



community
investment
by & for
the people
of Central Appalachia

2024

Impact Report

investappalachia.org

Investing in a brighter future for Appalachia is long-term work, but it is also work that is happening around us every day.

We’re pursuing change that requires seeing the big picture – how to build on our region’s assets, honor what came before, repair historical harms, and catalyze new opportunities. But we also know the daily details matter – centering community interests in every project, cultivating locally rooted capacity, building partnerships, and pushing our capital to be creative and impactful in every investment. These details add up because the *how* of investment matters just as much as the *what*. We are proud to share some of the highlights of Invest Appalachia’s work in 2024, which reflect the *how*, *what*, and *why* of our efforts.

Behind every number, every project, and every partnership is a shared belief: that capital can—and must—be used to serve the people and places that have been overlooked and underinvested for too long.

Here in Central Appalachia, 2024 reminded us that resilience isn’t an abstract ideal. It’s how communities organize in the face of crisis. It’s how systems protect lives and livelihoods. It’s how neighbors take care of one another when those systems fall short. It’s how we invest in ourselves to better prepare for the next challenge. It’s how we build and protect a future grounded in security, opportunity, and inclusion.

Hurricane Helene was the worst disaster in our region's history. It left an indelible mark on residents, businesses, livelihoods, and critical infrastructure. It showed us where our systems are weak, and what investment is needed to strengthen them. But these wounds also revealed something much deeper: the strength of Appalachian communities when called to rise, to serve, and to hold each other up. Helene and other climate-driven disasters, like the floods in Eastern Kentucky, only underscore how necessary and urgent our work is.

2024 was our second full year in operation, and we focused on scaling up our investment activity, pushing the envelope of risk and impact in our capital tools, and targeting sectors that are critical to a resilient Appalachian future. We deployed over \$9 million in blended capital investment – loans, credit enhancements, and recoverable grants – to over 27 projects across communities that were mostly rural, economically distressed, and coal-impacted. We supported projects with innovative capital stacks that unlocked opportunity for low-wealth entrepreneurs. We invested in critical community infrastructure like healthcare, energy resilience, and housing. We partnered on major regional initiatives around **clean energy, downtown development, rural journalism, and disaster resilience**. And as part of the WNC Strong Together collaborative, we worked with partners to channel millions of dollars in emergency loans and grants to support recovery from Hurricane Helene. Our partnership-first models helps the whole community investment ecosystem work better, prioritizing creative co-investment approaches that help our values-aligned partners push their impact even further.

We believe Central Appalachian communities deserve capital that meets them where they are, moving the region towards an economy defined by community ownership, equity, and long-term well-being. Our growing team is dedicated to this principle, and we learn every day how to do it better. We couldn’t do anything without our organizational partners, grassroots stakeholders, investors, entrepreneurs, local leaders, and others – the ecosystem that makes impact-first community investment possible. We’re honored to walk alongside you.

In partnership and appreciation,

Andrew Crosson, CEO

Thank You

to our 2024 funding partners:

- 11th Hour Project
- Appalachian Regional Commission
- Dogwood Health Trust
- Education Foundation of America
- MacArthur Foundation
- Margaret A. Cargill Philanthropies
- New York Community Trust
- Robert Wood Johnson Foundation
- The Greater Kanawha Valley Foundation
- Trust for Civic Life

...and to the Invest Appalachia Fund’s Investment Partners:

- Appalachian Regional Commission
- Cassiopeia Foundation
- Chordata Capital
- Claude Worthington Benedum Foundation
- Dogwood Health Trust
- Greater Clark Foundation
- John D. and Catherine T. MacArthur Foundation
- The Hearst Foundation
- Laughing Gull Foundation
- Robert Wood Johnson Foundation
- Sugarbush Valley Impact Investments
- Truist Bank
- UnitedHealth Group

2024
in review

 Snug Hollow
Irvine, KY



Invest Appalachia is a community investment platform, purpose-built to fill gaps in the investment ecosystem of Central Appalachia.

Our Vision/

A Central Appalachian region where every community has the investment they need to thrive.

Our History/

Invest Appalachia emerged from a multi-year, collaborative process of community organizations and lenders to design an innovative investment vehicle that fills capital gaps and strengthens the region's existing ecosystem.

2022

First close of \$18.95 million raised for the Invest Appalachia Fund. Initial funding deployed from Catalytic Capital and the Invest Appalachia Fund.

2023

Blended investment from the IA Fund and Catalytic Capital continued, with 19 funded projects. IA Fund had its final close with \$35.5 million in total investor commitments.

2024

Committed funds totaled over \$9 million across 27 projects. Stepping in as a “but-for” investor, Invest Appalachia attracted 62% additional capital to the region—investment that likely would not have occurred otherwise.

Learn More/ About our founding:



2024

by the numbers

\$9,207,800

total committed across 27 projects

79%

were “but-for” deals: deals that wouldn’t have happened without Invest Appalachia providing flexible or risk-absorbing capital

\$8,410,500

committed across 12 Invest Appalachia Fund investments

\$797,300

in Catalytic Capital funds committed: 80% are structured as recoverable capital and will be recycled for future reinvestment



We Committed

funds throughout our designated region

Ohio: 1%

West Virginia: 19%

Kentucky: 38%

Virginia: 19%

North Carolina: 19%

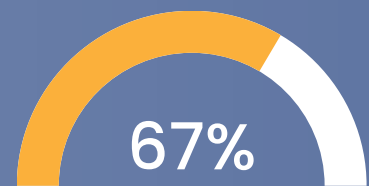
Tennessee + Other: 4%

Explore our
interactive
impact map:



We Prioritized

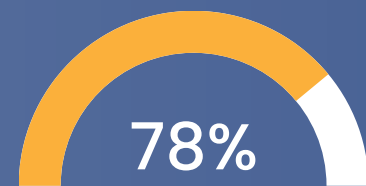
co-investment and local partnerships to strengthen capital stacks and unlock greater impact



of our 2024 IA Fund commitments are co-investments with in-region Community Development Financial Institutions (CDFIs).



We invested with 24 unique co-investors.



of our Catalytic Capital Fund commitments are co-investments.

Investment Clusters

building community health and local wealth

Clean Energy

We catalyzed solar development in coal-impacted communities across Central Appalachia and invested \$ 1.75 million in clean energy projects in 2024.

See: *Lee County Schools Solar*, page 8.

Food & Agriculture

Appalachia's local food systems drive livelihoods and sustainability. We supported everything from diverse restaurant ownership to multi-state medicinal herb production.

Creative Placemaking

Creative placemaking includes everything from downtown revitalization to ecotourism, and our investments prioritize local ownership and community control.

See: *Snug Hollow*, page 6.

Community Health + Housing

We invested in accessible healthcare and upstream social determinants of health, ranging from affordable housing to addiction recovery, and a nonprofit, independent hospital.

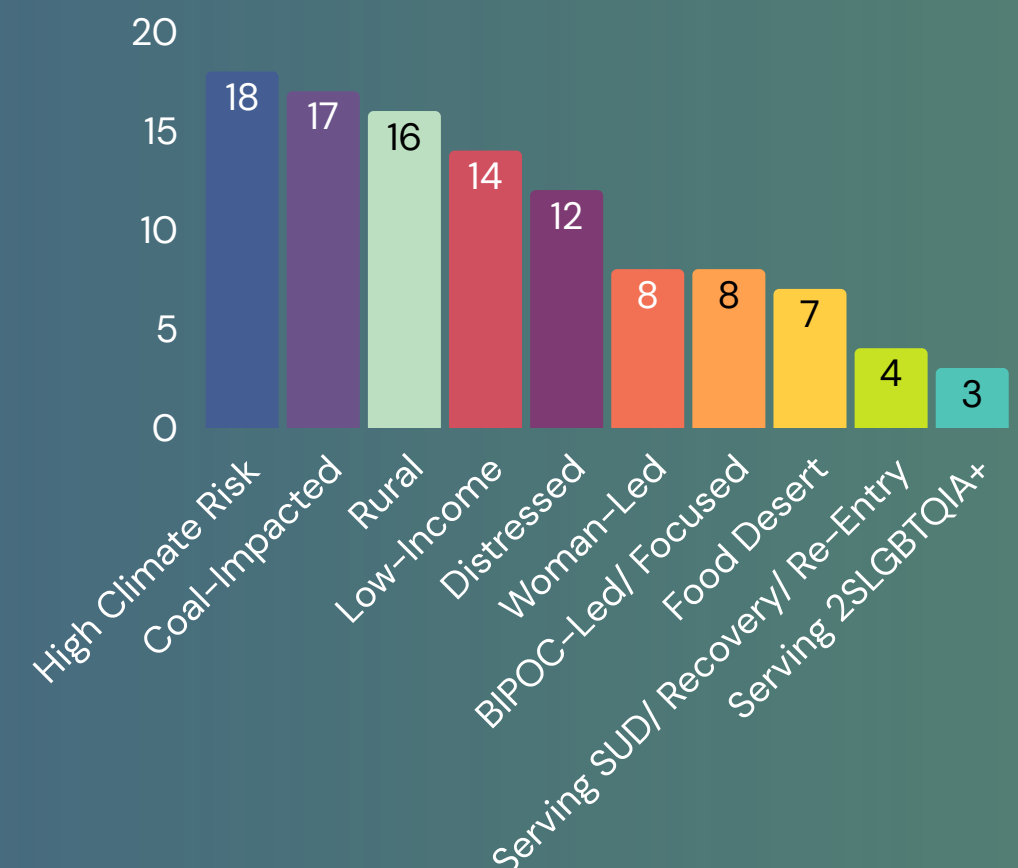
See: *Williamson Memorial Hospital*, page 8.

How Impact Stacks

Across our 22 investments in 2024, social impact never shows up in isolation- it stacks.

Over **92% of our projects** carried five or more impact designations, with a strong emphasis on rural investment, low-income areas, climate risk, and coal-impacted communities.

We're reaching the places that carry multiple burdens and backing the people building through them.



The Power of Creative Capital Stacks



Snug Hollow
Irvine, KY

A Capital Stack might include:

IA Fund Investment
Flexible Loans from the Invest Appalachia Fund

IA Catalytic Capital
Credit Enhancements, Recoverable Grants, and other flexible repayable funding from the Catalytic Capital Fund

Partner Investment
Financing from CDFIs, commercial banks, tax credits, owner equity, and other traditional investment sources

Grant Funding
Predevelopment, planning, technical assistance, and project subsidy funding from public and private grantmakers

Social Capital
Local capacity, partner networks, and trusted relationships

*From Left:
Ryan Joseph Allen and Will Dawson, the new owners/ operators of Snug Hollow, with former owner Barbara Napier.
Photos by Ryan Joseph Allen at Snug Hollow.*

Our blended capital model
fills gaps
in the existing community investment ecosystem

A Sample Capital Stack Snug Hollow Farm, 2024:

39.0%

Loan from Mountain Association, Lead Lender

53.6%

Invest Appalachia Fund Loan Subordinate to Partner, Mountain Association

4%

Recoverable Grant from Invest Appalachia's Catalytic Capital

3.4%

Matching Recoverable Grant from Appalachian Impact Fund at the Foundation for Appalachian Kentucky

+10%

of Loan Amount
Loan Guarantee
Credit Enhancement from Invest Appalachia's Catalytic Capital



Snug Hollow Farm

A Place for Healing, A Case for Creative Capital

Nestled in the hills of Irvine, Kentucky, Snug Hollow Bed and Breakfast has long been a quiet staple of **Eastern Kentucky's tourism and hospitality scene**. Known for its organic farm and welcoming atmosphere, it embodies the serenity of rural Appalachia, drawing visitors from near and far. So when founder Barbara Napier began planning for retirement, a quiet question rippled through the community: Who would carry on the legacy of Snug Hollow?

There were rumors that the **unique property, a 300-acre mountain retreat and legacy ecotourism business** backing up to pristine bird sanctuary forest, would be snapped up by far-flung developers and turned into an ATV park or a gun range. Locals hoped that someone with ties to the area would be able to preserve it.

Ryan Joseph Allen and Will Dawson recall that when they first saw Snug Hollow, a clear vision emerged. They aimed to blend their **backgrounds in nonprofit and mental health** to create a true retreat for reconnecting with nature, wellness, and creativity. The path to get there, however, proved to be a challenging one.

The initial asking price was almost \$3 million. With student loan debt, a previous bankruptcy, and nothing to offer as collateral, Ryan and Will inquired about their options. Friends in traditional banking said they'd most likely need to come up with 20% of the purchase price—a standard requirement for large purchases—to put down on their dream.

The idea of coming up with \$600,000 in cash was almost enough to put the Snug Hollow dream to rest. **"We heard 'no' so many times along the way—** from private investors, family investors, traditional banks, other CDFIs, and seller financing," Ryan recalled. But then, a public health officer from the **Appalachian Regional Commission** put them in touch with Invest Appalachia— and the path took shape.

"Baylen and Andrew at **Invest Appalachia truly were the main advocates** for the project," Ryan said. Even when Ryan and Will experienced significant roadblocks, including an initial version of the deal that collapsed, help and clarity were in reach. They felt comfortable reaching out to Invest Appalachia staff, who **"always had solutions or the next step."**

Ryan's advice to future borrowers with big dreams? "Don't give up, because there's always a way forward." And the right lending partners made all the difference.

Invest Appalachia pulled in **Mountain Association**, a local **Community Development Financial Institution**, to serve as lead lender and underwriter. With their local presence and "boots on the ground," Mountain Association could provide hands-on technical assistance to refine business planning and projections to demonstrate Snug Hollow's growth potential.

With new onsite programming and a modest expansion of two new cabins, they could create more engagement opportunities for visitors and generate more revenue. Barbara, the original owner, backed their vision by lowering the price and removing the real estate listing to give Will and Ryan time to secure their financing.

Even at a lower sale price, the financing package proved challenging without owner equity. Invest Appalachia partnered with Mountain Association to build a creative capital stack, with Mountain Association as the senior lender and the Invest Appalachia Fund in a subordinate role. To mitigate risk on such a large loan, Invest Appalachia provided a loan guarantee backed by our Catalytic Capital. And to provide the new owners with the working capital they needed to expand operations, Invest Appalachia provided an equity-like recoverable grant that was matched by a local partner, **The Appalachian Impact Fund at the Foundation for Appalachian Kentucky**.

It took some creativity, but the numbers finally worked. Mountain Association staff and other partners agreed it was the most complicated "capital stack" they had ever seen (see pg. 5). With true dedication and innovation from a collaborative group of investors, the path to Snug Hollow was clear.

As an author whose work links a personal journey of substance abuse recovery with spirituality, Ryan sees Snug Hollow as a powerful **social enterprise** tool to serve a larger purpose. Ryan and Will were able to **retain the full staff** of Snug Hollow at living wages while also creating substance abuse recovery **re-entry positions** on staff. This is one way among many that they find "creative ways to give back to the community." They plan to hire another person once their expansion is complete.

Snug Hollow's **community impact** may be local, but its reputation is international. Ryan's favorite thing about Snug Hollow is how it attracts clientele from near and far who are ready to reconnect to nature, their fellow guests, and themselves. About half of their guests come from the surrounding region, with other recent visitors from as far away as Canada and Switzerland. Ryan and Will appreciated that Invest Appalachia was "able to look at the **big picture**" and see the ways that a small business like Snug Hollow, which attracts guests ranging from local "stay-cations" to international tourists, can **uplift the area** and retain local jobs.

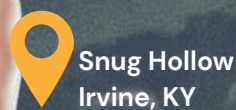
As the business takes off and expansion begins (look for the sneak peek on page 11), Ryan and Will are grateful for the investors who trusted Invest Appalachia to clear the path for a deal that makes sense, **"financially, culturally, and socioeconomically"** for Kentucky: "Invest Appalachia was our saving grace. And now we have the opportunity to put our heart and soul into this business."



The family behind Snug Hollow: Will, Harper, and Ryan

Invest Appalachia and its funders are allowing people's dreams to come true. They're the driver. They're the catalyst.

Ryan Joseph Allen



Snug Hollow
Irvine, KY

Power Shift

Solar Brings Community Benefits to the Heart of Virginia Coal Country



Lee County: Vocational Technology and High School, VA

Along the same Appalachian ridgeline that shaped the fictional world of Demon Copperhead, a real story is unfolding—one of resilience, renewal, and investment in what matters most.

Lee County, Virginia, best known from Barbara Kingsolver's Pulitzer Prize-winning novel, has long wrestled with many of the same challenges her characters face—disinvestment, addiction, generational poverty, and lack of opportunity. But that's not the whole story. And that's not where it ends.

In 2024, Invest Appalachia joined a coalition of local partners to support a critical revitalization effort at the heart of this community: upgrading the power infrastructure for the public schools. We worked with local installer Secure Solar Futures to place rooftop solar across multiple school buildings. A Power Purchase Agreement with the developer ensured the school system could benefit from clean energy and significant cost savings—without having to own or manage the solar infrastructure directly. We also customized the loan terms to maximize energy cost savings, aligning with the district's long-term budget goals.

From safe spaces to learn, to programs focused on health, mentorship, and career pathways, this project reflects our belief that smart capital, when guided by community vision, can drive real change. With a projected \$3.6 million in cost savings for a rural school system facing rising energy prices—this investment is proof that even in regions too often written off, smart, community-aligned investment can unlock lasting impact.

Lee County Schools Solar Stats:



1.42 MW



Projected Energy Offset



\$3.6M in Lifetime Financial Savings



In addition to Invest Appalachia's direct involvement in financing the Lee County Schools solar project, our partner organization, the Appalachian Solar Finance Fund, supported onsite **workforce development** via paid apprenticeships in the Southwest Virginia Solar Workforce Accelerator program.

In coordination with Mountain Empire Community College, Virginia Coalfield Economic Development Authority, and Secure Solar Futures, the Lee County project served as on-the-job **training to create career pathways** for Lee County residents.



Element Federal Credit Union

Backing Community Capital in Charleston, WV

Creating **lasting local impact** sometimes means going deep in a community, building local wealth through locally-rooted financial institutions. In 2024, we invested in Element Federal Credit Union, a local **Community Development Financial Institution (CDFI) partner** based in Charleston, West Virginia. Element is a small-dollar consumer lender serving the historically Black neighborhoods of Charleston's West Side.

Through intentional on-the-ground engagement, they identified the two most significant unmet needs for their members: **home repairs and micro-enterprise capital** for small business startups. Traditional finance often overlooks these needs, especially for marginalized communities. We partnered with Element to design a solution that meets the community's unique needs. Invest Appalachia helped Element develop new loan products and co-created a supportive process for outreach, underwriting, and technical assistance. Then we provided what Element needed to activate that vision:

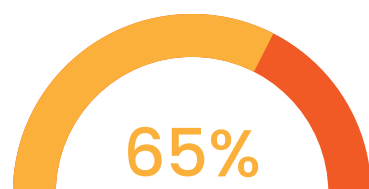
- Patient and affordable loan capital to fund their new lending program
- Catalytic Capital to support a loan loss reserve fund, helping mitigate the risk of this innovative lending approach

The result?

A hyper-local lending model **designed by and for the community**, led by a mission-aligned CDFI, backed by an impact-first funder, and built to meet real needs that weren't being addressed by the market. In a historically black neighborhood of Charleston, which has been **underbanked and underserved** by financial infrastructure, this investment represents a breakthrough in equitable financial infrastructure.

With Invest Appalachia's support, Element offers products that meet the needs of their members, like Shamika Robinson of Luv Enterprises. She started a car rental service in 2022 that offers rentals to community members who may not otherwise qualify to rent a car because of age, past credit issues, or other limitations. Element's flexible and community-first approach to lending is giving underserved residents entrepreneurs in the West Side a chance to grow and thrive with their neighborhood.

Left: Shamika Robinson of Luv Enterprises is one of Element Federal Credit Union's Members and a small business owner.



of our 2024 investments went to communities that are some combination of **rural, coal-impacted, or economically distressed**

Williamson Memorial, Inc.

Community Health Care, Rooted in Place

Mingo County, West Virginia, home to the town of Williamson, has felt the full weight of divestment and the opioid crisis. But it's also where some of the boldest, most community-rooted leaders are stepping up, and Jenny Hudson is one of them. Jenny was part of our first **Investment Framers Cohort** in 2021.

Along with her team, Jenny had previously helped to frame the investment for Post 49, a community establishment to support food security. In 2024, her team returned to the table with a new vision—this time for a bankrupt hospital, a key facility in a county hit especially hard by the substance abuse epidemic.

The hospital, which closed in 2020, was sorely missed in a state with very few independent community hospitals. Williamson Health and Wellness, a high-capacity nonprofit Federally Qualified Health Center, had begun raising money to acquire and renovate the hospital but lacked operating capital to purchase equipment and hire staff to restart operations. Guided by the vision of Dr. C. Donovan Beckett, Jenny and her team laid the groundwork to solve the larger financing challenges and make the hospital financially viable. This project blends economic revitalization with life-saving services, and the Invest Appalachia team saw its potential immediately.

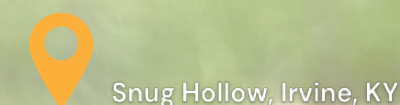
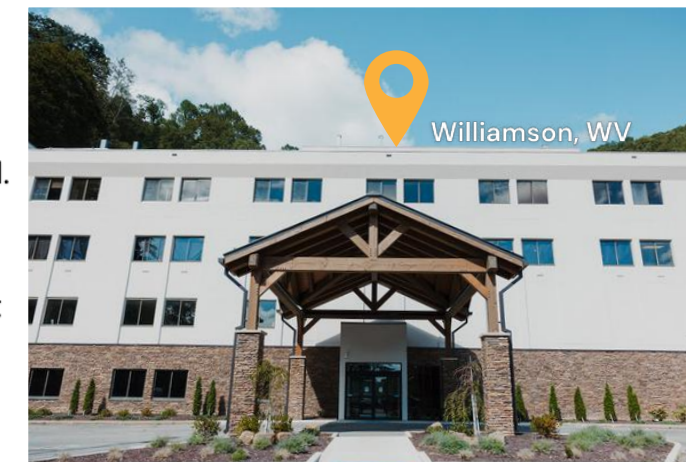
Jenny and the WHWC team came prepared, drawing on experience in the Framers Training to structure a compelling, community-driven deal. Invest Appalachia reached out to local Community Development Financial Institution **Partner Community Capital (PCAP), who served as the lead lender on the loan.** The IA Fund matched their terms with a 50/50 co-investment to close the funding gap and allow the hospital to re-open in 2024.

Perched near the West Virginia and Kentucky border, Williamson Memorial is now open and serving residents of the two states. Central Appalachian leaders continue to show us that when you equip them with the right tools and support, they build lasting change that knows no borders. With more investments like Williamson Memorial, Inc., we can weave a resilient Appalachian future where access to care and opportunity aren't limited by geography, but strengthened through shared investment and local leadership.

“In my role working for a rural health system, I've had experience with fundraising. But it wasn't until the Framers Training that I had the confidence to work with my team to secure a loan.

Jenny Hudson, 2021 Framers Training Graduate

Learn more about our [Framers Training](#):



A Call to Action for Regional Resilience

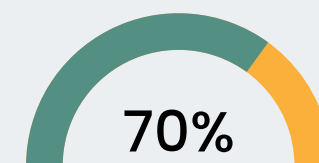
In September 2024, Hurricane Helene struck Central Appalachia with unprecedented force, reshaping the landscape and leaving entire communities forever changed. The storm left thousands across Western North Carolina without power, connectivity, and water for weeks, including Invest Appalachia's CEO & Asheville resident Andrew Crosson. The devastation of Helene is indescribable, marked by tragic loss of life, shattered livelihoods, and widespread destruction. Yet, the compassion and solidarity shown in response to the storm offer a powerful silver lining.

The locally-led response to Helene was anchored in our region's deep-rooted "social capital" and collaborative spirit, with networks and partnerships springing up among funders, lenders, community organizations, local businesses, and mutual aid groups. In the weeks and months after the storm, Invest Appalachia contributed to several collective efforts to fundraise and deploy rapid-response resources (right).

Invest Appalachia also accelerated our ongoing work around Resilience Hubs: local facilities and community spaces that can be outfitted to serve as beacons of response and recovery in times of crisis. Resilience Hub design incorporates solar energy and battery storage, allowing the facility to provide essential services in times of need – including medical equipment, refrigeration and cold storage, water access and filtration, communications, emergency shelter, and more. Resilience hubs are designed to be anchors that strengthen neighborhoods in fair weather– and provide community lifelines when disaster strikes.

We continue to make direct investments into Helene recovery and long-term rebuilding that centers resilience and equity, including home repair and affordable housing development, energy resilience, and retaining local small businesses and real estate ownership. We expect to invest over \$5 million in blended capital into WNC rebuilding efforts in 2025 alone.

Experience with past disasters, including the devastating floods 2022 floods in Eastern Kentucky, has shown us that rebuilding requires dedicated effort and sustained resources. Along with our partners across WNC, Appalachia, and beyond, Invest Appalachia is committed to an equitable and sustainable recovery from Helene's impacts. Now is the time for bold, coordinated investment, and we urge partners and investors to join us in building a more resilient Appalachia.



70%
of our 2024 investments went to communities at **high risk** for climate impacts.

**Appalachian Helene
Response Fund**



In partnership with Appalachia Funders Network, millions of dollars have been raised and deployed to frontline communities and grassroots recovery efforts.

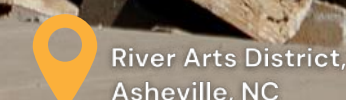


In partnership with Mountain Bizworks and local allies, we joined the WNC Strong Initiative—launched within two weeks of the storm—as a hub for emergency grants and small business loans, deploying \$48M, aiding 1,000 entrepreneurs, and retaining 10,000 jobs.



IA served on the Steering Committee of the WNC Small Business Initiative, led by partner Appalachian Community Capital, which deployed \$55M in small business grants.

Helene Response



River Arts District,
Asheville, NC



Partnership Spotlight

The *Appalachian Downtown Developers Initiative* (ADDI), is a collaborative regional project led by Invest Appalachia and the WV Hub, supported by the Appalachian Regional Commission's ARISE program.

What's holding back real estate development in Appalachia's downtowns?

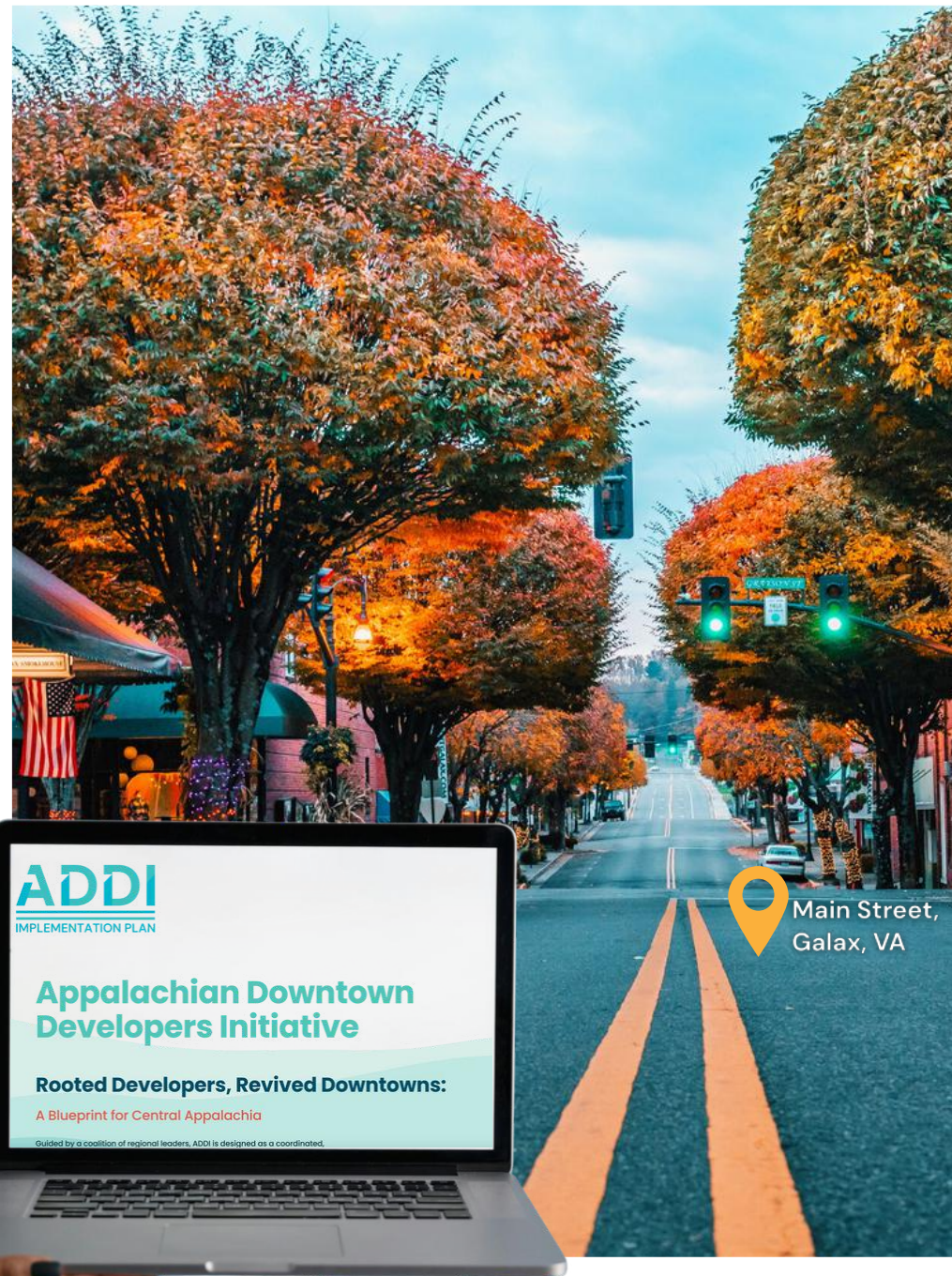
What will it take to catalyze revitalization, local ownership, and economic development rooted in our downtowns?

These are the questions that guided the ADDI planning process, along with the belief that thriving downtowns are essential to building equitable and enduring regional prosperity.

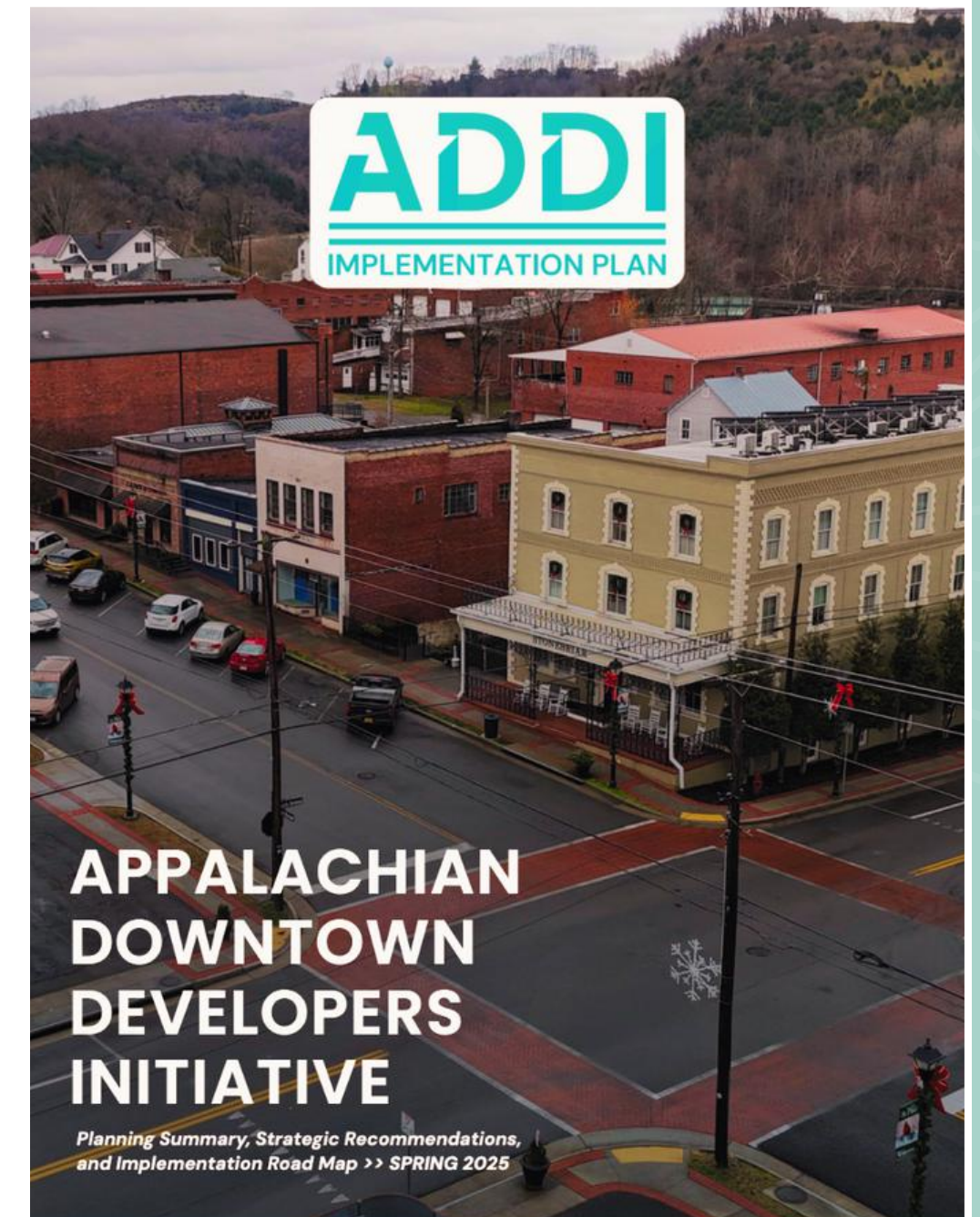
What did we find? The key to unlocking the opportunity in Appalachia's downtowns lies in the developers themselves—the entities (organizations, businesses, agencies) with capacity to undertake real estate projects in a way that advances community interests. When supported and successful, these developers become the lasting capacity for place-based development.

The ADDI Implementation Plan, developed by a coalition of dozens of regional organizations and downtown development experts, provides a strategic roadmap for a comprehensive program that connects locally rooted developers to the resources and support they need at every step of their journey, including training, technical assistance, capital investment, peer mentorship, and more.

This plan is a clear call to action from the region's stakeholders: With the resources to implement it, ADDI has the potential to catalyze a wave of locally led downtown development across Appalachia, creating community benefits for generations to come.



Read, download, and share the
ADDI Implementation Plan:
www.downtownappalachia.org



Invest Appalachia and regional partners are committed to advancing the ADDI plan and supporting regional developers. In order to do so, we are engaging philanthropic and investment partners about opportunities for resource alignment and support.

2024 Leadership

Management Team

Andrew Crosson
Chief Executive Officer
Asheville, NC

Baylen Campbell
Director of Programs and Partnerships
Hazard, KY

Mae Humiston
Director of Grants and Operations
Hazard, KY

New IA Staff (added in 2025):

Justin Tien
Investment Manager
Ranson, WV

Lauren Sowers
Communications Manager
Asheville, NC

Paul Wright
Director of Investment
Berea, KY

Victoria Hewlett
Investment Associate
Johnson City, TN

IA Fund Management

LOCUS Capital
IA Fund Investment Sub-Advisory, VA

Broadstreet Impact Services
IA Fund Administrator, National

Morgan Lewis
IA Fund legal counsel, national

Contractors

Emma Pepper
Communications Consultant
Peppermill Strategies, WV

Autumn Long
Clean Energy Pipeline Coordinator
Appalachian Solar Finance Fund,
WV

Nicholas Shanahan
Climate Adaptation Specialist
NC Institute of Climate Studies, NC

Paul Wright
“Investment Framer Training” Lead
Instructor
Wright Venture Services, KY

Kathy Graham
Ashley Cloutier
Finance and Administrative
Management
KG Bookkeeping, NC

Rural Support Partners
Strategy, Facilitation, and Logistical
Support, NC

Board of Directors

Stephanie Tyree
Board President
Executive Director, WV Community
Development Hub
Fayette County, WV

Sara Morgan
Board Treasurer
President, Fahe
Berea, KY

Stephanie Randolph
Board Secretary
Deputy Director, Cassiopeia Foundation
Charlottesville, VA

Zurilma Anuel
Western Women’s Business Center / Carolina
Small Business Development Fund
Asheville, NC

Michelle Foster
The Greater Kanawha Valley Foundation
Charleston, WV

Kerry Pigman
Executive Director, Athens County
Foundation
Athens, OH

Debbie Phillips
CEO, Rural Action
The Plains, OH

Bill Pollard
CEO, Brightbridge, Inc.
Chattanooga, TN

Karen Jacobson
Loan Fund Manager, Woodlands Community
Lenders
Elkins, WV

Outgoing Board Members

Alex Gibson
Executive Director, Appalshop
Whitesburg, KY

Earl Gohl
Appalachian Regional Commission (Retired)
Washington, DC

Scott McReynolds
Executive Director, Housing Development
Alliance
Krypton, KY

Bill Shelton
VA Dept. of Housing & Community
Development (Retired)
Richmond, VA

Incoming Board Members

Kim Davis
Executive Director
Friends of Southwest Virginia
Abingdon, VA

Ryan Eller
Executive Director
Appalachia Funders Network
Louisville, KY

Hope Huskey
Associate Director
Sequoyah Fund
Qualla Boundary, NC

Deb Markley
Executive Director, Community and Sector
Partnerships
LOCUS Impact
Richmond, VA

Tom Manning–Beavin
Executive Director
Frontier Housing
Morehead, KY

Community Advisory Council

Adam Wells
Regional Director of Community and
Economic Development
Appalachian Voices
Abingdon, VA

Ray Moeller
Economic Redevelopment Specialist
Northern WV Brownfields Assistance
Center – West Virginia University
Summersville, WV

Kerry Pigman
Executive Director
Athens Foundation
Athens, OH

Jason Tartt Sr.
Owner | Co-Founder
T & T Organics | EDGE
McDowell County, WV

Crystal Good
Publisher
Black By God
Charleston, WV

Sam Miller
Development Director
Buckeye Hills Development Council
Athens, OH

Amelia Kirby
Director, Sycamore Fund – Foundation
for Appalachian KY
Harlan, KY

Mary Mars
Cumberland Gap Trails Alliance
Cumberland Gap, TN

Annette Clapsaddle
Author & Independent Consultant
Qualla Boundary, NC

Yaselin Gonzalez
Business Lender II for Western North
Carolina, PCAP
Asheville, NC

Investment Committee

Andrew Crosson
CEO, Invest Appalachia

Donna Gambrell
President and CEO, Appalachian
Community Capital

Eric Horvath
Former Director of Capital Strategies,
Common Future

Karen Jacobson
Loan Fund Manager, Woodlands
Community Lenders

Stephanie Randolph
Deputy Director, Cassiopeia Foundation

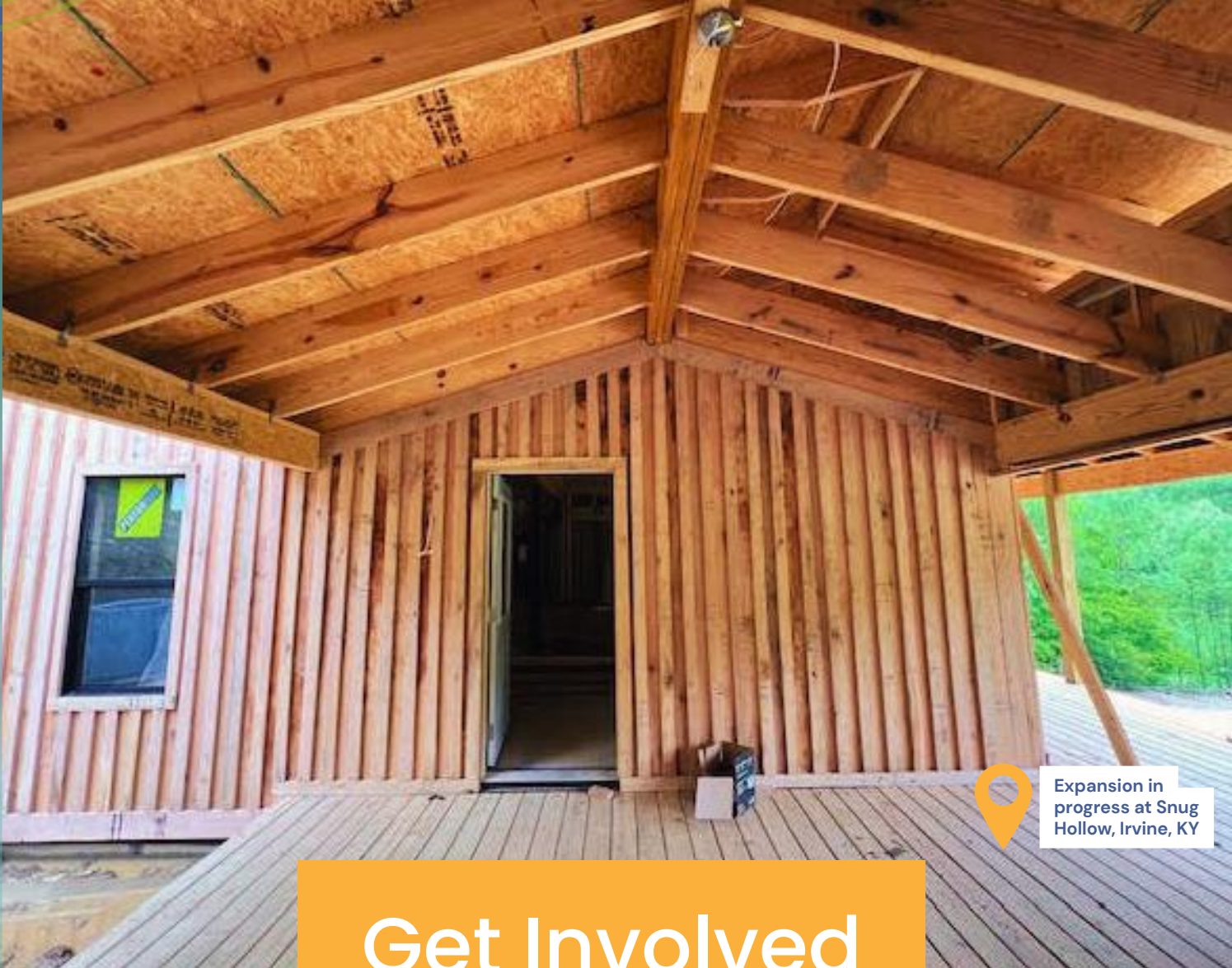
Paul Wright – Outgoing
Principal & Business Coach, Wright
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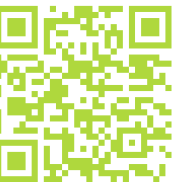
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