buildings

**Galax**
- Vaughan Veneer Plant

.....and more!

### Proposed GOVA Industry Clusters (Median wage = $22/hour or $46K annually)

<table>
<thead>
<tr>
<th>Manufacturing ($23/hr)</th>
<th>Food and Beverage Manufacturing ($19/hr)</th>
<th>Life Sciences and Health Care ($27/hr)</th>
<th>Emerging Tech and IT Cluster ($26/hr)</th>
</tr>
</thead>
<tbody>
<tr>
<td>• Automotive</td>
<td>• Agricultural Inputs &amp; Services</td>
<td>• Inpatient Care</td>
<td>• Knowledge Creation (Ed Institutions)</td>
</tr>
<tr>
<td>• Metalworking Tech</td>
<td>• Food Processing &amp; Manufacturing</td>
<td>• Outpatient Care</td>
<td>• IT &amp; Cybersecurity</td>
</tr>
<tr>
<td>• Lighting &amp; Electrical Equipment</td>
<td>• Food &amp; Beverage Packaging*</td>
<td>• Eldercare</td>
<td>• Autonomous Systems</td>
</tr>
<tr>
<td>• Paper &amp; Packaging</td>
<td>• Wholesale &amp; Distribution*</td>
<td>• Biopharm. &amp; Medical Devices</td>
<td></td>
</tr>
<tr>
<td>• Downstream Chemicals</td>
<td></td>
<td>• Medical Diagnostics &amp; Support Services</td>
<td></td>
</tr>
</tbody>
</table>

- Added additional industries related to transportation
- Added industries related to packaging and distribution
- Same as 2017 but broke out “healthcare”
- Same
Broadband Coverage

Legend
- Cable Wireline Coverage
- DSL/Copper Coverage
- Fiber Optic Coverage
- Fixed Wireless Coverage

About the Map
Scale 1:120,000
Report generated on 8/16/2021

Legend
- Undererved Areas [greater than 10 Mbps download and 1 Mbps upload and less than 25 Mbps download and 3 Mbps upload]
- Unserved Areas [below or equal to 10 Mbps download and 1 Mbps upload]

About the Map
Scale 1:120,000
Report generated on 8/16/2021