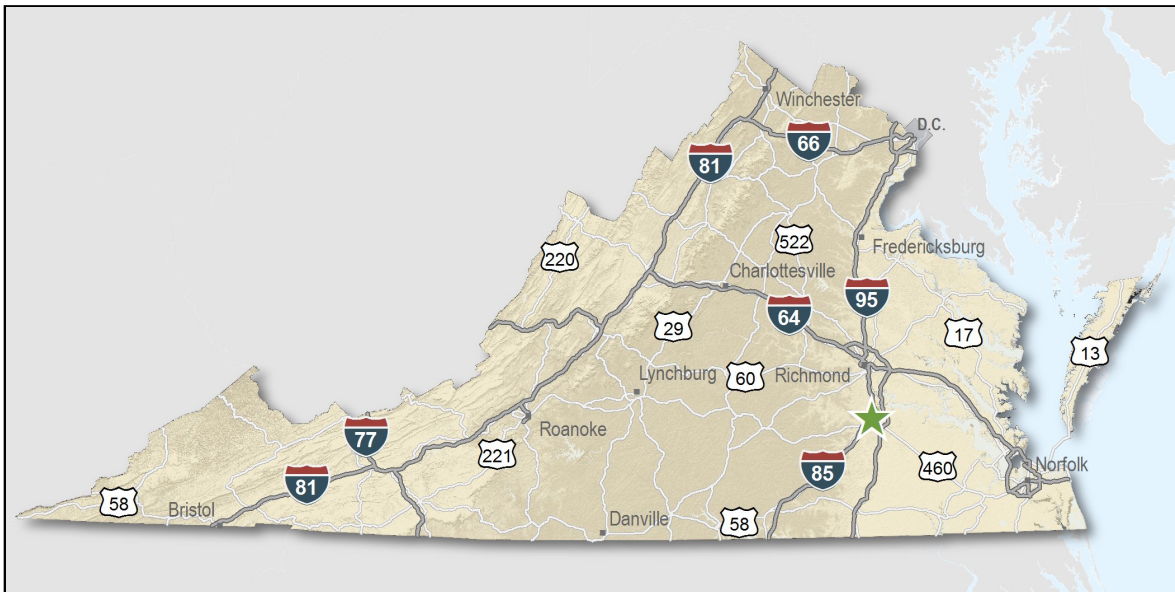

City of Colonial Heights, Virginia

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.

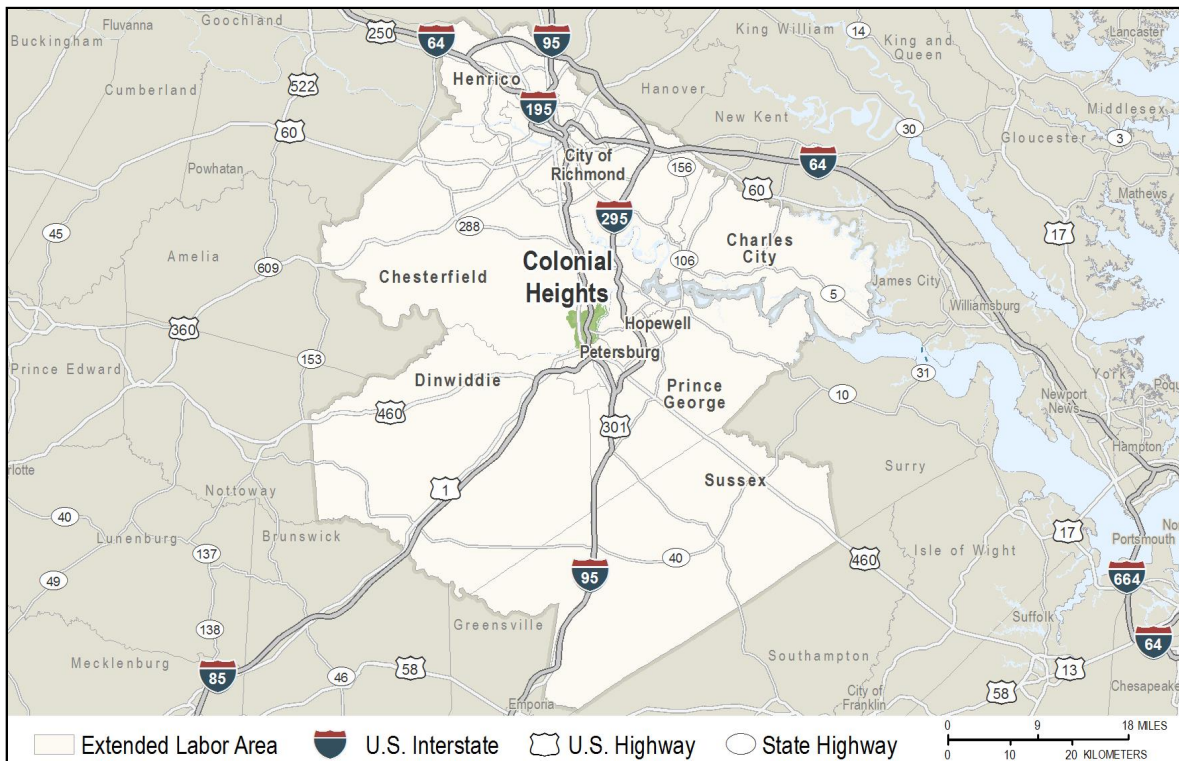


Location

The independent city of Colonial Heights with a land area of 8.15 square miles is situated on the Appomattox River in southeastern Virginia. Strategically located on Interstate 95 near the intersection of two other interstate highways, Colonial Heights is easily accessible to the major markets of the East Coast.

Colonial Heights is 20 miles south of Richmond and 120 miles south of Washington, D.C. The Port of Hampton Roads is 80 miles southeast.

Colonial Heights is located within the Richmond Metropolitan Statistical Area (MSA).



City of Colonial Heights

The center of "All things retail"

Over the past 20 years, Colonial Heights has evolved into a key regional retail destination. Located along Interstate 95, just 20 miles south of Richmond, Colonial Heights represents the last retail center between Richmond and the North Carolina border. Shoppers from as far west as Farmville travel to the area for major shopping needs. The city is promoting commercial development and has expanded its infrastructure to meet the growing demands. With over 20,000 soldiers and their families moving to Fort Lee over the next few years, the Colonial Heights market offers many profitable possibilities for retailers and developers.



Key regional shopping center, Southpark Mall, has served southside central Virginia for more than twenty years.

Labor Market

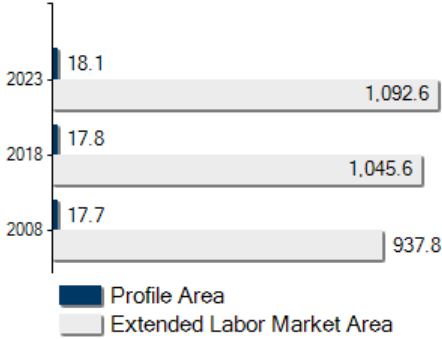
Population		
Gender Distribution (2018)		
City of Colonial Heights	Male 45.8%	Female 54.2%
Race/Ethnicity (2018)		
Classification	Profile Area	Extended Labor Area
White	13,497	600,950
Black	2,943	360,491
Asian	714	49,969
Two or More	519	27,074
American Indian or Alaska Native	126	5,750
Pacific Islander	34	1,318
Hispanic (may be of any race)	1,121	10,089
Median Age (2018)		39 years

Civilian Labor Force (2019)	
City of Colonial Heights	8,877
Extended Labor Market Area	551,137
Total	560,014

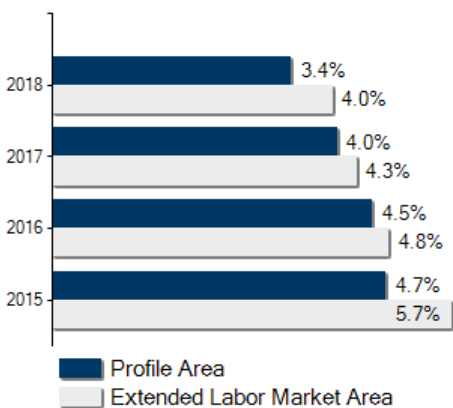
Labor Force Participation (2013-2017)	
City of Colonial Heights	60.7%
Extended Labor Market Area	66.5%

Unemployment	
Unemployment Rate (June 2020)	
City of Colonial Heights	9.3%
Extended Labor Market Area	9.8%
Statewide	8.5%
Unemployed (2019)	
City of Colonial Heights	284
Extended Labor Market Area	16,607
Total	16,891
Underemployed (4th Quarter 2019)	
City of Colonial Heights	1,139
Extended Labor Market Area	70,256
Total	71,395

Population in Thousands



Unemployment Rates





Labor Market

Commute Time (2013-2017)

Worked from home	166	2.2%
Under 15 minutes	2,458	33.3%
15-24 minutes	2,362	32.0%
25-34 minutes	1,380	18.7%
35-44 minutes	472	6.4%
45-59 minutes	369	5.0%
Over 60 minutes	347	4.7%
Mean Travel Time to Work (minutes)		22

Additional Labor Resources

High School Graduates Not Continuing (2017-2018)	30
Two-Year College Graduates (Spring 2018)	4,593
Two-Year College Enrollees (Fall 2018)	35,137
Other College and University Graduates (Spring 2018)	9,464
Total	49,224



Labor Market

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.

City of Colonial Heights	6
Extended Labor Market Area	300
Total	306

Educational Attainment

On-Time Graduation Rate (Class of 2018)	91.5%
Percentage of City of Colonial Heights population age 25+ who are high school graduates (2013-2017)	90.5%
Percentage of City of Colonial Heights population age 25+ who have earned a Bachelor's Degree or higher (2013-2017)	23.6%



Labor Market

Employment by Sector* (4th Qtr. 2018)

Agriculture Forestry Fishing and Hunting	0	0
Mining Quarrying and Oil and Gas Extraction	0	0
Utilities	0	0
Construction	332	3.0%
Manufacturing	208	1.9%
Wholesale Trade	221	2.0%
Retail Trade	3,104	28.4%
Transportation and Warehousing	71	0.6%
Information	58	0.5%
Finance and Insurance	238	2.2%
Real Estate and Rental and Leasing	173	1.6%
Professional Scientific and Technical Services	200	1.8%
Management of Companies and Enterprises	0	0
Administrative and Support and Waste Management	416	3.8%
Educational Services	28	0.3%
Health Care and Social Assistance	1,730	15.8%
Arts Entertainment and Recreation	191	1.7%
Accommodation and Food Services	2,195	20.1%
Other Services	458	4.2%
Total Government	1,304	11.9%
Federal Government	32	0.3%
State Government	336	3.1%
Local Government	936	8.6%
Unclassified	4	0.0%
Total	10,931	100.0%

N.D. - Not Disclosed

*By Business Establishment

Labor Market

Major Employers

Manufacturing

Company

Metal Building Components Inc.
Mundet Inc./Roslyn Converters Inc.
Sun Chemical Corporation

Product/Service

Prefabricated metal buildings
Decorative printed cigarette tipping paper
Printing inks

NonManufacturing

Company

Colonial Heights Care Center
Heaven Sent by Hometown Healthcare Ltd.
J. C. Penney Co., Inc.
Publix Super Markets, Inc.
Wal-Mart Stores, Inc.

Product/Service

Health care
Home health care services
Department store
Grocery store
Discount store

Labor Market

Union Activity (8/1/2015 - 8/1/2018)	
Petitions filed for decertification	0
Petitions filed for representation	0
Petitions filed for raid	0
Elections won by union	0
Elections won by company	0

Labor Market

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	12.37	13.98	25,731	29,070
Heavy and Tractor-Trailer Truck Drivers	18.26	18.14	37,990	37,723
Inspectors, Testers, Sorters, Samplers, and Weighers	19.82	20.78	41,215	43,214
First-Line Supervisors of Production and Operating Workers	18.21	19.26	37,866	40,070
Maintenance and Repair Workers, General	32.30	33.71	67,184	70,112
Industrial Machinery Mechanics	19.05	20.68	39,627	43,021
Office Clerks, General	27.20	26.84	56,564	55,827
Secretaries and Administrative Assistants, Except Legal, Medical, and Executive	15.51	16.44	32,253	34,194
Receptionists and Information Clerks	16.27	16.86	33,850	35,059
Customer Service Representatives	13.98	14.17	29,080	29,465
Bookkeeping, Accounting, and Auditing Clerks	16.31	16.76	33,921	34,861
First-Line Supervisors of Office and Administrative Support Workers	18.26	18.82	37,977	39,153
Telemarketers	25.69	26.78	53,442	55,693
Computer User Support Specialists	13.73	13.73	28,557	28,572
Software Developers, Applications	23.34	24.19	48,549	50,313
Computer Systems Analysts	46.85	48.90	97,443	101,700
Accountants and Auditors	45.15	47.13	93,916	98,031
Management Analysts	37.03	41.40	77,029	86,098
Human Resources Specialists	40.75	41.55	84,760	86,425
	32.00	34.24	66,565	71,230

Per Capita Personal Income (2017)

\$39,637

Median Family Income (2013-2017)

\$61,343

Education

Public School Enrollment (Fall 2018)

Level	Number	Enrollment
Elementary	3	1,368
Middle	1	624
High School	1	874

Student Teacher Ratio (FY 2018)

Elementary	13:1
Secondary	8:1

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

13,548.00

On-Time Graduation Rate (Class of 2018)

91.5%

High School Graduates Continuing Education (2017-2018)

85.3%

Advanced Programs (2017-2018)

Governor's Schools	
Appomattox Regional Governor's School for the Arts & Technology	
Governor's School Enrollment	11
Students taking 1 or more Advanced Placement (AP) Courses	106
Students taking 1 or more AP Exams	65
Students taking 1 or more Dual Enrollment Courses	78

Workforce Development Facilities

Facility	Type
Virginia Workforce Center - Petersburg	Satellite Center
Virginia Workforce Center-Emporia/Greenville	Comprehensive Center
Virginia Workforce Center-Tri-Cities	Comprehensive Center

Education

Higher Education Facilities – Fall	
Facility	Enrollment
Virginia Commonwealth University	31,076
J. Sargeant Reynolds Community College - Parham Road Campus	6,964
John Tyler Community College - Midlothian Campus	6,864
John Tyler Community College - Chester Campus	4,952
Virginia State University	4,385
University of Richmond	4,002
J. Sargeant Reynolds Community College - Downtown Campus	3,813
Virginia Union University	1,560
Bryant & Stratton College - Richmond Campus	675 [◊]
Bon Secours Memorial College of Nursing	477 [◊]
Virginia College	348
Chester Career College	181 [◊]
Union Presbyterian Seminary	160 [◊]
Centura College - Richmond Main Campus	98 [◊]
Baptist Theological Seminary at Richmond	70 [◊]
Virginia Tech - Richmond Center	*
Old Dominion University - Richmond Campus	†
Central Texas College - Fort Lee Campus	†
Florida Institute of Technology - Fort Lee Campus	†
Central Michigan University - Fort Lee Center	†
ECPI University - Emerywood Campus	†
ECPI University - Innsbrook Campus	†
ECPI University - Moorefield Campus	†

* AAAA Enrollment figures are included in participating colleges and universities.

† Enrollment figures are not available.

‡ Enrollment figures are for all campuses.

◊ Fall Enrollment

Education

Higher Education Facilities – Fall 2018

Facility	Enrollment
Strayer University - Chesterfield Campus	5,894 [‡] [◊]
Richard Bland College	2,358
Stratford University - Richmond Campus	2,282 [‡]
South University - Richmond Campus	652 [◊]
Fortis College - Richmond Campus	404 [◊]

[‡] Enrollment figures are for all campuses.

[◊] Fall 2017 Enrollment



Transportation

Interstates	
Name	Distance
I-95	0.0 miles (0.0 km.)
I-85	1.4 miles (2.3 km.)
I-295	1.7 miles (2.8 km.)
I-64	15.9 miles (25.7 km.)
I-195	19.0 miles (30.6 km.)

Note: Measured from border of locality/region.

Highways				
Highway 1	Highway 144			

Commercial Air Service		
Richmond International Airport, Sandston -- 24.2 miles (38.9 km.)		
American Airlines	Delta Air Lines	Southwest Airlines
Spirit Airlines	United Airlines	JetBlue Airways
Allegiant Air		

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



Transportation

General Aviation Service

Name	Runway Length
Dinwiddie County Airport, Dinwiddie County	5,002 ft (1,525 m)

Freight Rail Service

CSX Transportation

Seaports

Name	Distance
Port of Virginia (Richmond Marine Terminal)	13.0 miles (20.9 km)
Port of Virginia (Virginia International Gateway)	86.0 miles (138.4 km)
Port of Virginia (Newport News Marine Terminals)	91.0 miles (146.5 km)
Port of Virginia (Norfolk International Terminals)	97.0 miles (156.1 km)
Port of Virginia (Portsmouth Marine Terminal)	98.0 miles (157.7 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
Richmond-Petersburg	24.1 miles (38.9 km)
Newport News	77.6 miles (124.8 km)
Port of Washington - Dulles	133.7 miles (215.2 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

Utilities	
Electric	Dominion Energy
Natural Gas	Columbia Gas of Virginia
Telecommunications	Verizon-Virginia
Water	Chesterfield County
Water	City of Colonial Heights
Water	Appomattox River Water Authority
Waste Water Treatment	City of Colonial Heights
Waste Water Treatment	South Central Wastewater Authority
Solid Waste Disposal	City contracts with privately-owned landfill

Financial Institutions

Financial Institutions – 4th Qtr 2018 Assets	
Bank	Assets (US\$ Millions)
Bank of America, N.A.	1,782,639.0
Wells Fargo Bank, N.A.	1,689,351.0
Branch Banking and Trust Company	219,071.0
SunTrust Bank	209,720.5
Union Bank & Trust Co.	13,732.0
Sonabank, N.A.	2,707.1
Virginia Commonwealth Bank	1,076.2
The Bank of Southside Virginia	555.3
Touchstone Bank	426.3
Citizens Bank & Trust Co.	392.5



Government and Taxes

Government

Colonial Heights has a City Manager and a seven-member City Council.

The city has a comprehensive plan and zoning and subdivision ordinances.

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 (Colonial Heights) [pdf](#)

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



Community Facilities

Colonial Heights residents utilize the medical services available at Southside Regional Medical Center in Petersburg and Columbia John Randolph Hospital. Both medical facilities offers 24-hour emergency service, intensive and coronary care, diagnostic capabilities, and a school of nursing. Residents are also easily accessible to the two medical centers in Chesterfield County. The 470-bed Chippenham Hospital provides comprehensive health care services that include emergency care, pediatrics, orthopedics, obstetrics, physical therapy, a same day surgery center, and sports medicine. Johnston-Willis Hospital, a 292-bed acute care facility features a range of services including 24-hour emergency room, intensive and coronary care units, a cancer center, and hospice services. Additional medical facilities and services are available throughout the Richmond metropolitan area. These facilities include the internationally renown Virginia Commonwealth University Medical Center.

Colonial Heights Convalescent Center provides care to 190 patients.

Seventy-one physicians and 24 dentists maintain practices in Colonial Heights.

The Colonial Heights Public Library has a 38,000 volume collection. Library facilities at the numerous colleges and universities located in the metropolitan area are also open to the public. These nearby facilities include the libraries at Virginia State University in Petersburg with a collection of 768,818 volumes and John Tyler Community College in Chesterfield with a 75,472-volume collection.



Community Facilities

(continued)

Approximately 15 churches representing the leading Protestant denominations are located in Colonial Heights. Catholic churches and Jewish synagogues can be found in Petersburg and Richmond.

Extensive shopping opportunities are available in Colonial Heights. Southpark Mall, a premier regional mall with four anchors and 83 stores, offers a broad retail mix. Six additional shopping centers are conveniently located throughout the community. As part of the Richmond-Petersburg metropolitan area, city residents are easily accessible to more than 75 malls and shopping centers located throughout the region.

The Colonial Heights area offers a variety of recreational, historical and cultural opportunities. Three community parks offer fishing, hiking, picnicking, boating, playgrounds and meeting facilities. The city also maintains 11 tennis courts and nine athletic fields. Swimming facilities can be found at Colonial Heights Swimming and Yacht Club and Sherwood Hills.

Golfing, tennis, swimming and other club activities can also be found at nearby Petersburg Country Club, Prince George Golf Course, Lee Park Country Club, and Jordan Point Country Club.

Violet Bank Mansion, once the headquarters for Robert E. Lee, is now a museum operated by the city that houses an extensive collection of Civil War clothing, artifacts and furnishings.

With its close proximity to the dynamic Richmond area, city residents can also take advantage of the many museums, historical sites, cultural events, and sporting events that the Capital City has to offer. Attractions and events include the Virginia Museum of Fine Arts, the Science Museum of Virginia, Strawberry Hill Horse Races, and performances by the Virginia Opera, the Richmond Ballet and Theater Virginia.

[Richmond MSA Profile](#)

[Virginia's Gateway Region Profile](#)

[Virginia's Gateway Region](#)