

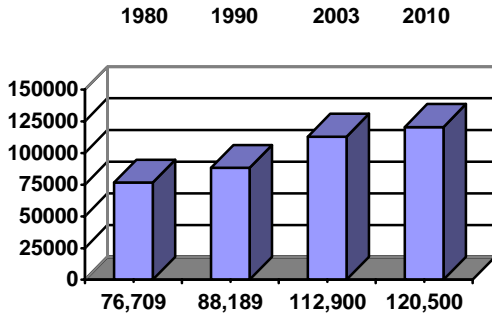
## LOCATION

The Blacksburg-Christiansburg-Radford MSA is located in the New River Valley of southwestern Virginia. The MSA is composed of Giles, Montgomery and Pulaski counties plus the city of Radford. The area is known for its superb higher education facilities, cutting-edge transportation projects, peaceful quality of life, and favorable cost of living. Interstate 81 runs through the area and intersects with Interstate 77 approximately 5 miles south of Pulaski County.

Roanoke is 10 miles north, Richmond, the state capital is 200 miles east, and Washington, DC is 300 miles northeast.

**DEMOGRAPHICS**

**Population**



91% white    9% nonwhite  
 Median age: 30 years

**Per Capita Personal Income (2002)**

**\$ 21,399**

**Civilian Labor Force**

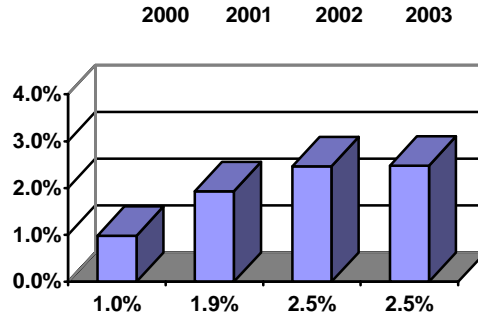
53,062            (1993)                      60,916    (2003)

49% male  
 51% female

**Underemployed (1st Quarter 2004)**

**5,934**

**Unemployment Rate**



November 2004 = 2.9%

**Employment by Sector (3<sup>rd</sup> Quarter 2003)\***

586	Natural Resources and Mining	1.0%
3,657	Construction	6.5%
9,072	Trade	16.0%
2,294	Transportation and Utilities	4.1%
14,131	Manufacturing	24.9%
1,160	Information	2.1%
2,031	Financial	3.6%
15,652	Services	27.6%
8,007	Government	14.1%
56,703	Total Employees	100%

\*By Business Establishment.

**Employment by Occupation (2000 Census)**

15,085	Managerial, Professional & Related	28.2%
8,184	Service	15.3%
12,455	Sales & Office	23.3%
860	Farming, Fishing & Forestry	1.6%
5,509	Construction, Extraction & Maintenance	10.3%
11,391	Production, Transportation & Material Moving	21.3%
53,484	Total Employees	100%

**Educational Attainment (2000 Census)**

Percentage of population 25 years and older who are high school graduates.....73.6%

Percentage of population 25 years and older who have earned a Bachelor’s Degree or higher .....21.4%

**Major Employers**

**Manufacturing**

**Alliant Techsystems, Inc.**  
1,000 -1,499 (Explosives)

**BBA Friction Materials, Inc.**  
300 - 599 (Brake linings)

**Celanese Corporation**  
1,000 - 1,499 (Cellulosic manmade fibers)

**Chemical Lime Co. of Virginia, Inc.**  
100 - 299 (Lime)

**EchoStar Communications**  
1,000 – 1,499 (Satellite TV call center)

**Kollmorgen Corporation**  
600 - 999 (Motor and drive systems)

**Moog Poly-Scientific**  
600 - 999 (Fiber optics, security products)

**Rowe Industries Inc.**  
600 – 999 (Furniture)

**Trim Systems LLC**  
300 – 599 (Heavy truck upholstery trim)

**Volvo Trucks North America Inc.**  
1,500 - 2,499 (Trucks)

**Warner Lambert Company**  
100 – 299 (Pharmaceuticals)

**Nonmanufacturing**

**Giles Memorial Hospital**  
100 – 299 (Healthcare)

**Radford University**  
1,500 - 2,499 (Higher education)

**Virginia Polytechnic Institute**  
10,000+ (Higher education)

**Additional Labor Resources**

HighSchool graduates  
not continuing (2002-03) .....336

Area community college  
Graduates (2002-03) .....315

Unemployed (2003).....2,994

**Estimated Wages (September 2003)**

<i>Occupations</i>	<i>Mean</i>	<i>Median</i>
Freight/Stock/Material Mover	hr./\$10.45	\$10.27
Hand Packer	\$9.78	\$9.62
Machinist	\$12.74	\$13.12
Industrial Machinery Mechanic	\$15.19	\$15.36
First-Line Production Supervisor/Manager	\$19.73	\$19.25
Team Assembler	\$10.82	\$10.93
Welder, Cutter, Solderer & Brazier	\$13.90	\$13.08
Inspector, Tester, Sorter, Sampler & Weigher	\$12.80	\$12.00
Truck Driver, Heavy & Tractor-Trailer	\$11.96	\$11.23
Cutting, Punching & Press Machine Operator	\$10.80	\$10.22
Textile Winding, Twisting & Drawing Out Machine	\$11.69	\$11.80
Textile Knitting & Weaving Machine Operator	\$11.67	\$11.81
Packaging & Filling Machine Operator	\$12.59	\$13.47
Supervisor/Manager of Office & Administrative Support	wk./\$759	\$741
Executive Secretary & Administrative Assistant	\$580	\$544
Computer Programmer	\$837	\$840
Computer Support Specialist	\$689	\$672
Computer Operator	\$568	\$543
Production, Planning & Expediting Clerk	\$576	\$534
Secretary	\$449	\$427
Bookkeeping, Accounting & Auditing Clerk	\$491	\$484
Shipping, Receiving, and Traffic Clerk	\$470	\$456

**TRANSPORTATION**

*Interstates*

I-81  
I-77

*Highways*

U.S. #11 (north-south)  
St. Rte. #100 (north-south)  
U.S. #460 (east-west)

*Commercial Air Service*

*Roanoke Regional Airport* 35.6 miles  
Atlantic Southeast Airlines  
Comair  
Northwest Airlink  
United Express  
US Airways

*Mercer County Airport* 37.2 miles  
US Airways  
US Airways Express

*Greenbrier Valley Airport* 51.6 miles  
Delta Air Lines  
US Airways

*Raleigh County Memorial Airport* 55.1 miles  
US Airways Express

*General Aviation Service*

New River Valley Airport  
Virginia Tech Airport

*Freight Rail Service*

Norfolk Southern Corporation

*Port*

Richmond ..... 200 miles  
Norfolk..... 291 miles

*Overnight Package Delivery*

Federal Express, U.P.S., RPS (Roadway Package Systems), Emery Worldwide, Purolator Courier, and U.S. Mail Express serve this area.

**UTILITIES**

*Electric*

Alliant Techsystems  
American Electric Power  
Craig-Botetourt Electric Cooperative  
Virginia Tech Electric Service

*Natural Gas*

Atmos Energy  
Columbia Gas of Virginia  
Roanoke Gas Company  
Tennessee-Virginia Energy Corp.

*Telecommunications*

*Local Service*  
Citizens Telephone Cooperative  
Pembroke Telephone Cooperative  
Verizon South  
Verizon-Virginia

*Water*

Alliant Techsystems  
Blacksburg-Christiansburg-VPI Water Authority  
County of Pulaski  
County of Pulaski/Private System  
Giles County Public Service Authority  
Montgomery County Public Service Authority  
Pulaski County Public Service Authority  
Town of Blacksburg  
Town of Christiansburg  
Town of Dublin  
Town of Glen Lyn  
Town of Pearisburg  
Town of Pembroke  
Town of Pulaski  
Town of Rich Creek  
Virginia Tech Water Authority

*Waste Water Treatment*

Alliant Techsystems  
Blacksburg-VPI Sanitation Authority  
Montgomery County Public Service Authority  
Pepper's Ferry Regional Wastewater Facility  
Pulaski County Public Service Authority  
Town of Blacksburg

Town of Christiansburg  
 Town of Dublin  
 Town of Glen Lyn  
 Town of Pearisburg  
 Town of Pembroke  
 Town of Pulaski  
 Town of Rich Creek

**Solid Waste Disposal**

Mercer County Sanitary Landfill  
 Pulaski County Public Service Authority  
 New River Resource Authority  
 New River Resource Authority Sanitary  
 Landfill located in Pulaski County  
 Montgomery Regional Solid Waste  
 Authority

**FINANCIAL INSTITUTIONS**

<i>Banks</i>	<i>2003 Assets (in millions)</i>
Bank of America, N.A.	\$656,219.0
Wachovia Bank, N.A.	331,621.0
BB&T Co. of Virginia	12,235.0
First National Bank-Christiansburg	675.5
National Bank of Blacksburg	398.2
Blue Ridge Bank, N.A.~	265.0
Bank of Floyd	186.5
Community National Bank-Pulaski	63.8
First-Citizens Bank & Trust Co.	*
SunTrust Bank	*
National Bank of Commerce	*

~2002 assets.

\*Headquartered outside Virginia. Assets not available.

**GOVERNMENT**

Radford has a City Manager and a five-member City Council. Pulaski County has a County Administrator and a five-member Board of Supervisors. Montgomery County has a County Administrator and a seven-member Board of Supervisors. Giles County has a County Administrator and a five-member Board of Supervisors.

Radford City, Pulaski County, Montgomery County and Giles County each have a comprehensive plan and zoning and subdivision ordinances. Montgomery County has a strategic plan for economic development.

Pulaski is the county seat of Pulaski county. Pulaski and Dublin are incorporated towns within the county. Christiansburg is the county seat of Montgomery County. Blacksburg is the only other incorporated town within Montgomery County. Pearisburg is the county seat of Giles County. Other incorporated towns are Glen Lyn, Narrows, Pembroke and Rich Creek.

**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

**EDUCATION**

	<i>Number</i>	<i>Fall 2003 Enrollment</i>
Elementary	17	7,098
Middle	5	3,576
High School	4	4,542

**Student Teacher Ratio (2002-03)**

Elementary .....	13:1
Secondary .....	10:1
Per pupil expenditure (FY 2003).....	\$7,716
Percentage of 1999-2000 ninth grade membership graduating (2002-03).....	84.7%
Percentage of high school graduates continuing education (2002-03) .....	64.8%

**Private Schools**

<i>School</i>	<i>Grades</i>
Blacksburg Christian School	K-8
Community Christian Academy	K-8
Dayspring Christian Academy	K-12
Gateway Christian Academy	K-12
Jefferson Christian Academy	K-12
New River Valley Christian Academy	K-12
St. Mary Catholic School	PK-6

**Vocational Training Facilities**

- Auburn High School
- Auburn Middle School
- Blacksburg High School
- Blacksburg Middle School
- Christiansburg High School
- Christiansburg Middle School
- Giles County Technical Center
- Giles High School
- John N. Dalton Intermediate School
- Montgomery County Alternative School
- Narrows High School
- PATS (Positive Attitude Toward School)
- Pulaski County Senior High School
- Radford High School
- Shawsville High School
- Shawsville Middle School

**Higher Education Facilities**

*Fall 2003  
Enrollment*

Virginia Polytechnic Institute	27,755
Radford University	9,219
New River Community College	4,327
Roanoke College	1,899
Hollins University	1,090
Ferrum College	937
Bluefield College	731
National College of Business & Technology - Bluefield Campus	*
National College of Business & Technology - Roanoke Valley Campus	*

*\*Not Available*

**CLIMATE**

Average January temperature ..... 31°F..... -1°C  
Average July temperature ..... 71°F.....22°C

Average annual precipitation ..... 40.4"  
Average annual snowfall..... 24.1"

**COMMUNITY FACILITIES**

The Carilion New River Valley Medical Center is a new \$60 million hospital facility and state-of-the-art medical office complex located three miles outside the city in Christiansburg. This 97-bed facility, located in the heart of Radford, provides a full array of services that include cardiac care, labor and deliver/obstetrics, surgery, imaging, emergency, pediatrics, electro diagnostics, and intensive, acute, and extended care.

The MSA’s close proximity to Roanoke also gives residents the opportunity to utilize outstanding medical facilities found in that nearby city. There are over 2,000 hospital beds

and 450 physicians in the Roanoke area. Medical facilities range from acute care facilities offering cancer treatment, surgery, obstetrics, and emergency services to specialized centers offering medical and surgical treatment of eye, ear, nose, and throat.

Montgomery Regional Hospital, located between Christiansburg and Blacksburg, is a modern, 146-bed, full-service medical facility. The hospital staff, including over 80 physicians, has expertise in nearly all medical specialties. Services at the facility include 24-hour emergency care, CT and nuclear scans, laser eye surgery, a maternity unit, a cardiopulmonary rehabilitation laboratory, and many other services.

Area residents are also served by nearby Radford Community Hospital with 78 physicians, 175 beds, and a comprehensive offering of general medical services including a CT scanner and laser and vascular surgery.

Giles Memorial Hospital in Pearisburg is a 65-bed facility offering general medical services that include 24-hour emergency care and a newly completed 21-bed intermediate care facility for the elderly. The Roanoke Memorial Hospital helicopter transport unit also services the hospital.

Columbia Pulaski Community Hospital is a modern 153-bed acute care facility. The hospital provides a full complement of services including surgery, obstetrics, emergency care, intensive and coronary care units, a skilled nursing facility, and a cancer treatment facility.

St. Albans is a 162-bed psychiatric hospital which also offers fitness and wellness programs for the community.

The MSA has ten nursing homes which can serve over 900 patients with long-term care.

Giles County also has a retirement home that accommodates 31 residents.

Over 200 doctors and almost 100 dentists practice in the MSA. Montgomery County also has a public health department, six private medical clinics, and three home-healthcare agencies.

The Radford Public Library, with 13,654 square feet, circulates 150,000 volumes. Residents can also utilize the excellent library facilities at Radford University, Virginia Tech and New River Community College. These facilities are located within 15 miles of Radford and offer a combined collection of over one million volumes. Giles county has four independent library systems in Pearisburg, Narrows, Glen Lyn and Pembroke with a combined collection of over 40,000 volumes. The Montgomery-Floyd Regional Library operates branches in Christiansburg and Blacksburg totaling over 27,000 square feet and housing a 97,000-volume collection. Bookmobile service extends to other portions of the county. The Floyd County branch and the city of Radford Public Library with 38,000 volumes are also available. The Pulaski County Library maintains a collection of over 50,000 volumes and facilities in the towns of Dublin and Pulaski.

The MSA has over 300 places of worship that represent the major Protestant denominations and the Roman Catholic faith. Jewish synagogues are located in Roanoke, Bluefield and Blacksburg. Greek Orthodox services are also held in Blacksburg.

The Radford area offers a diverse shopping environment for residents. Within the city there are two shopping centers that contain a broad mix of retail and service outlets. As a Virginia Main Street Community, the downtown area is undergoing substantial revitalization activities and offers a variety of unique clothing, furniture, and antique shops. Radford residents

can also take advantage of the endless shopping opportunities available at the six malls and numerous shopping centers in the Roanoke area.

A variety of shopping opportunities are available to area residents. Approximately 200 retail outlets are dispersed throughout the county. A broad mix of retail establishments can be found in the downtown areas of Pearisburg, Narrows, Rich Creek and Pembroke and the two shopping centers located in the county. Five shopping centers are conveniently located for area residents shopping needs, along with a variety of shops and services at the New River Valley Mall. Montgomery County is the regional shopping center for the New River Valley. The County has twelve major shopping areas, including the 456,000 square foot New River Valley Mall and the 300,000 square foot Market Place. Both downtown Blacksburg and Christiansburg offer shopping opportunities.

## **LIFE STYLE**

Virginia Tech, Radford University, and New River Community College contribute to residents' enjoyment of cultural events with numerous performances, exhibits and lectures held throughout the year. Radford University and its School of Fine Arts is at the center of many of the area's cultural and entertainment events. The Flossie Martin Gallery, located on the Radford University campus, is a gallery/museum that presents a variety of artwork on loan from other museums, as well as work by faculty, students, and alumni. The University also promotes a series of dance, theater, and musical performances that are open to the general public.

There are many other organizations throughout the MSA that bring art and culture to residents. The Giles Little Theater in Pearisburg produces several plays during the year. The outdoor

drama, "The Long Way Home," in Radford runs each summer and is a popular drawing card. Playmakers and Company and the New River Valley Symphony hold regular performances. Blacksburg and nearby communities of Roanoke and Salem also draw professional theater and musical groups, including Broadway shows, on a regular basis. The Renaissance Music Academy, located in Blacksburg, offers private and group lessons in piano, violin, and cello for students age four to eighteen. Other locations for musical instruction include Mainstream Morrell Music, Moore Notes Music Studio, Music School, and Ridenhour Music Center.

The Montgomery Museum and Lewis Miller Regional Art Center are jointly housed in a former 19th Century Presbyterian Manse. The museum houses a unique collection of Southwest Virginia artifacts, including some significant prehistoric archaeological finds. The art center houses a collection of permanent paintings and prints.

Adjacent to the Virginia Tech campus is the historic restored Smithfield Plantation. Originally constructed in 1774, the mansion provides an excellent example of colonial architecture. The grounds serve as the site of a number of special activities held throughout the year.

Pulaski is home to the Fine Arts Center for the New River Valley. The center is a significant force in providing educational programs and facilities for enjoyment of fine arts. Activities include painting, music, crafts, dancing, and theater, many being coordinated with area schools and recreation departments.

Montgomery County is home to many art galleries. The Palette Art Gallery operates with volunteers from the community, and all art is on consignment. Other galleries include XYZ Gallery, Miller and Main Art Gallery, Armory

Art Gallery, Squires Art Gallery, C&S Galleries, Original Frameworks, and Gallery 3.

The city of Radford has also recently opened a new museum, Glencoe, in the Wharton house, built in the 1870's. The museum showcases the history of Radford and the surrounding region. Radford's close proximity to Roanoke enables residents the opportunity to enjoy a variety of cultural events that includes the theater, ballet, art exhibits at the Museum of Fine Arts, and the symphony.

Town festivals are held during the summer and fall that celebrate folk art, community heritage and various seasonal events.

The Giles County Historical Society conducts tours of area historical sites and organizes special shows throughout the year that highlight the county's rich heritage.

The Blue Ridge Parkway, the Jefferson National Forest and the Appalachian Trail offer hiking, camping and picnicking for visitors and residents. Pulaski County contains over 19,000 acres of the Jefferson National Forest. All of these attractions offer spectacular scenery and a variety of recreational opportunities that include hiking, camping, fishing, and hunting.

Pulaski County is host to the 4,500-acre Claytor Lake featuring two state parks along its 100-mile shoreline. Claytor Lake State Park, one of the most visited state parks in Virginia, is located in the county and offers excellent fishing, boating, swimming, water skiing, picnic facilities, campgrounds, and cabins. The scenic New River and the Gate-wood Reservoir Recreation Area are among other major locations for fishing, camping, and picnicking.

The New River Trail State Park extends 52 miles from the town of Pulaski to the city of Galax along a converted railroad. Located along the banks of Claytor Lake and the New

River, the park offers an excellent setting for walking, bicycling, and horseback riding. Points of interest found along the Park include a restored train station, a 1807 shot tower, two tunnels, twenty-five trestles, and numerous scenic vistas.

The Nature Conservancy's Fall Ridge Preserve, east of Blacksburg, includes a spectacular 30-meter waterfall and is a popular location for botanists, bird watchers, and other naturalists. The New River, on the county's western border, is a State Scenic River and offers an excellent setting for fishing, canoeing, swimming, and tubing. Both downhill and cross-country ski resorts are also nearby.

Montgomery County and the New River Valley provide many scenic routes for cycling. The Blacksburg Bikeway and Walkway, the Huckleberry Trail, and the TransAmerica Bike Route are among a few. The Town of Blacksburg has served as both a host site and finishing site for Tour DuPont, America's premier cycling event.

Radford University offers a variety of spectator sports. Varsity basketball, soccer, gymnastics, lacrosse, and tennis can all be enjoyed at the university's Dedmon Center, a 78-acre recreation and convocation facility. Virginia Tech also fields a number of NCAA Division I athletic teams which draw substantial spectator support from throughout the area.

Public and private recreational opportunities are varied. Examples of the many programs offered through recreation departments include swimming, golf, bowling, soccer, tennis, softball, music, and trips to Virginia's theme parks and other attractions. Organized athletics, including baseball, football, and basketball, are popular in the community. The MSA has over 52 ball fields, 21 swimming pools, 68 outdoor and 5 indoor tennis courts, 19 public parks, 13 golf courses, 10 indoor cinemas, and a drive-in theater. Two

private country clubs provide full amenities for members and guests.

Examples of some available recreational facilities are Castle Rock Recreational Facility in Pembroke has an 18-hole golf course, swimming, camping and tennis facilities. Another nine-hole golf course is located in Pearisburg at the Giles Country Club. Mountain Lake Resort, which has conference facilities, offers swimming, boating, fishing, tennis, golf, and horseback riding. The New River Community College and the YMCA provide both facilities and instructional programs for residents. Thornspring Golf Club offers an 18-hole golf course, as well as swimming facilities, for members and guests. Other golf courses include the 18-hole public Draper Valley Golf Course, the 9-hole public Loch Lowman, and a semi public 18-hole course currently under construction. The city of Radford operates an extensive Department of Parks and Recreation. A variety of indoor activities, such as racquetball and basketball can be enjoyed at several city facilities. Outdoor activities are available at 14 city parks, where residents can enjoy picnicking, swimming and tennis. The Department also directs football, soccer, softball, basketball, and volleyball leagues throughout the year.