



You'll ❤️ the view!

South Hill *Virginia*

Est. 1901

211 S. Mecklenburg Avenue • South Hill, VA 23970
(434) 447-3191 • Fax (434) 447-5064 • southhill@southhillva.org



SouthHillVA.org



Building *Vibrant* Communities



SHOPPING

South Hill is the major retail center for the surrounding area. It hosts several major department stores, large grocery stores, and a variety of specialty shops, including hardware, gifts, building supplies, computers, florists, antiques, pharmacies, and auto parts. Many small shopping centers and specialty stores may be found in other Mecklenburg County towns.

Large shopping malls are found within a short drive from South Hill. Southpark Mall is located in Colonial Heights, Virginia on I-85 and Triangle Town Center is located in northern Raleigh, along US 1. Both are a short 50-minute commute. There are also several popular shopping centers in Henderson, North Carolina, which is just south of Buggs Island Lake.

HOUSING

The South Hill area offers a wide variety of homes. Whether it's a quiet neighborhood within the town limits or a countryside farm setting, a historic plantation, a spacious resort home on the water, a small apartment, or a large condo, there is always a place for you and your family to call home.



ENTERTAINMENT

The Colonial Theater

The Colonial Theater was built in 1925 to house vaudeville, live entertainment, and musical productions. After it closed in the 1970s and went through a long period of neglect, a renovation project was completed in 2011. The newly renovated Colonial Center contains the South Hill Welcome Center, an art gallery, offices, meeting spaces, and a ballroom as well as the 400-seat Earl O. Horne Auditorium. Events are held regularly at the Theater. colonialcentervva.org

Buggs Island Lake

(also known as John H. Kerr Reservoir)

Buggs Island Lake, a 55,000-acre lake with over 900 miles of shoreline, is the largest lake in Virginia and one of the most scenic in the south. Day use areas, 39 boat launches, and boat rentals are available, as are secluded lakefront properties. A fishing pier has been constructed to meet the needs of handicapped fishing enthusiasts. According to the U.S. Army Corps of Engineers, visitors to the lake total 1.6 million per year. saw.usace.army.mil/jhkerr/index.htm

Lake Gaston

Lake Gaston is 34 miles long, and provides 20,300 acres of surface area with over 350 miles of shoreline. This beautiful lake offers ideal facilities for fishing, boating, swimming and other water sports.



Parker Park

Parker Park, a beautiful, state-of-the-art sports facility in South Hill. This park frequently hosts district, state, and national baseball and softball tournaments and has hosted several World Series tournaments. Park amenities include:

- Nine lighted baseball/softball fields, each with a press box
- Indoor baseball/softball training facility
- Three basketball courts
- Sand volleyball court
- Walking trails/areas
- Picnic areas
- Two concession areas with restrooms

Centennial Park

Centennial Park, located near the heart of downtown, hosts numerous annual festivals and has two modern lighted tennis courts and two covered pavilions with restrooms. This park also has a lighted multi-purpose stadium field available for a variety of activities. The newly constructed amphitheater offers a venue that will seat 1,500 persons.



South Hill Soccer Complex

The South Hill Soccer complex, home to the Lake Gaston Soccer Association (LGSA), is a 25-acre complex that houses one professional grade field and one youth field for players of many ages. The LGSA currently serves 400 youth and adults through spring, fall, and youth winter indoor soccer.

Max Bagley Crowder Memorial Park

This park is located 6 miles west of South Hill. The park is at the site of Whittles Mill Dam, which dates back to 1805. The dam was once part of an 18th century grist mill and has a rich history. The Town is continuously making improvements to the park, which currently features swimming, a canoe launch, and primitive

campsites. whittlesmill.org

Tobacco Heritage Trail

South Hill has been working with neighboring towns and counties to build the 18-mile Tobacco Heritage Trail, a multipurpose biking/hiking/equestrian trail that runs throughout Southern Virginia. South Hill is located less than a mile from the trailhead and hosts a 3-mile section of trail. tobaccoheritagetrail.org

GOLF COURSES

South Hill Country Club

The South Hill Country Club facilities include a nine-hole golf course, swimming pool, tennis courts and clubhouse. You'll also find a Pro Shop and practice facility on site.

Kinderton Country Club

Kinderton Country Club, located in Clarksville, VA, offers an eighteen-hole, Don Ross championship golf course, putting green, and driving range. Swimming, tennis, and club facilities are also available. Kinderton Manor Inn, a restored 1830s home operating as a bed and breakfast, is available for private parties, business meetings, and conferences.

Mecklenburg Country Club

Mecklenburg Country Club, located in Chase City, VA, offers a nine-hole golf course, swimming pool, tennis courts, and clubhouse facilities.





Health Care



VCU Health Community Memorial Hospital

Since 1954, the hospital's employees, physicians, volunteers and board of directors have worked to fulfill our mission of providing excellence in the delivery of healthcare. Today, VCU Health CMH is licensed for 70 beds and provides a wide array of in-patient services, including acute care and long-term care along with many outpatient programs such as home health, hospice and many others. Since its inception, VCU/CMH has grown to be one of the area's largest employers with approximately 800 employees, 200+ volunteers and 85 physicians, representing 30 medical specialties, on staff.

C.A.R.E. Building

The name reflects the services offered in this modern medical office connected to the hospital – Clinics, Administration, Rehabilitation and Education. To better meet the needs of our community and to facilitate collaboration, CMH Physician Services, provides a variety of specialty medical practices in the C.A.R.E. Building including CMH Cardiology Services, CMH Ear, Nose, Throat & Pulmonology Services, CMH Family Care Center, CMH Orthopedic Service, CMH Pain Management Services, CMH Surgical Services, CMH Urological Services, and CMH Women's Health Services.

CMH Cancer Center

VCU Health CMH Cancer Care is located in the Hendrick Cancer & Rehab Center and in the Solari Radiation Therapy Center. Our hematology-oncology and radiation therapy physicians, a nurse practitioner and specially trained nurses work in collaborative teams with surgeons, pathologists, radiologists and other specialists from various disciplines to evaluate, diagnose and coordinate your care. We provide the most cancer treatment options in the region and conveniently deliver this first-rate cancer care here in our community. Board certified cancer specialists are from VCU Massey Cancer Center — the region's only National Cancer Institute — designated cancer center — and our patients have access to Massey's cutting-edge clinical trials.





Fire *and* Rescue

South Hill Volunteer Fire Department

Organized in 1934, the South Hill Volunteer Fire Department has 37 active firefighters and 10 vehicles. These vehicles include Tankers, Pumpers (including foam), a 100' Aerial Scope, HAZMAT unit, support vehicle with cascade system, and command vehicle. The SHVFD is a charter member of the Southside Virginia Volunteer Firefighters Association. In the last 31 years, the South Hill Volunteer Fire Department has been awarded the trophy as Best All-Around Fire Department for 26 of those years in regional competition. They have a fire insurance rating of class 4/4y. southhillfire.com

The Southside Rescue Squad

The Southside Rescue Squad has 42 members, serving 355 square miles and a population of 10,000 people. This Squad provides advanced life support emergency medical care and transport to VCU Community Memorial Hospital. Critical care transfer is also provided to the local helipad for transport to VCU Medical Center in Richmond, Duke University Hospital in Durham, and UNC Health

Care facilities based in Chapel Hill. The Southside Rescue Squad was the first Rescue Squad in Virginia to be accredited to teach EMT and paramedic classes.



Education

Mecklenburg County offers four (4) elementary, two (2) middle schools and two (2) high schools encompassing our region; two of which are found within the town limits of South Hill — South Hill Elementary School and Park View High School. Every classroom is equipped with an interactive whiteboard; and we are a 1:1 division, meaning each student has a device (iPad, Chromebook or Laptop) that they have access to. mcpsweb.org



Park View High School (grades 9-12)

205 Park View Circle, South Hill, VA 23970
(434) 447-3435

Park View High School provides dual enrollment courses offered in conjunction with Southside Virginia Community College. There are 15 high school credit courses currently offered at Park View High School that award 3 to 6 college credits each. Advanced Placement courses will be introduced into the curriculum for 11th graders in English and History in the near future. High School students can also take dual enrollment classes off campus at the Lake Country Advanced Knowledge Center for welding, firefighting, EMT, IT Academy and High-Performance Technology and earn college credit. Cosmetology will also be offered at the Chase City Estes Center.

Through the Associates Degree program offered, approximately 65 graduating seniors obtain associate degrees simultaneously with high school graduation; and approximately 30 graduating seniors earned a career studies certificate simultaneously with high school graduation.

South Hill Elementary School (grades K-5)

1290 Plank Road, South Hill, VA 23970
(434) 447-8134

Park View Middle School (grades 6-8)

365 Dockery Rd, South Hill, VA 23970
(434) 447-3761

Technology in Our Schools

- Interactive whiteboards in every classroom
- Dell Certification training available to high school students
- MOUS Certifications (Microsoft Office User Specialist) Available in Word, Excel, PowerPoint, Access, Outlook, Share Point, OneNote and Office 365

MECKLENBURG COUNTY PUBLIC SCHOOLS BY THE NUMBERS



4 ELEMENTARY
SCHOOLS



2 MIDDLE SCHOOLS
HIGH SCHOOLS



Approximately

4,400

students



**ON TIME
GRADUATION RATE**



EACH STUDENT
HAS A
TECHNOLOGY
DEVICE



Chromebooks, iPads, & Laptops



www.mcpsweb.org

SOUTH HILL ELEMENTARY

- Current Enrollment: **729**
- Student Teacher Ratio: **20:1**
- Intramural Sports
- Award Winning DI team!
- Math SOL score average: **90%**
- **35.65%** Advanced SOL scores in History and Social Science

PARK VIEW MIDDLE SCHOOL

- Current Enrollment: **598**
- Student Teacher Ratio: **20:1**
- Attendance Rate: **95%**
- Can possibly earn **3 high school credits**
- **12** Career & Technical Courses offered



PARK VIEW HIGH SCHOOL

- Current Enrollment: **773**
- Approximate Graduating Class Size: **195**
- Offers **15** college courses
- Approximately **30** seniors earn a career studies certificate with diploma.
- Approximately **65** seniors obtain an Associates Degree.

HIGHER EDUCATION

Southside Virginia Community College sv.vccs.edu

Southside Virginia Community College (SVCC) has two main campuses located near Mecklenburg County: Alberta (Brunswick County) and Keysville (Charlotte County). In addition, SVCC offers a wide variety of classes through its satellite locations, including South Hill and Chase City. SVCC offers Associate Degrees in university parallel, technical, vocational and community service programs. SVCC partners with all state-affiliated universities for easy transfer into Bachelor's Degree programs. For more on SVCC's workforce training programs, see the Trained Workforce section.

Longwood University longwood.edu

Longwood University, located in nearby Farmville, Virginia, offers over 100 undergraduate, graduate, and minor programs. Honors and awards include:

- U.S. News & World Report: In their "U.S. News Best Colleges, Regional Universities in the South" it was ranked #12 in Top Public Schools, #31 among all Regional Universities in the South
- Princeton Review: recognized as one of the "Best Southeastern Colleges" and selected as one of 75 public institutions featured in the book, Best Value Colleges: 2013 Edition
- Forbes: included it in their "America's Top Colleges 2013"

Hampden - Sydney College www.hsc.edu

Hampden-Sydney College is an all-male liberal arts private college located in Hampden-Sydney, Virginia. U.S. News & World Report ranked it #4 in its 2010 ranking of the best private colleges in the South, and #6 among their best 20 colleges in the South. H-SC offers 25 majors and 20 minors toward a Bachelor of Arts or Bachelor of Science degree.

Southside Virginia Community College



AREA FOUR-YEAR COLLEGES

50 Mile Radius of South Hill:

Hampden-Sydney College Hampden-Sydney, VA
Longwood University Farmville, VA

100 Mile Radius of South Hill:

Averett University	Danville, VA
Barton College	Wilson, NC
Bennett College	Greensboro, NC
Campbell University	Buies Creek, NC
Chowan University	Murfreesboro, NC
College of William and Mary	Williamsburg, VA
*Duke University	Durham, NC
East Carolina University	Greenville, NC
Elon University	Elon, NC
Ferrum College	Ferrum, VA
Greensboro College	Greensboro, NC
Guilford College	Greensboro, NC
Liberty University	Lynchburg, VA
Lynchburg College	Lynchburg, VA
*Meredith College	Raleigh, NC
NC Agricultural & Technical State U.	Greensboro, NC
NC Central University	Durham, NC
*NC State University	Raleigh, NC
NC Wesleyan College	Rocky Mount, NC
Peace College	Raleigh, NC
Randolph College	Lynchburg, VA
Randolph-Macon College	Ashland, VA
Shaw University	Raleigh, NC
St. Augustine's College	Raleigh, NC
Sweet Briar College	Sweet Briar, VA
*University of NC at Chapel Hill	Chapel Hill, NC
University of NC at Greensboro	Greensboro, NC
*University of Richmond	Richmond, VA
Virginia Commonwealth University	Richmond, VA
Virginia State University	Petersburg, VA
Virginia Union University	Richmond, VA
Virginia University of Lynchburg	Lynchburg, VA

Other Major Universities:

*James Madison University	Harrisonburg, VA
Old Dominion University	Norfolk, VA
*University of Virginia	Charlottesville, VA
Virginia Tech	Blacksburg, VA

*TOP RANKING COLLEGES



Industry

WORKFORCE TRAINING

Virginia Community College System

SOUTHSIDE VIRGINIA COMMUNITY COLLEGE has two main campuses and six satellite facilities that offer vocational and technical training, customized industrial training, and Associate Degrees in a wide variety of programs.

- Christanna Campus (Alberta, Brunswick Co. 434-949-1000)
- John H. Daniel Campus (Keysville, Charlotte Co. 434-736-2000)

Satellite Facility

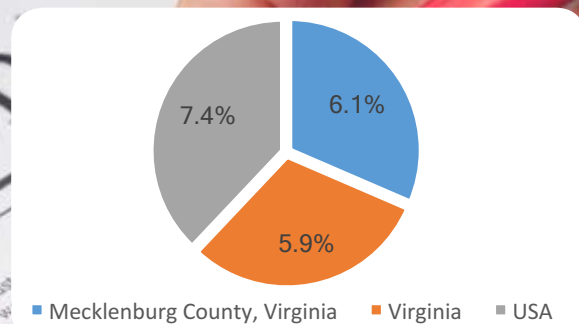
LAKE COUNTRY ADVANCED KNOWLEDGE CENTER
(South Hill, Virginia 434-955-2252)

- Specialized training designed to address the needs of various industry sectors such as metalworking, woodworking, plastics, and distribution
- Manufacturing training center that provides instruction in MIG welding, tool & die, metal fabrication, machining, millwright training, pipe fitter training, electrical, etc.
- Career planning, workshops, and seminars for business, industry, and professionals

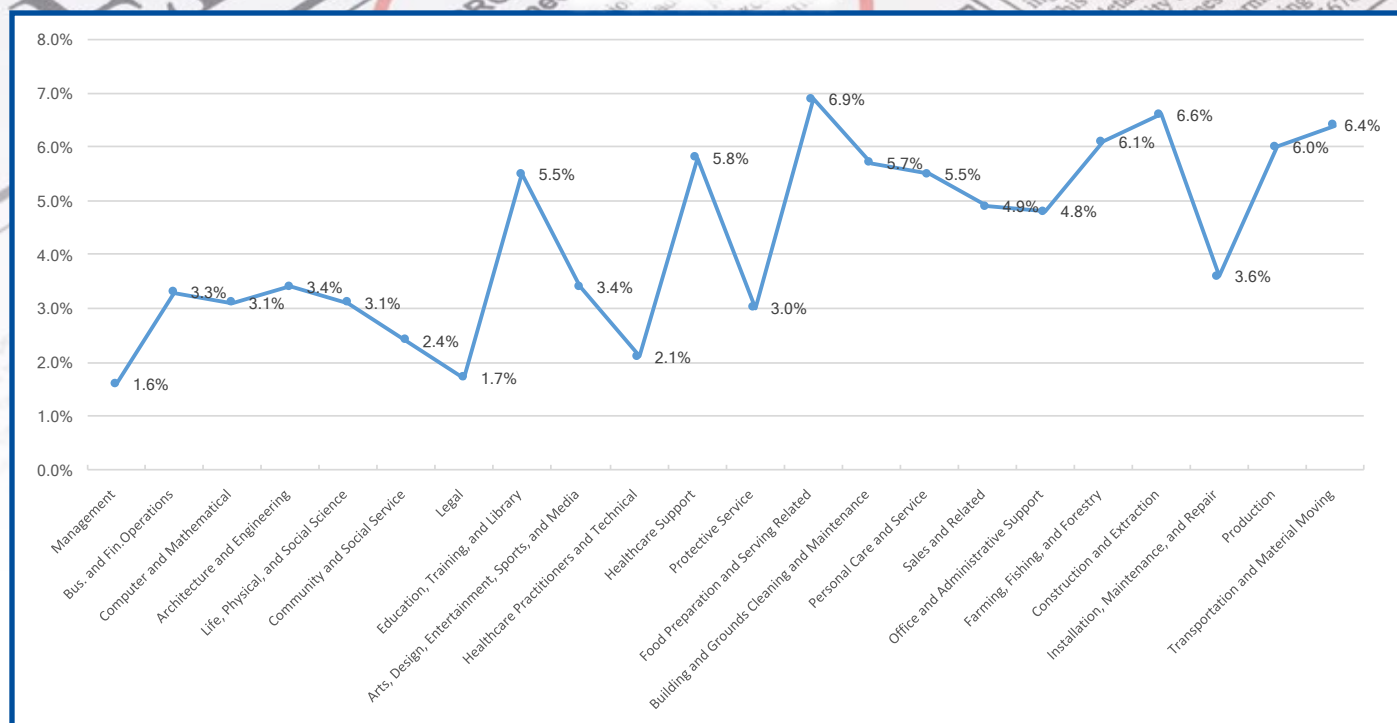
- CITE – Center of Information Technology Excellence, in partnership with Microsoft
- Affordable degree and non-degree programs and workforce training opportunities
- Information systems planning
- High Performance Technology program offers instruction and training in areas including automation and material handling, design, electricity, electronics, quality, manufacturing systems, mechanical processes, and HVAC. Students are trained in programmable logic controls (PLC) and computer numeric controls (CNC).
- Distance Education
- University Parallel curriculum
- Teacher Re-certification classes



LOCAL UNEMPLOYMENT RATES

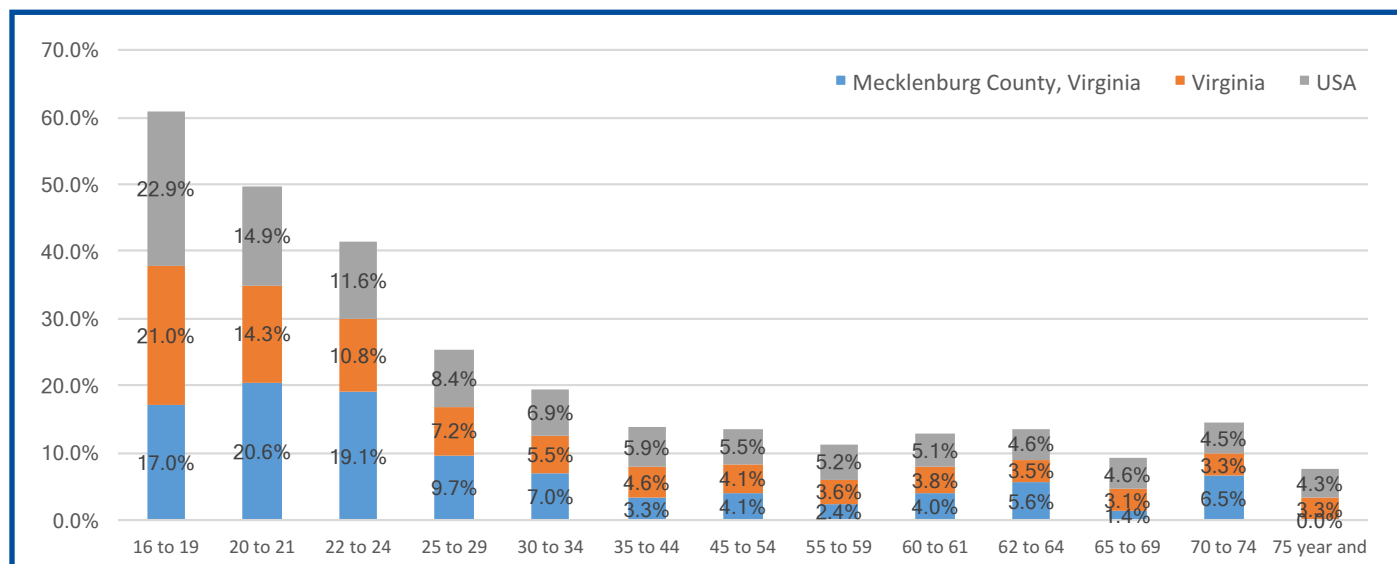


2017 MECKLENBURG COUNTY UNEMPLOYMENT RATES BY OCCUPATION



Source: Virginia Employment Commission

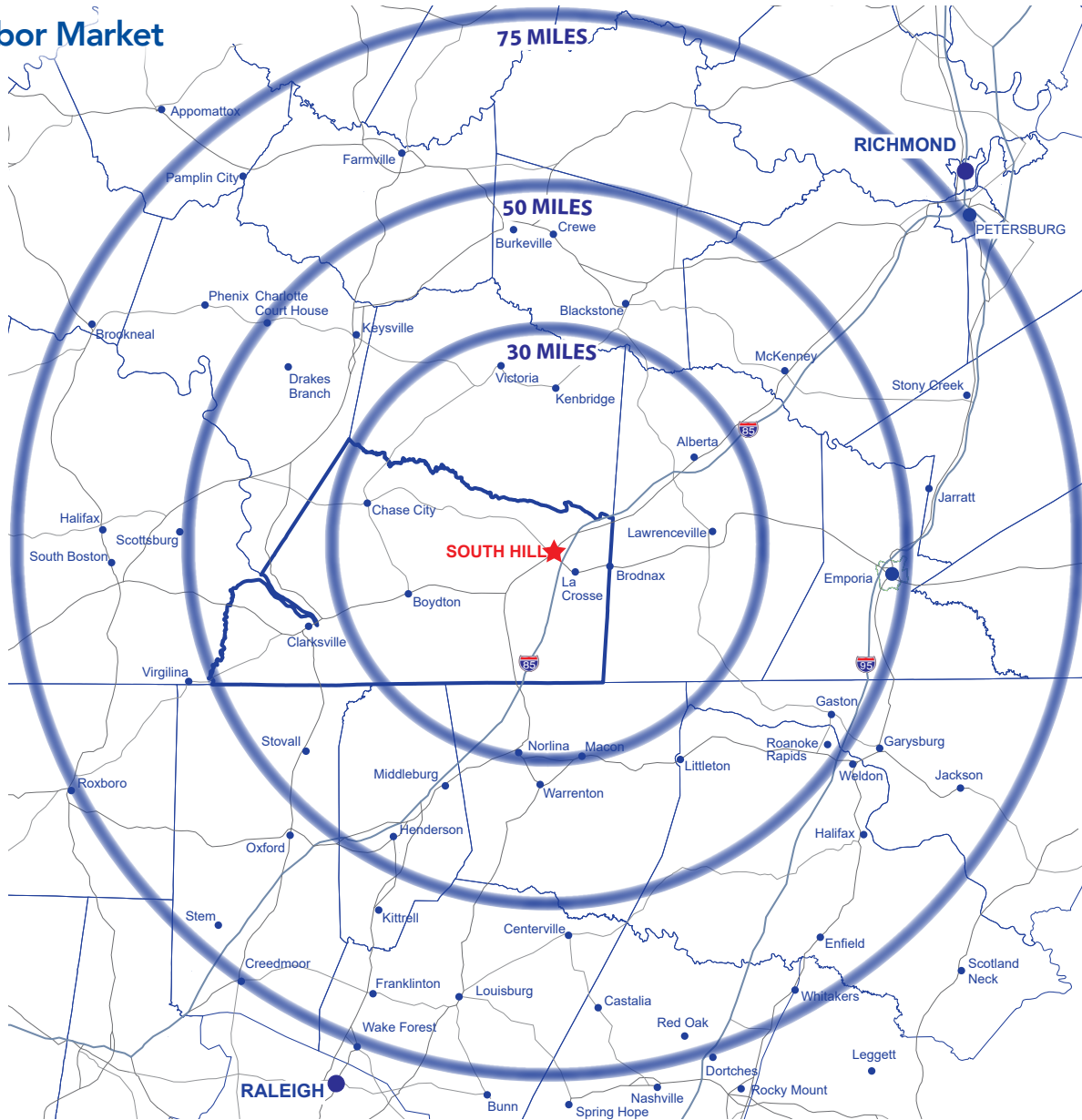
2017 MECKLENBURG COUNTY UNEMPLOYMENT RATES BY AGE



Source: Virginia Employment Commission

AVAILABLE WORKFORCE

Labor Market



30 Miles: Total Population: 119,953
18 - 64 Population: 72,592

50 Miles: Total Population: 443,168
18 - 64 Population: 274,636

75 Miles: Total Population: 3,079,146
18 - 64 Population: ,988,621

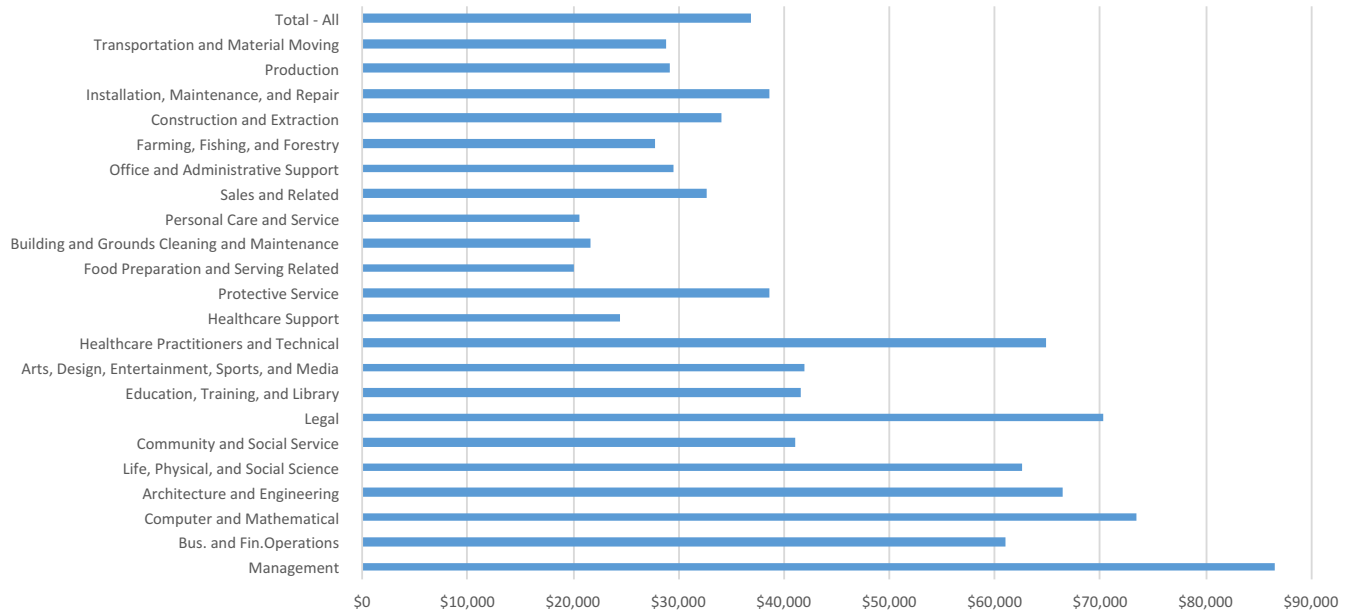
Source: 2010 Census



EMPLOYMENT WAGES

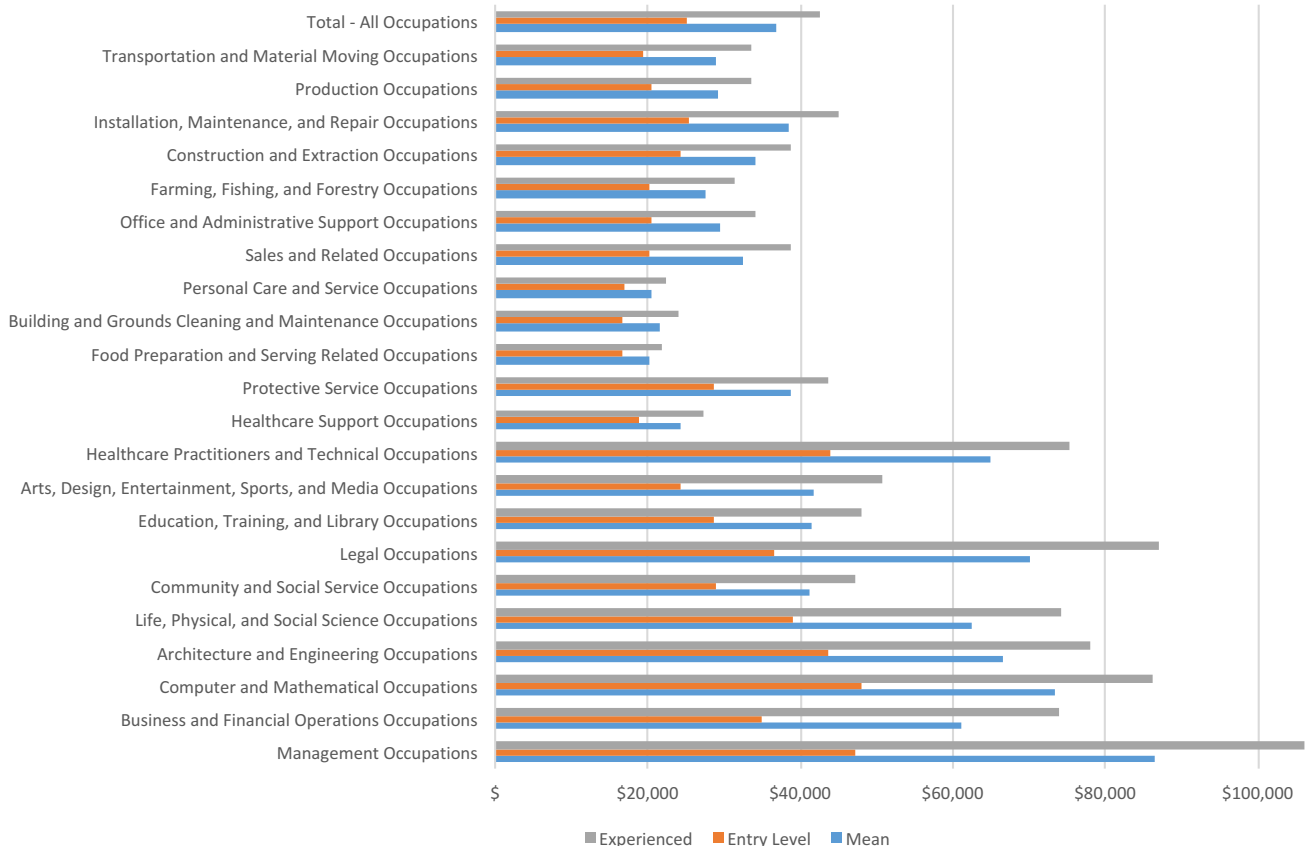
Mecklenburg County, Virginia

2017 AVERAGE ANNUAL WAGES BY OCCUPATION



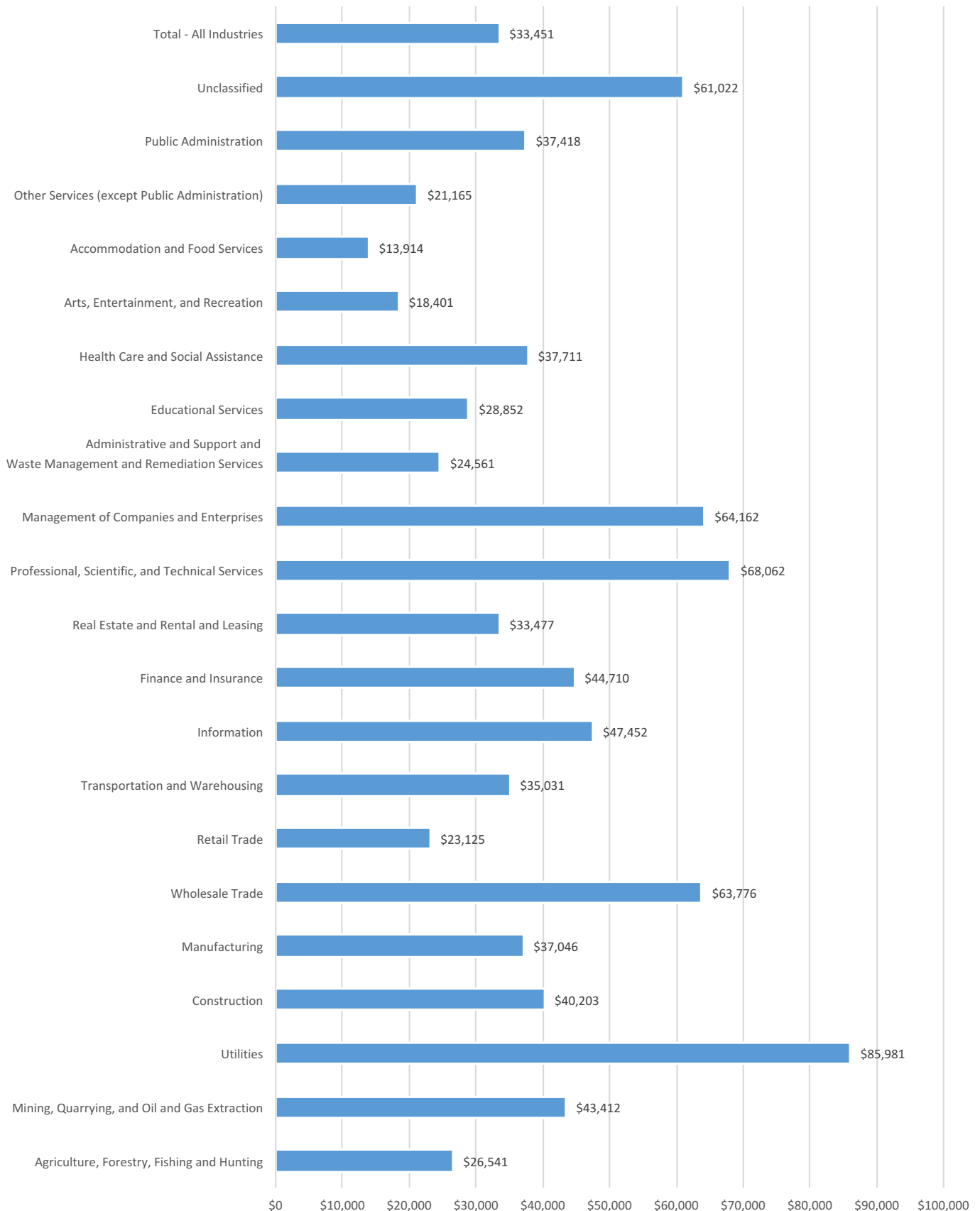
Source: Virginia Employment Commission

2016 AVERAGE ANNUAL WAGES BY OCCUPATION

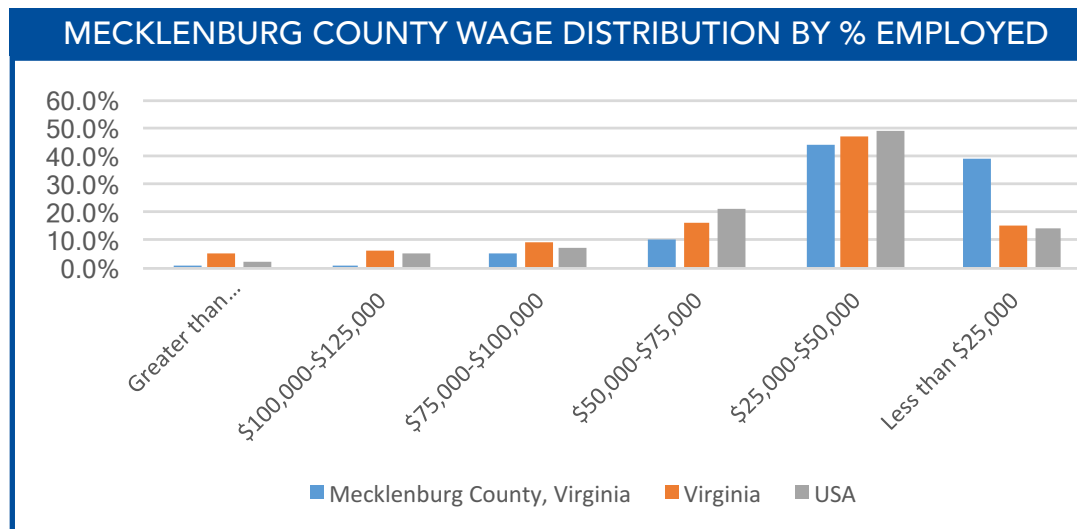


Source: Virginia Employment Commission

2017 AVERAGE ANNUAL WAGES BY INDUSTRY



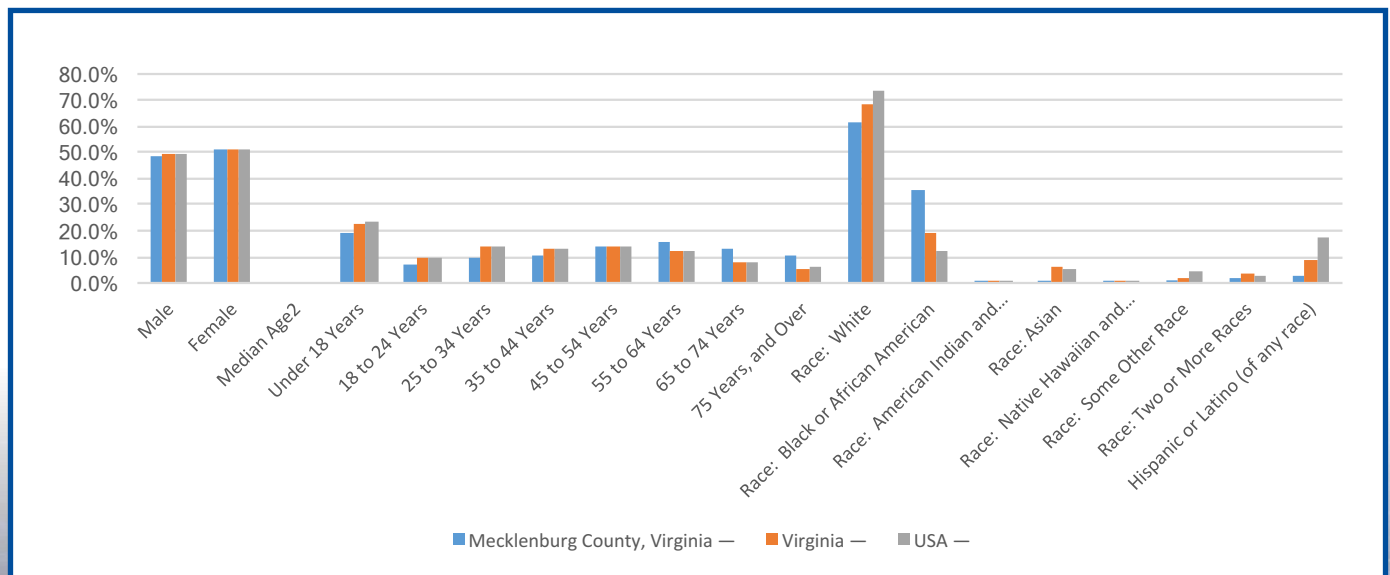
Source: Virginia Employment Commission



Source: Virginia Employment Commission

DEMOGRAPHICS & ECONOMY

Mecklenburg County, Virginia



Source: Virginia Employment Commission



Transportation

GENERAL AVIATION

Mecklenburg–Brunswick Regional Airport

The Mecklenburg-Brunswick Regional Airport, a publicly-owned airport located approximately 6 miles east of South Hill, services approximately 25 flights a day. Airport features include:

- 5,000' lighted runway, 75' wide with PAPI, REIL, and Pilot Controlled Lights
- Terminal building with crew lounge, rest area, and weather/flight planning room
- Fixed base operator
- Hangers available upon request
- No landing fees
- Pan Am Weather Computer and Automated Weather Observing System (AWOS III)
- NBD and GPS Instrument Approach
- 13 spaces for aircraft tiedowns, 12 T-hangars
- 100 Low Lead and Jet A fuel available, 24 hours a day
- Phone: 434-729-2591
- <http://airnav.com/airport/AVC>



COMMERCIAL AIR TRANSPORTATION

Raleigh-Durham International Airport (RDU)

The RDU Airport, located 80 miles from South Hill, offers approximately 400 flights on 8 major airlines to 43 non-stop destinations each day including London and Toronto. Over 9 million passengers are served by RDU each year. There are also five all-cargo and numerous freight carriers. RDU is ranked as the 39th largest primary airport in the United States.

Richmond International Airport (RIC)

The RIC Airport, located 84 miles from South Hill, is serviced by 6 major carriers providing 160 daily flights non-stop to 18 destinations with connecting flights worldwide. Over 3 million passengers use Richmond International Airport each year. Two all-cargo carriers handle 115 million pounds of cargo each year. Richmond is ranked as the 67th largest primary airport in the United States.

Norfolk International Airport (ORF)

The ORF Airport, located 120 miles east of South Hill, offers 57 daily departures on 5 major airlines. Together, these carriers provide nonstop service to 16 major airports, most of which are international gateways, allowing convenient access to global destinations. ORF is ranked the 69th largest primary airport in the United States with approximately 3 million scheduled passengers served each year.

TRUCKING

MILEAGE TO MAJOR URBAN CENTERS TO/FROM SOUTH HILL, VA

Norfolk, VA	117
Charlotte, NC	213
Philadelphia, PA	323
Atlanta, GA	453
Detroit, MI	700
Atlanta, GA	453
Chicago, IL	809
Miami, FL	873

Source: Google Maps



MAJOR HIGHWAYS VIRGINIA & NORTH CAROLINA



PORTS OF VIRGINIA

The Port of Virginia

A hub port located at Hampton Roads Harbor, and is easily accessed from US Highway 58 or the Norfolk Southern and CSX Railway:

- Deepest harbor in the United States, with 50-foot channels inbound/outbound and authorization to dredge to 55 feet
- Second busiest port on the East Coast, after New York City
- Sixth-largest containerized cargo complex in the United States
- Intermodal service where cargo may be shifted directly from ship to train or truck
- Served by two Class 1 railroads: CSX and Norfolk Southern (via on-dock intermodal container transfer facilities)
- Nearly 30 international shipping lines offer direct service, with connections to 200+ countries
- Over 1,200 combined acres
- Storage capacity over 3.3 million square feet
- The Port of Virginia consists of three large state-owned marine terminals (Norfolk International Terminal, Portsmouth Marine Terminal, and Newport News Marine Terminal) and the world's largest naval base
- The Virginia Inland Port (in Northern Virginia) is a container transfer center for the Port portofvirginia.com



THE PORT OF VIRGINIA



The Port of Richmond

Located south of Richmond on Interstate 95:

- Container cargo and general cargo facility
- Intermodal freight and distribution center (rail, truck, and water)
- Located 100 miles from the head of the James River
- Rail service by CSX and Norfolk Southern
- Barge service by James River Barge Line
- Container service by Eimskip Shipping Line serves Canada and Iceland
- Dock apron: 1,584 wharf length, 25' depth alongside
- Warehouse capacity: 284,000 square feet
- Open storage: 39 acres, Total area: 121 acres



Tax Rates

Virginia Corporate Tax Rate: 6%

Virginia has one of the lowest corporate tax rates in the United States.

Virginia Sales & Use Tax

- Retail 5.3% (4.3% state tax, 1% local tax)
- Eligible food items 2.5% (1.5% state tax, 1% local tax)

Other Taxes for Business

Workers' Compensation Insurance,
Unemployment Insurance Tax

Local Taxes

MECKLENBURG COUNTY

2018 Tax Rates Per \$100 Assessed Value On:

Real Estate

Tax Rate	\$0.42
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Tangible Personal Property General & Autos <2 Ton

Tax Rate	\$3.36
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Machinery & Tools & Computer Hardware

Tax Rate	\$0.66
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SOUTH HILL

2018 Tax Rates Per \$100 Assessed Value On:

Real Estate

Tax Rate	\$0.34
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Tangible Personal Property General & Autos <2 Ton

Effective Rate	\$1.50
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Machinery & Tools & Computer Hardware

Tax Rate	\$0.38
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Commercial Incentives

VIRGINIA ENTERPRISE ZONE PROGRAM

The Virginia Enterprise Zone Program is a state and local partnership in which both parties seek to improve economic conditions within a targeted area of distress. The concept of the enterprise zone is to create within these areas, an improved climate for private sector investment, development, and expansion. This is accomplished by reducing the cost of doing business through regulatory flexibility and through tax and other financial incentives. Local zone incentives vary by community. The following pages provide detailed information on local enterprise zones.

COMMONWEALTH OF VIRGINIA ENTERPRISE ZONE INCENTIVES

Real Property Investment Grant

The Real Property Investment Grant is available to non-quasi government entities and individuals making real property improvements. Mixed-use projects that are at least 30% commercial or industrial also qualify.

BENEFIT

- Up to \$100,000 per building or facility for qualifying real property investments of less than \$5 million
- Up to \$200,000 per building or facility for qualifying real property investments of \$5 million or more
- Real Property grant awards may be subject to proration should requests exceed grant funds allocated

ELIGIBILITY REQUIREMENTS¹

- Commercial, industrial, or mixed use buildings or facilities

- For rehabilitation and expansion, at least \$100,000 incurred in qualified real property investments
- For new construction, at least \$500,000 incurred in qualified real property investments

REQUIRED APPLICATION FORMS

- EZ-RPIG
- Final Placed in Service Documentation
- Mixed Use Form*
- Multiple Owner Form*
- Tenant/Owner Consent Form
- Tenant Coordination Form*
- W-9
- CPA Attestation Report

**if applicable*

GRANT TERM

Capped per building or facility at a maximum of \$200,000 within a five consecutive year term

¹The entity that capitalized the qualified real property investments MUST be the grant applicant. Tenants making leasehold improvements paid for directly by the tenant may apply for the RPIG with the owner's permission. Tenants that pay for improvements through an operating lease DO NOT meet either of the above criteria and are NOT eligible to apply for the grant. Please call (804) 371-7030 with questions regarding applicant eligibility.

Job Creation Grants

Available to Qualified Business Firms located within an Enterprise Zone. Some NAICS codes are restricted from applying. These grants are not available for retail, personal service, or food/beverage service positions. Grant awards begin with the fifth job created (the first four permanent, full-time jobs do not count toward the grant award). Created jobs that pay less than 150% of the Federal Minimum Wage are not eligible for the grant.

BENEFIT

- Up to \$500/year per net new permanent, full time position earning at least 175% of the Federal minimum wage (150% in High Unemployment Areas) with health benefits
- Up to \$800/year per net new permanent full time position earning at least 200% of federal minimum wage with health benefits

ELIGIBILITY REQUIREMENTS¹

- Net new permanent full-time positions, created over the fouryear threshold, that meet wage and benefit requirements

REQUIRED APPLICATION FORMS

- EZ-JCG
- JCG Worksheet
- W-9
- CPA Attestation Report¹

GRANT TERM

Available for a five-consecutive year term for net new permanent full-time positions above the four job threshold over base year employment levels

¹Businesses applying for the Job Creation Grant with a base year employment of 100 PFTP or less that create 25 or fewer grant eligible positions are not required to submit a CPA attestation.

MECKLENBURG COUNTY ENTERPRISE ZONE INCENTIVES

Businesses locating or expanding in an Enterprise Zone are subject to several incentives that are outlined in the "Enterprise Zone Incentives - Mecklenburg County" section above. South Hill's Hillcrest Industrial Park, Interstate Industrial Park, and Northside Industrial Park are within the Enterprise Zone. The eastern end of town, is also located in this Enterprise Zone.

Industry Stimulus Grant

A four-year stimulus grant based on the Machinery & Tools Tax. To qualify for this grant, a business must create a minimum of 25 full-time jobs. Recipients of this grant are ineligible for Job Grants and/or the Technology Stimulus Grant.

GRANT AMOUNT

Year	Grant amount (% of Machinery & Tools Tax)
1	100%
2	75%
3	50%
4	25%



Industrial Real Estate Discount

Businesses locating in an Enterprise Zone may purchase IDA land at a 50% discount off the listed price. This discount is limited to businesses with a private investment of \$2,000,000 or more and the creation of 25 full-time jobs. Land may be further discounted at the discretion of the Mecklenburg County IDA.

TOWN OF SOUTH HILL INCENTIVES

Refund of Industrial Building Permit Fees

50% refund of all building, electrical, plumbing, mechanical, and fire protection permit fees for new or expanding industries.

Technology Stimulus Grant

A four-year stimulus grant based on the Personal Property Tax. To qualify for this grant, a business must create a minimum of 15 full-time jobs. Recipients of the grant may also receive Job Grants, but are ineligible to receive the Industry Stimulus Grant.

GRANT AMOUNT

Year	Grant amount (% of Personal Property Tax)
1	50%
2	50%
3	50%
4	50%

Job Grant

A one-time grant based on the number of jobs created (must satisfy certain requirements). The grant is \$400 per new job, with the amount not to exceed \$20,000. Only industries creating 15 to 50 jobs.

Waiver of Building Permit Fees

Businesses locating in an Enterprise Zone will have their Mecklenburg County Building Permit Fee waived. A business must create a minimum of 10 full time jobs to be eligible for the fee waiver.

QUALIFICATION REQUIREMENTS

- Minimum investment of \$500,000 in land, building, and/or equipment
- Create a minimum of 30 fulltime jobs within 18 months of issuance of the certificate of occupancy

Non-Enterprise Zone Areas Incentive Program

COMMONWEALTH OF VIRGINIA

The Non-Enterprise Zone Areas Incentive Program makes incentives available in areas of the Commonwealth of Virginia that are not included in a designated Virginia Enterprise Zone.

Major Business Facility Job Tax Credits

Available to companies engaged in any business in the Commonwealth, except for retail trade business. A company may claim a Virginia income tax credit if the taxpayer creates at least 50 new full-time jobs in connection

with the establishment or expansion of a major business facility, in an economically distressed area.

The credit is equal to \$1,000 per qualified full-time employee (in excess of the 50-job threshold) who was employed during the credit year. The credit year is defined as the first taxable year following the taxable year in which the major business facility was established or expanded. The credit is claimed in one-third increments over three taxable years beginning with the credit year. Unused credits may be carried forward for 10 years.

MECKLENBURG COUNTY

The Non-Enterprise Zone Areas Incentive Program makes incentives available in areas of Mecklenburg County that are not included in a designated Virginia Enterprise Zone.

Technology or Industry Inducements

Annual cash awards available for up to four years based on taxes paid by the company. There is no investment minimum. The award given will be based on whether the company is a Technology firm or an Industrial business, based on NAICS code.

TECHNOLOGY INDUCEMENT

- **Jobs Created:** Minimum of 15 jobs created
- **NAICS Codes Applicable**
517 - 518 Information
- **Based On** 50% of Personal Property Tax For Four Years

INDUSTRY INDUCEMENT

- **Jobs Created:** Minimum of 25 jobs created
- **NAICS Codes Applicable**
31 - 33 Manufacturing / 493 Warehousing
- **Based On**
Year 1 - 100% of Machinery & Tools Tax
Year 2 - 75% of Machinery & Tools Tax
Year 3 - 50% of Machinery & Tools Tax
Year 4 - 25% of Machinery & Tools Tax

Employment Inducement

A one-time payment to new or expanding industry located in the County, of \$400 per new job created. There is no investment minimum.

- **Jobs Created:** Minimum of 15 jobs created
- **NAICS Codes Applicable**
31 - 33 Manufacturing / 493 Warehousing / 517 - 518 Information
- **Total Limit** \$20,000





Infrastructure

The infrastructure of South Hill is quite sophisticated in spite of its tranquil setting. Our industrial parks offer natural gas, DSL switching, and redundant fiber optics. Digital switching and T-1/T-3 capability is available throughout the area. Water and wastewater capacity is also a significant regional asset, as is an abundant supply of electrical power. The infrastructure of the Lake Country Region provides business a solid foundation for success.

WASTEWATER

- Capacity: 4.0 MGD
- Current usage: 1.1 MGD
- Treatment: preliminary, secondary, and advanced
- Secondary treatment: Extended aeration utilizing Kruger BioDenipho process for biological removal of nitrogen and phosphorus
- Chemical-free process
- Disinfection of discharge: ultraviolet light
- Solids are recycled through composting

WATER

Provided by Roanoke River Service Authority

- Treatment capacity: 4.18 MGD
- Reserve capacity: 2.93 MGD
- Permitted withdrawal capacity: 7.0 MGD
- 12" to 18" trunk conveyance mains
- Source: Roanoke River / Lake Gaston
- Intake: Fitted with 1mm screen openings and Auto Airburst
- 2.5 million gallon storage capacity/
Town of South Hill



COMMUNICATIONS

Telephone: CenturyLink, and all major long-distance carriers

Cellular/Wi-Fi: Verizon Wireless, AT&T Wireless, Sprint Wireless, U.S. Cellular, T-Mobile, and a variety of other carriers

Internet: BIT, CenturyLink, Comcast, HughesNet, and a variety of other providers

Services:

- Broadband fiber optic network available through Mid-Atlantic Broadband Cooperative
- DSL
- Operated by state-of-the-art DMS switch
- Unlimited capacity for growth
- Equal access to long distance carriers

Mid-Atlantic Broadband

Mid-Atlantic Broadband Communities Corporation operates a diverse fiber feed to several area sites through which high speed connectivity is available.

Any business locating in a GigaPark™ will have direct access to a multitude of carriers who are located in key interconnection facilities in Ashburn, Virginia; McLean, Virginia; and Atlanta, Georgia. Also of great interest will be MBC's new interconnection with the Terremark NAP of the Capital Region (NCR) located in Culpepper, Virginia. MBC can provide direct connectivity from a GigaPark™ to the NCR in Culpepper. South Hill's industrial parks are a part of MBC's GigaPark™ initiative.



ELECTRICITY

Provided by Dominion Energy

- **Rates:** Based on type of industrial service, 54.5% below the East Coast average
- **Reliability:** 99.98% (2014)

By 2020, Dominion Energy will invest more than \$11 billion in Virginia. This investment includes two new highly efficient natural gas power plants located in southern Virginia and renovation and expansion of the power grid.

Dominion is one of the nation's largest producers and transporters of energy, with a portfolio of approximately 24,600 megawatts of generation, 12,400 miles of natural gas transmission gathering and storage pipeline, and 5,455 miles of electric transmission lines.



Industrial Parks



Tier 4/5 Certified Site in accordance with the Virginia Business Ready Sites Program Standards. This park has a Tier 5 "pad ready" site that can accommodate an approximate 100,000 SF facility. Preliminary Geotechnical Engineering Report performed by Timmons Group is available upon request. This park has been reviewed by Virginia's Department of Historic Resources to ensure no historic properties would be affected in the event of development.

southhillva.org/economic-development/industrial-business-sites

dhcd.virginia.gov/index.php/community-partnerships-dhcd/downtown-revitalization/enterprise-zone.html



This Park is a Tier 4 Certified Site in accordance with the Virginia Business Ready Sites Program Standards. The Park is currently well maintained and situated near the newly constructed VCU Health Community Memorial Hospital. In addition to its convenient location to Interstate 85 and U.S. Hwy 1, this park includes a Helipad. The park's Preliminary Geotechnical Engineering Report performed by Timmons Group is available upon request.



Town of South Hill

GENERAL INFORMATION

South Hill Town Office

211 S. Mecklenburg Ave.
South Hill, VA 23970
Phone: 434-447-3191
southhillva.org
email: southhill@southhillva.org

South Hill Welcome Center & Chamber of Commerce

201 S. Mecklenburg Ave.
South Hill, VA 23970
Phone: 434-447-4547
southhillchamber.com
email: chamber@southhillchamber.com

Mecklenburg County Office

350 Washington St.
Boydton, VA 23917
Phone: 434-738-6191
mecklenburgva.com

Regional Planning & Development Southside Planning District Commission

200 S. Mecklenburg Ave.
South Hill, VA 23970
Phone: 434-447-7101
southsidepdc.org

EDUCATION

Mecklenburg County School Board

175 Mayfield Dr. | PO Box 190
Boydton, VA 23917
Phone: 434-738-6111
mcpsweb.org

FIRE & RESCUE

South Hill Volunteer Fire Department

114 N. Brunswick Ave.
South Hill, VA 23970
Phone: 434-447-8227
southhillfire.com

Southside Rescue Squad

810 W. Atlantic Street
South Hill, VA 23970
Phone: 434-447-5038
southsiderescuesquad.com

HEALTH CARE

VCU Community Memorial Hospital

1755 North Mecklenburg Avenue
South Hill, VA 23970
Phone: 434-447-3151
vcu-cmh.org

RECREATION

John H. Kerr Dam & Reservoir

Visitor Assistance Center
1930 Mays Chapel Road
Boydton, VA 23917
Phone: 434-738-6101
saw.usace.army.mil/jhkerr/index.htm
www.kerrlake.info

Occoneechee State Park

1192 Occoneechee Park Road
Clarksville, VA 23927
Phone: 434-374-2210
dcr.virginia.gov/state-parks/occoneechee.#general_information



SouthHillVA.org



Town of South Hill

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