



## LEWIS COUNTY, WASHINGTON

### - LOCATION -

The Centralia/Chehalis area is located in the beautiful southwest portion of Washington State, bordered on the west by the Olympic Mountain Range and on the east by Mt. Rainier and the Cascade Mountain Range. The cities are adjacent to Interstate 5, equal distance from both Seattle and Portland, and convenient to US Highway 12. The communities offer superb geographical locations for easy access from land, rail, air, and water. These transportation connections are offered locally by the Chehalis-Centralia Airport, overland carriers, Burlington Northern/Santa Fe Railroad and Union Pacific Railroad. The area is easily accessible to international airports in both Seattle and Portland, and to international port facilities at Olympia (Puget Sound), Longview and Kalama (Columbia River).

### - INFRASTRUCTURE & INCENTIVES -

Various private and public agencies serve the Industrial Parks with a full compliment of utilities: water, sewer, rail, power, natural gas, and communications. Favorable factors available to businesses includes lower-cost, fully-serviced, industrial land than there is in most of western Washington, and electric rates that are the lowest in the nation. Specific financial incentives available in Lewis County include:

1. Absence of either a State or local corporate income tax, personal income tax. Or unitary tax provision on corporate profits.
2. Absence of locally imposed business and occupation taxes (deferential to those found in other Washington communities).
3. Eligibility county wide for State business and occupation tax credits. A new firm may be entitled to \$2000 to \$4000 in credit per employee.
4. Eligibility county-wide for a waiver of all sales/use taxes on building, equipment, and machinery.
5. Industrial Revenue Bonds, Small Business Administration (SBA) loans and loan guarantees, "gap financing" through State (and local revolving loan fund) programs, community revitalization loan programs and employment training incentives.

### - QUALITY OF LIFE -

Beyond the Industrial Parks, the county wide communities maintain an excellent public school system, complemented by organized sports and recreational activities. Centralia College offers a balanced academic and vocational curriculum, and partners with Washington State University and City University to offer upper division Bachelor and Master Degree programs.

The area offers a tremendous range of recreational opportunities, in addition to being within easy driving distance of many natural attractions. Specifically, these include Mt. St. Helen, Mt. Rainier, the Pacific Coast, White Pass ski area, lakes and rivers offering excellent fishing and boating, as well as State and Federal forest for hiking and camping. Both communities enjoy a mild climate with a mean average temperate of 51.4 degrees Fahrenheit, average rainfall of 44.77 inches and an altitude of 226 above sea level.