



Boone County Development Agency
Albion * Cedar Rapids * Primrose * St. Edward * Petersburg

222 South 4th Street
Albion, NE 68620

PRSR STD
U.S. POSTAGE PAID
PERMIT
NO. 4

Boone County Development Agency Newsletter

Volume 7, Issue 3

Boone County-One County, One Community

September 2008

Message from the Director

Fall has come to us quickly! The summer seems to go by faster each year. Transition is something that we are accustomed to regarding the seasons. Transition takes on a much stronger meaning in the Economic Development world.

The successful transition of a business requires several years of planning and preparation. Boone County Development Agency can offer businesses the necessary resources to begin planning for their own business transition.

Every business in our rural communities is a vital piece of community sustainability. Included in this newsletter are the stories of three businesses new to Boone County in August.

There have also been several expansions throughout the county that have created new positions and brought new families into the county.

Specifically, Dale Salber, owner of Dale Salber Services, has put up a building to house his irrigation engine sales and service business, and Sentinel Building Systems has completed an addition to house new equipment

and bring some previously outsourced work in-house.

Boone County has recently become home to several young professionals that have decided to return back to the area, and also several that are new to the county. Many of these residents have chosen Boone County for their careers, and as a great place to raise a family.

Recently, Boone County Development Agency has added two positions to the Executive Committee. The desired outcome of this move was to include a broader perspective to the group.

All of the community representatives and volunteers are very much appreciated. It is through their strong commitment and sense of pride in their community that development occurs

and goals are reached. Every community in Boone County has truly been motivated to move in a positive direction and make noticeable improvements. All of your hard work is commendable!

Shannon Landauer,
Executive Director



BCDA Welcomes Sara Coakes

Hello everyone, my name is Sara Coakes. I am the new secretary at Boone County Development Agency. My first day in the office was Tuesday, September 2. I am very excited to be working in the BCDA office, and learning of the projects throughout Boone County. I am excited to be a part of all the hard work that goes into the forward progress of Boone County.

My Parents are Tracy and Kim Coakes of Albion. I have one sister, Lacey, who was recently married and lives in Albion as well.

I graduated from Boone Central in 2005. I then attended a tech college for a year before moving to Norfolk to work for a year and a half before deciding to move back to my home town.

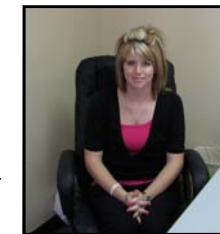
I am very happy to have the opportunity to return to Boone County. It has been quite an adjustment, for example, there is no running to the store after hours if there is something that I need for the next day. On the flip side, it is no longer necessary to plan

on a ten minute commute to work. Having my family and friends close is the best! I am willing to adjust as necessary.

Being in the Boone County Development Agency office gives me the chance to learn more about the community and share ideas that may help with the future. With all the eye opening projects going on, it makes me feel very confident in my decision to move back to the area. There are a lot of good ideas on the table to help this area grow strong.

I know that "people recruitment" is important to the success and survival of small communities, and I look forward for opportunities to promote living in Boone County, and educate those outside the area on all the benefits of living in a small town.

I would be happy to listen to any of your ideas, questions, and concerns. I look forward to meeting more residents of Boone County. Please feel free to contact me at (402) 395-3356, or send an e-mail to bcdashc@frontiernet.net.



POSTAL PATRON

Planning for Retirement? Business for Sale?

Contact Shannon at: (402) 395-3356
shannonlandauer@frontiernet.net



New Businesses in Boone County

On Thursday, September 11 Ardy Choat spent time with Shannon Landauer to discuss the opening of her new business in St. Edward: Claudine's Country Cottage Bed and Continental Breakfast.

Ardy began business operations on August 1. She has made some minor repairs, including paint, new cupboards, and flooring in the kitchen and bathroom. She will also be adding a sign outside.

Claudine's Country Cottage has two bedrooms and an enclosed porch area, and will sleep five guests. Ardy provides all the necessities for the guests to cook themselves breakfast.

Mrs. Choat has always been interested in owning a bed and breakfast, and she feels the opportunity was upon her and it was time to do it. The bed and breakfast is located in her mother's house, lending the name Claudine to the business.

Duane and Ardy Choat are long time residents of St. Edward and have three children: Wayne, Ann, and Alida who have all chosen to make St. Edward their home.

Claudine's Cottage is located at 707 Main Street, and is the only lodging facility located in St. Edward. Ardy can be reached at (402) 678-2697 for reservations.

August 18 marked the first day of operations at Albion Auto Center, LLC. Owners Tom Buettner and Ryan Tisthammer agreed that the closing of Sullivan's pushed them to make some decisions, and both like what they were doing and wanted to continue with their mechanic work. Tom brings to the business 26 years experience, and Ryan has spent ten years in the field himself.

The owners have many of their own tools, and will be acquiring more as needed. They will continue with GM work, as well as school bus inspections. The business is associated with Phil Spady out of Columbus, who will continue to provide administrative support for the Albion Auto Center, LLC.

Ryan lives in Albion with his wife and three girls. Tom and his wife live in Cedar Rapids where they have raised their four children.

Albion Auto Center, LLC is located in the NAPA building, with an entrance on the north off of Market street. The hours of operation are Monday through Friday, 8:00 am to 5:30 pm, and Saturday from 8:00 am to 12:00 pm.



New Businesses in Boone County

Albion Family Dental



Along with the new Albion Professional Building in Albion came a new resident of the community and Albion Family Dental. Dr. Rich Heideman grew up in Chappell and attended dental school in Wisconsin at Marquette Dental School, where he also began his career and taught classes at Marquette. Having family in Nebraska and a fondness for the community influenced Dr. Heideman's decision to return to Nebraska and make Albion home for himself and his dental practice.

Dr. Heideman began seeing patients on Monday, August 4. The practice is growing "better than expected". There are three staff members that have joined Dr. Heideman: an office manager, dental assistant, and a hygienist. The hours at Albion Family Dental are Monday through Thursday from 8:00 am to 5:00 pm, and Friday from 8:00 am to 12:00 pm.

Recently, Dr. Heideman has returned from a trip in Africa where three dentists spent three weeks teaching a group of twelve from refugee camps the procedures for extractions and emergency dental care, and presented the students with the proper instruments for completing such procedures. The trip was with Health Volunteers Overseas (HVO), American Dental Association (ADA), and the Center for Disease Control (CDC).

As a student, Dr. Heideman along with a professor and three other students began a non-profit, Compassionate Dental Care International, to do humanitarian work. Operations began in the Dominican Republic, where the group would work three 12 hour days, seeing anywhere from four to five hundred patients.

Dr. Heideman does have future plans for Albion Family Dental, which include adding an associate. He plans to be in Albion for the length of his career.

Boone County BR&E

Boone County will be conducting Business Retention and Expansion visits in September. A sampling of businesses throughout the county will be visited by a staff member from the Nebraska Department of Economic Development, as well as a representative of Boone County Development Agency.

The BR&E program was designed by the Nebraska Department of Economic Development to assist businesses in planning for expansion projects, as well as planning a strategy for transition.

Mark Your Calendar:

October 26-Petersburg Punkin Chunkin™

AJ XMOD Racing

The entrepreneurial spirit is alive among the youth in Boone County, as shown by Jesse Zwiener and Alec Wynn of AJ XMOD Racing. These young men formed an organization for Xmod racing in Albion for an Eagle Scout project.

AJ XMOD Racing is a club that met on Sunday afternoons through the summer at the Vet's Club in Albion to race their cars, with an exhibition race concluding the season. Both boys felt that the finale was the best part of the season, with having a different track, as well as seeing all the work that was done to the cars throughout the season. For example, Jesse's younger brother Jared was able to move from last at the beginning of the season to the winning position at the season finale!

There are currently sixteen members of the club in Boone County. This is the only club in Nebraska that they know of. The track is approximately 10x12, and can be modified. It is two sided, one side is a racing grip surface, and the other is a drifting surface. Both Jesse and Alec race cars. The club was started with funds from Alec and Jesse. Expenses included purchasing the track, advertising, and paying weekly premiums to race winners. Adults are welcome to race as well.

Both Jesse and Alec are proud of the work they have done for the club. One major effort included the development of a website: <http://www.ajxmodracing.webs.com/>

Both Alec and Jesse are in eighth grade at St. Michael's in Albion. Jesse is the son of Joe and Jeanette Zwiener, and Alec is the son of Todd and Amber Wynn.

There are plans to continue racing through the winter months, maybe one weekend a month.

Highway 14 Geocache Event

Beginning September 14, the Highway 14 Association will be hosting their first ever "Discover Highway 14 Geocaches."

Participants are asked to submit a digital picture of them holding the geocache in front of the business sign where it was found, and send by e-mail to: info@highway14.org.

There are a total of 14 geocaches located along Highway 14 from Niobrara to Superior.

Each participant will receive a commemorative card, with the individual locating the highest number of the Highway 14 geocaches receiving a Highway 14 Association gift certificate, to be used at any business that is a member of Highway 14. A drawing will be held in case of a tie.

Geocache coordinates are located on the Highway 14 Association website at: www.highway14.org.

There will be no charge to participate, and the event will conclude on November 14, 2008.



Albion Named Nebraska Diplomats Community of the Year

Albion was named one of two recipients of the Nebraska Diplomats Community of the Year award at their annual banquet on Friday, September 12 in Lincoln. Criteria to be considered in the application included: proven commitment to economic development, success stories showing support for business development, providing infrastructure for business, regional cooperation, and national recognition.

Several community representatives were on hand for the banquet as Bob Racek accepted the award from Nebraska Governor Dave Heineman. A short video was shown on the community, which included photos, interviews with business leaders, and examples of successes.

Awards were also given for Business of the Year, Diplomat of the Year, and Power-In-The-Partnership.

Nebraska Diplomats is an organization whose mission is to build the economy in Nebraska by offering assistance to the Nebraska Department of Economic Development, and promote the state as a wonderful place to operate a business and raise a family.

This year was the first ever Reverse Trade Mission hosted by the Nebraska Department of Economic Development. More than 125 people from 10 nations came to Nebraska for the event, which got under way Wednesday, September 10.

The trade mission was designed to give international businesses and government officials the chance to meet with potential customers. It also offered them a chance to explore partnership opportunities with Nebraska companies.



Bethscheider's Market Celebrates 90th Anniversary

A 90 Year anniversary is an anniversary not met by many people. But for Tom Bethscheider of Bethscheider's Market in Cedar Rapids, he was able to say he reached a milestone. Tom grew up in the business and has had the family business for 35 years. Prior to his ownership of the store his grandfather Carl owned the store, then passed it to Tom's father, Carol, and then Tom took over the store. Tom has made some changes since taking over the store, addition of new coolers, freezers, and shelving. Tom's family consists of his wife and three grown children with established careers. Bethscheider's market is an Affiliated foods store,

St. Edward Economic Development Company

Richard Good of St. Edward visited the Boone County Development Agency office to discuss the recent organization of St. Edward Economic Development Company. New members purchase stock at \$50 per share, with \$49 for the company funds and the actual cost of stock at \$1. The member is issued a stock certificate.

Richard serves as Vice President of St. Edward Economic Development Company. Other officers include Udine Sindelar, President; Kevin Cruise, Secretary; and Francis Whidden, Treasurer.

Udine Sindelar stated that there are currently 28 members of the organization. The group is currently organizing committees, each of which will focus on a specific goal of the development organization. The current goals include:

- Housing
- Downtown Improvements
- Street and Sidewalk Repair and Clean-up
- Business Assistance
- Building Demolition and Lot Clean-up
- Funding and Grants

St. Edward Economic Development Company meets the third Monday of each month at the St. Edward Library.

Primrose Awarded Grant for Street Improvements

On July 31, 2008 Governor Dave Heineman announced recipients of Community Development Block Grant funds. Projects in 35 communities were funded, for a total of \$5.1 million across the state of Nebraska. Included in the list of recipients was a street improvement project in Primrose.

Primrose will receive \$97,543 to repave two and a half blocks of the main downtown road, Commercial Street, with access to Highway 52. The Village of Primrose will need to contribute \$30,000 to the project. The streets need the necessary work to be done due to the degree of deterioration. October 2008 will be about the end of the two year project for the application process. Primrose held mud drags for a fundraiser to go toward the amount needed to contribute by the community. There will be a public meeting in the Community Building about the auditorium on Tuesday, October 1 at 8 p.m.

