

Annual Report for Virginia
Telecommunication Initiative and Broadband
Equity, Access, and Deployment Program
Funded Projects

*Required by Chapter 822 of the 2024 Acts of
Assembly (HB800)*

2025 Report

Submitted by:
The Department of Housing and Community Development
November 2025

Executive Summary

Virginia funds broadband deployment within the Commonwealth through several programs. The largest and main program is the Virginia Telecommunication Initiative (VATI). The upcoming Broadband Equity, Access, and Deployment Program (BEAD) will finish the job of attaining universal connectivity in the Commonwealth. The Virginia Department of Housing and Community Development (DHCD) anticipates approval of the state's BEAD Final Proposal in Winter 2025, with projects beginning in Fall 2026 for the 133,000 approved passings.

VATI provides grants to localities partnered with internet service providers to finance the deployment of high-speed broadband to locations (called a "passing") within the Commonwealth that are determined to be "unserved." Passings are places where the internet can be accessed – thus it could be a business, community anchor, a home, or an apartment complex. A passing is unserved¹ if it lacks access to internet speeds of 100 Megabits per second (Mbps) download and 20 Megabits (Mbps) upload ("100/20"). BEAD has a similar eligibility structure, with locations lacking 100/20 eligible for funding under the program.

This report is required by statute and has been prepared by the Office of Broadband located within DHCD. This report tracks the technical performance of the VATI internet service provider partners in their work to deploy broadband. This report adheres to the factors that the General Assembly directed to be tracked and presents them in the manner directed by the General Assembly.

Below are the key takeaways from the report. *Only open projects are listed in the summary tables provided at the end of this report. Completed projects are not listed in these tables; however, their total figures are listed in the summary bullets below.*

- *Total passings:* VATI FY22, FY23, and FY24 projects will provide access to broadband infrastructure to 320,402 passings across Virginia.
- *Leveraged local and private funding:* In addition to \$822.8 million in state and federal funding awarded, FY22, FY23, and FY24 projects leverage a total of \$1.198 billion in private and local match funding. To-date, \$393.8 million of these awarded funds and \$599.6 million of these matching funds have been expended.
- *Locations Built-To:* To date, projects have provided broadband access to 155,907 locations.
- *Maximum Speeds Available:* Over 93.4% of projects funded in FY22, FY23, and FY24 offer functionally gigabit (1,000 Mbps) download speeds, and over 73.7% offer functionally gigabit upload speeds.

In conclusion, 21 out of the 55 open projects funded from the American Rescue Plan Act of 2021 (ARPA) and General Funds from FY22, FY23, and FY24 are scheduled to be completed on time as of this report's submission. DHCD identifies 11 FY22 projects as "High Risk". Justification for these delays include the make-ready effort, which includes preparing existing electric poles for aerial broadband network construction, as well as supply chain and labor markets, streamlining utility locate efforts, railroad crossings, the permitting process to lay fiber in state-owned rights of way along roads, and permitting to cross federally owned lands. Looking forward, DHCD will

¹ In the FY22 VATI process, the definition of unserved was set at 25/3. This definition of unserved has been upgraded to those passings lacking access to broadband at speeds of 100/20 for the FY23 VATI process.

continue its ongoing work to monitor these projects, assisting where appropriate in mitigating these broadband deployment challenges.

Formal Report

Pursuant to Chapter 822 of the Virginia Acts of Assembly of Session 2024, enclosed is the Annual Report of the Virginia Telecommunication Initiative (VATI) and the federal Broadband Equity, Access, and Deployment (BEAD) Program in the Commonwealth.

Chapter 822 of the 2024 Acts of Assembly Session requires that DHCD deliver an annual report on funds awarded through the Virginia Telecommunication Initiative (VATI) and the federal Broadband Equity, Access, and Deployment (BEAD) Program in the Commonwealth.

Administered by the Virginia Department of Housing and Community Development (DHCD), VATI enhances the sustainability and growth of communities throughout the Commonwealth by preparing those communities to build, utilize, and capitalize on broadband infrastructure. The primary objective of VATI is to provide financial assistance to supplement construction costs by private sector broadband service providers to extend service to areas that presently are unserved by any broadband provider. This program requires a public-private partnership. The BEAD Final Proposal is currently under review. DHCD expects projects to begin in mid-2026.

The directive to form this quarterly performance report establishes that:

2. That in administering the Virginia Telecommunication Initiative (VATI) and the federal Broadband Equity, Access, and Deployment (BEAD) Program in the Commonwealth, the Department of Housing and Community Development is directed to submit annually on or before December 1 of 2024 through 2028 a report to the Governor, the General Assembly, and the State Corporation Commission on the progress of broadband expansion projects across the Commonwealth funded through VATI and BEAD. Such report shall assess (i) the fiber mileage constructed, (ii) the locations passed, (iii) the timelines for remaining contracted projects, (iv) the amount of grant funding expended, and (v) the number of projects extended and the rationale for such extensions.

Project information displayed in this report reflects monthly project report data from as of the end of August 2025.

Regarding extended projects, out of the 55 active VATI projects funded in FY22, FY23, and FY24, 34 have requested and received timeline extensions from their original project timeline. DHCD staff continue to closely monitor the impact of challenges impacting project timelines. Deployment challenges which are being monitored by DHCD include supply chain and labor markets, streamlining utility locate efforts, railroad crossings, the permitting process to lay fiber in state-owned rights of way along roads, and permitting to access federally owned lands. DHCD and its local and regional government and internet service provider partners are continuing to develop innovative solutions to address these challenges and deliver high-speed broadband access as quickly as possible for residents in the impacted project areas.

The project summaries included in this report are updated quarterly on the VATI Project Dashboard, accessible through dhcd.virginia.gov/vati.

Annual Report for Virginia Telecommunication Initiative and Broadband Equity, Access, and Deployment Program Funded Projects – FY2022 Projects

Grantee	Internet Service Provider Partner	Passings in Project Area	Total Passings Provided Broadband Access to Date	Percent Complete Passings Provided Broadband Access to Date	Miles of Fiber Complete to Date	Agreement Start Date	Agreement End Date	Award Amount	Award Funding Source - (GF, General Fund)(SLFRF, Coronavirus State and Local Fiscal Recovery Fund)(CPF, Coronavirus Capital Projects Fund)	Awarded Funding Expended	Percent Expended, Out of Total Awarded Funding	Risk	Reason for a Project's Delay (MR, SCL, UL, RR, ROW, FED, OTH, None)
Bedford	ZiTEL	5,644	5,593	99%	539.12	06/15/2022	7/1/2025	\$11,480,664.98	GF & SLFRF	\$11,084,989.42	96.55%	Low Risk	MR
Bedford	Shentel	3,204	3,232	101%	320.37	09/09/2022	9/21/2025	\$6,191,796.33	GF & SLFRF	\$4,497,826.14	72.64%	Low Risk	MR, UL, RR, ROW, FED
Botetourt	Lumos Networks	1,901	1,901	100%	269.73	11/01/2022	9/30/2025	\$3,084,796	CPF	\$2,685,883.90	87.068%	Low Risk	MR
Campbell	Shentel	3,509	3,132	89%	334.84	09/21/2022	9/21/2025	\$6,443,000	GF & SLFRF	\$3,593,421.79	55.77%	Low Risk	MR, UL
Central Shenandoah Planning District Commission	MGW/ Rob Huff	2,470	1,118	45%	74.53	6/1/2022	12/1/2025	\$7,876,800	SLFRF	\$4,357,020.63	55.31%	Low Risk	MR, ROW, FED, OTH
Commonwealth RC	Kinex	11,397	7,359	65%	735.9	06/14/2022	6/14/2026	\$15,000,000	GF	\$11,373,545.98	76%	High Risk	UL, SCL
Cumberland Plateau PDC	Point Broadband	5,659	5,113	90%	350.93	09/06/2022	9/6/2025	\$23,478,429	CPF	\$14,135,023.55	60%	Low Risk	MR
Eastern Shore of Virginia Broadband Authority	ESVBA	11,091	9,381	85%	317.01	6/1/2022	11/30/2024	\$12,310,777.25	SLFRF	\$8,236,666.46	67%	Low Risk	OTH- customer installs
Franklin	Shentel	3,508	3,505	100%	453.83	10/17/2022	10/17/2025	\$11,832,456	GF & SLFRF	\$4,448,444.13	37.6%	Low Risk	MR, UL, RR
Hampton Roads PDC	Charter Communications	11,114	9,781	88%	319.22	07/08/2022	6/30/2026	\$21,120,053.50	SLFRF	\$9,113,309.34	43.15%	High Risk	ROW
Hanover	All Points Broadband	6,198	1,363	22%	308.19	8/1/2022	12/31/2025	\$13,970,000	SLFRF	\$3,631,562.45	26%	Low Risk	MR
King William	All Points Broadband	2,236	2,236	100%	182.5	8/3/2022	3/31/2025	\$5,400,000	SLFRF	\$4,859,999.93	42%	Low Risk	MR
LENOWISCO PDC	Scott County Telephone Cooperative	10,982	6,671	61%	501	06/13/2022	12/13/2025	\$22,190,500	SLFRF & CPF	\$13,103,095.52	59.05%	Low Risk	MR, RR
Loudoun County	All Points Broadband	8,629	249	3%	213	7/1/2022	10/31/2025	\$17,524,000	SLFRF	\$4,003,000.96	22.84%	Low Risk	MR
Middlesex County	All Points Broadband	970	970	100%	107	7/22/2022	7/31/2025	\$2,050,000	SLFRF	\$1,845,000	90%	Low Risk	MR
Mount Rogers PDC	Point Broadband	27,551	26,390	96%	1652.5	06/01/2022	11/30/2025	\$66,203,228	CPF	\$53,562,446.46	81%	Low Risk	MR
New River Valley Regional Commission	Gigabeam	12,094	745	6%	656.17	03/13/2023	3/13/2026	\$39,233,355	CPF	\$15,316,750.29	39.04%	High Risk	RR

New River Valley Regional Commission	All Points Broadband	7,872	0	0%	-	12/06/2022	12/31/2025	\$29,122,000	CPF	\$5,913,400.39	20.31%	Low Risk	MR
Northern Neck Planning District Commission	All Points Broadband	3,411	3,411	100%	273	9/22/2022	3/31/2025	\$3,190,500	SLFRF	\$2,871,450	90%	Low Risk	MR
Northern Shenandoah Valley Regional Commission	All Points Broadband	32,238	193	1%	455	7/22/2022	6/30/2026	\$96,873,500	SLFRF	\$23,899,464.28	25%	High Risk	MR
Roanoke	B2X	520	45	9%	-	09/22/2022	10/25/2025	\$170,609	GF	\$35,295.43	20.69%	Low Risk	SCL, OTH-land use agreement
Roanoke	Cox	396	250	63%	31.09	9/1/2022	10/15/2025	\$1,535,264	SLFRF	\$0	0%	Low Risk	FED
Roanoke	Comcast	48	0	0%	-	6/13/2025	3/31/2026	\$490,000	SLFRF	\$141,360	28.85%	High Risk	OTH-rescoped
Shenandoah County Public Schools	Shentel	4,139	4,102	99%	471.74	8/1/2022	12/31/2025	\$12,176,662	SLFRF	\$9,037,715.98	74.22%	Low Risk	MR, UL
Southside PDC	EMPOWER Broadband	14,634	9,084	62%	1116.48	07/22/2022	6/22/2026	\$69,431,635	SLFRF	\$44,666,488.15	64.33%	High Risk	OTH: Dominion mainline behind schedule.
Sussex	RuralBand	2,267	2,267	100%	179.89	06/13/2022	12/13/2025	\$4,896,892	SLFRF	\$4,097,081.35	84%	Low Risk	None
Thomas Jefferson PDC	Firefly Broadband	36,225	24,162	67%	2668.00	08/15/2022	6/30/2026	\$79,027,930	SLFRF	\$61,225,456.03	77.47%	High Risk	MR, RR, ROW
West Piedmont PDC - Dinwiddie	RuralBand	417	275	66%	56.75	07/03/2022	12/31/2026	\$638,718	SLFRF	\$479,418.08	75.06%	High Risk	None
West Piedmont PDC - Dinwiddie	RiverStreet Networks	5,009	0	0%	53.14	06/20/2022	6/30/2026	\$6,893,337	SLFRF	\$632,727.12	9.18%	High Risk	RR, ROW
West Piedmont PDC (East)	RiverStreet Networks	24,641	8,167	33%	1042.11	08/03/2022	6/30/2026	\$87,003,888	SLFRF	\$35,361,713.48	40.64%	High Risk	RR, ROW
West Piedmont PDC (West)	RiverStreet Networks	10,056	31	0%	159.5	09/30/2022	2/24/2026	\$33,571,073	CPF	\$1,646,415.95	5%	High Risk	FED, MR, RR
West Piedmont PDC	Charter Communications	690	677	98%	125.85	08/01/2022	8/1/2025	\$1,557,385	CPF	\$1,070,564.58	68.74%	Not at Risk	None

***Data as of September 2025 Monthly Project Reports, which reflect project statistics through the end of August.**

Abbreviations for Reasons for Project's Delay: MR – Make Ready, SCL – Supply Chain and Labor, UL – Utility Locates, RR – Railroad, ROW – Right of Way Permitting along State Roads, FED – Federal Land Permitting Challenges, OTH – Other (Described)

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Bedford	Shentel	565	559	99%	78.06	4/1/2024	9/1/2025	\$1,373,161.74	GF	\$416,862.28	30.36%	Not at Risk	None
Caroline County	Breezeline	3,910	300	8%	89.86	10/23/2024	10/23/2026	\$6,446,000	GF	\$1,606,282.28	25%	Not at Risk	MR
Caroline County	Verizon	854	815	95%	61.88	10/23/2024	5/23/2025	\$2,032,334	GF	\$1,743,577.73	86%	Not at Risk	None
Chesterfield County	All Points Broadband	494	0	0%	-	12/1/2023	11/30/2026	\$8,753,009	GF	\$1,063,548.93	12%	Not at Risk	None
Essex County	Breezeline	3,526	700	20%	102.30	09/06/2023	9/6/2026	\$8,753,009	GF	\$1,063,548.93	12%	Not at Risk	MR
Floyd County	Citizens	666	666	100%	77.28	05/30/2023	8/18/2025	\$1,339,387	GF	\$1,205,448.30	90%	Low Risk	OTH - rescoped
Henrico County	All Points Broadband	412	0	0%	-	12/1/2023	11/30/2025	\$501,620	GF	\$0	0%	Not at Risk	None
Orange County	FiberLync	576	467	81%	65.55	10/31/2023	6/5/2025	\$2,181,000	GF	\$2,155,031.68	99%	Low Risk	ROW
Shenandoah County Public Schools	Shentel	2,440	2,115	87%	117.56	9/26/2023	12/31/2025	\$4,936,968	GF	\$2,441,509.83	49.45%	Low Risk	MR
Southside PDC	EMPOWER Broadband	4,804	1,512	31%	155.88	9/26/2023	9/26/2026	\$8,556,028.84	GF	\$500,548.12	5.85%	Not at Risk	None
West Piedmont PDC (East)	RiverStreet Networks	3,356	1,082	32%	141.6	11/6/2023	11/6/2026	\$8,155,864	GF	\$4,932,239.51	60.47%	Not at Risk	None
West Piedmont PDC (Pittsylvania)	RiverStreet Networks	2,102	824	39%	78.8	10/5/2023	10/5/2026	\$3,548,250	GF	\$2,690,376.43	75.82%	Not at Risk	None
West Piedmont	RiverStreet Networks	4,526	7	0%	0.1	2/28/2024	2/28/2026	\$8,013,600	GF	\$53,970.90	0.67%	Not at Risk	None

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Thomas Jefferson PDC	Firefly	5,825	126	2%	5.11	11/1/2024	12/31/2026	\$12,208,500	GF	\$57,130	0.47%	Not at Risk	None
Southside PDC	Empower	3,757	1,568	42%	97.04	11/13/2024	6/30/2027	\$3,353,579	GF	\$43,000	1.28%	Not at Risk	None
Giles County	PemTel	629	0	0%	-	1/21/2025	1/21/2027	\$4,199,596	GF	\$106,773.51	2.54%	Not at Risk	None
Franklin County	ZiTEL	2,543	0	0%	17.94	1/21/2025	1/21/2026	\$4,538,288	GF	\$1,774,149.90	39%	Not at Risk	None
Carroll County	ZiTEL	2,214	0	0%	-	7/10/2025	7/10/2027	\$10,347,072	GF	\$0	0%	Not at Risk	None
Rockbridge BARC	BARC	293	0	0%	-	11/4/2024	11/4/2026	\$1,197,320	GF	\$0	0%	Not at Risk	None
Rockbridge	Brightspeed	1,734	21	1%	5	4/10/2025	5/7/2027	\$975,865	GF	\$0	0%	Not at Risk	None
Alleghany County	CBEC	370	0	0%	-	11/21/2024	6/13/2026	\$2,332,353	GF	\$393,638.83	16.88%	Not at Risk	None
Orange County	FiberLync	546	144	26%	12.04	8/8/2024	8/8/2026	\$2,138,416	GF	\$0	0%	Not at Risk	None
Botetourt	Comcast	62	0	0%	-	12/12/2024	12/12/2026	\$395,411	GF	\$0	0%	Not at Risk	None

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