



A Bright Look Ahead

# The Update

Serving Cass, Fremont, Harrison, Mills, Montgomery, Page, Pottawattamie, and Shelby Counties

**SWIPCO** · Southwest Iowa Planning Council-Region XIII

March 2014

## HAZARD MITIGATION PLANNING MEETINGS SET FOR MONTGOMERY & SHELBY COUNTIES

Southwest Iowa Planning Council is hosting two public input meetings to discuss hazard mitigation planning efforts as part of each county's emergency preparedness grant awarded by the State of Iowa Homeland Security Department to complete Multi-Jurisdictional Hazard Mitigation Plans.

The purpose of the program is to identify potential risks

to a community and outline possible mitigation techniques to reduce the loss of life and property in future natural disasters.

Each city in the county should have at least one representative in attendance as a delegate for the community. Example representatives include elected officials (mayor, council, supervisor, school board member), city clerk, fire chief, emergency personnel,

school superintendent, or interested citizens.

The Montgomery County meeting is Tues. March 18 at 7 p.m. at the Red Oak Fire Hall. The Shelby County meeting is Thurs. March 20 at 7 p.m. at the Harlan Fire Station. Meetings will take approximately 1.5 hours. For more information contact Courtney Harter at 1-866-279-4720 or [courtney.harter@swipco.org](mailto:courtney.harter@swipco.org).

## NEIGHBORHOOD STABILIZATION PROGRAM HOMES

The Neighborhood Stabilization Program, through the Iowa Economic Development Association, funds cities to acquire abandoned, dilapidated homes and redevelop the property through demolition and new construction or rehabilitation of homes.

Two SWIPCO communities are currently part of the NSP program, Hamburg and Shenandoah.

The City of Hamburg recently sold the last newly constructed Neighborhood Stabilization Program home. The home was one of three new construction homes sold to income qualified buyers. In addition, a rehabilitated existing home was also sold.

The City of Shenandoah was awarded funds in the NSP3 round of grants, one of only 13 in the state. Shenandoah has four NSP properties for sale including two single-family, new construction homes; one newly constructed duplex; and one rehabilitated home. Each of the newly constructed units are approximately 1,400 square feet, single story with 3

bedrooms, 2 bathrooms, and 2 car garage. The rehabilitated home is a 1,200 square foot, 2 story home with 3 bedrooms and 1 bath. Financial assistance is available to interested, income qualified home buyers. For more information on any of the Shenandoah homes please contact Howard Killion at United Group at 712-246-4200.

*1209 W. Lowell  
in Shenandoah*



## MAIN LIL' MARKET TO OPEN

The Griswold grocery store is ready to reopen under new ownership and name. Griswold residents Randy and Cyndi Main purchased the business after its closing to ensure the city had a grocery store. They will open the store as the Main Lil' Market in March.

SWIPCO's Revolving Loan Fund provided sole financing for this project, which will create two full-time and four part-time jobs in the first two years, and an additional two part-time positions in the next five years. Funds were used to purchase the store, fixtures, inventory and working capital.

SWIPCO has loaned \$738,950 in RLF funds to southwest Iowa businesses and leveraged over \$1.5 million in private investment. The goal of the RLF is to create and retain jobs in southwest Iowa and further business development. For more information contact Courtney Harter at 1-866-279-4720 or [courtney.harter@swipco.org](mailto:courtney.harter@swipco.org).

## STAFF SPOTLIGHTS

### John McCurdy ~ Executive Director 1 year

John McCurdy rejoined SWIPCO in April of 2013 as the executive director. In this role John oversees the operations and future development of SWIPCO and SWITA. John had been with SWIPCO as a planner from 2006-2012 and then worked as the senior development specialist for an engineering firm in Ankeny.

John is originally from the Cumberland area, and he now lives north of Wiota in rural Cass County with his wife Ann. They have 4 children, Mary (8), Maggie (6), Johnny (3), and Lucy (1). Outside of SWIPCO John enjoys farming and he and his family operate a pumpkin patch in the fall in Atlantic.



### Courtney Harter ~ Community Development Team Leader 4 years

Courtney Harter is the Community Development Team Leader for SWIPCO, and is celebrating four years with SWIPCO in April. Courtney is in charge of grant writing, plans for cities and the regional planning affiliate, the business revolving loan fund, and many other duties as they arise.

Courtney grew up in Council Bluffs and now lives in Oakland with her two dogs, Lily and Dublin, and Hedgehog, Euwie. When she is not working she enjoys practicing yoga, reading, attending concerts with friends, and spending time with her family.

## SWIPCO WELCOMES NEW BOARD MEMBERS

SWIPCO welcomed two new board members and one new alternate board member at the February Planning Council Meeting.

Don Kearney took the place of Dorothy Duran representing education as an At-Large representative. Kearney is the Dean of Ag, Education, and Social Sciences at Iowa Western Community College Council Bluffs Campus.

Ann Pross is an Alternate At-

Large member and IWCC Cass County Campus Director. Pross will represent Kearney when he is unable to attend or phone into the meeting.

Paul Griffen joined the board as an At-Large member representing Economic Development. Griffen is the Red Oak Chamber and Industry Executive Director.

*Top Left, Ann Pross; Top Right, Don Kearney; Below, Paul Griffen.*



## HENNINGSEN CONSTRUCTION RECEIVES CONTRACT FOR SWITA WASH FACILITY

SWITA held a bid opening for the wash facility addition on Wednesday February 26.

Three eligible bids were received from KC Petersen Construction of Council Bluffs, Jensen Builders of Des Moines, and Henningsen Construction of Atlantic. Henningsen Construction submitted the lowest bid at \$198,728.44.

A public hearing was held Thurs. Feb. 27 during the SWIPCO Policy Council meeting. Following the public hearing, the Policy Council accepted the Henningsen bid and awarded the contract.

The wash facility consists of a 24' x 60' pre-engineered steel addition to the west of the existing maintenance bays. The facility will include all wash equipment and a central vacuum.

In addition to the facility structure, the contract includes additional pavement for parking, pavement markings, and driveway work.

Construction on the facility is expected to begin the first of April and be completed by the end of June.

The project is being funded by a state of Iowa Public Transit infrastructure Grant and SWIPCO reserves.

### GRANT OPPORTUNITIES

Grant	Due Date	Grant	Due Date
REAP— Historical Resource Development Program	May 15, 2014	REAP—Roadside Vegetation	June 1, 2014
State Recreational Trails	July 1, 2014	Iowa West Foundation (Quarterly)	July 1, 2014
Solid Waste Alternatives Program (Quarterly)	July, 2014	Peter Kiewit Foundation (Quarterly)	July, 2014
Vision Iowa (CAT)	July 15, 2014	REAP—City Parks & Open Space	Aug. 15, 2014
REAP—County Conservation	Aug. 15, 2014	REAP—Private/Public Open Space Acquisition	Aug. 15, 2014
Revitalize Iowa’s Sound Economy	Sept. 1, 2014	Federal Recreational Trails	Oct. 1, 2014
Statewide Transportation Alternatives	Oct. 1, 2014	REAP—Conservation Education Program	Nov. 2014
CDBG— Water/Sewer	Nov. 2014	CDBG Housing	Dec. 2014
CDBG Community Facilities	Jan. 15, 2015	CDBG Downtown Revitalization	Jan. 22, 2015
RPA-13 Transportation Alternatives Program (TAP)	Feb. 2015	DNR Derelict Building Program	Feb. 2015
Land and Water Conservation Fund	March 2015	Keep Iowa Beautiful	March 2015
Economic Development Set Aside	Ongoing	IFA Project Based Housing	Ongoing
Hazard Mitigation Grant Program	Contact SWIPCO	Land and Water Conservation Fund	Contact SWIPCO

## KAREN MAUER TAKES ON NEW ROLE

Karen Mauer has transferred from the housing department to a new role as finance manager-human resource specialist.

“With over 70 employees spread across 8 counties, SWIPCO/SWITA’s need for human resources management is high, but our full time office staff is relatively small. Karen’s new role will bring many of the human resource functions that have been done by multiple people in the past all under one position, and she brings a unique mix of experience and training to make this position successful,” said Executive Director John McCurdy.

In addition to human resource roles such as recruitment, training, and records retention, Karen will also assist with finance matters such as payroll.

## CITY EXAMINATION FEES

If your city is not required to have an audit or annual examination under the Municipal Oversight Law, your city is required to pay an annual examination fee to the state Auditor on or before March 31. No notices will be sent by the Auditor’s office. Fees are based on the city’s FY14 budgeted expenditures and are as follows:

Under \$50,000	\$100
\$50,000-\$299,999	\$475
\$300,000-\$599,999	\$900
\$600,000 and over	\$1,200

## DATES TO REMEMBER

- Monday March 17—St. Patrick’s Day
- RPA Technical Committee Meeting Wed. March 26 at 1:30 p.m. in Red Oak.
- SWIPCO Policy Council Meeting Thurs. March 27 at 1:30 p.m. in Atlantic.
- RPA Joint Policy Board and Technical Committee Meeting Thurs. April 10 at 1:30 p.m. in Red Oak.
- SWIPCO is closed Friday April 18, 2014 for Good Friday.
- Sunday April 20—Easter
- Wednesday April 23—Administrative Professionals Day
- SWIPCO Policy Council Meeting Thurs. April 24, 2014.
- *RLF Policy Board meets the Fourth Friday of the Month only when a meeting is called by Community Development Team Leader Courtney Harter.*



## STAFF BIRTHDAYS

- Barb Barrick, Community Development Specialist, March 7
- Teresa Wright, Transit Assistant, April 23

## SWIPCO Policy Council

### Cass County

Frank Waters

Dave Jones

### Fremont County

Brian Kingsolver

Cara Morgan

### Harrison County

Gaylor Pitt

Sherman Struble

### Mills County

Richard Crouch

### Montgomery County

Donna Robinson

Brad Wright

### Page County

James Richardson

Byron Harris

### Shelby County

Charles Parkhurst

Terry Arentson

### Pottawattamie County

Lynn Grobe

### At-Large

Don Kearney

Paul Griffen

Mike Kolbe

Steve Andersen Transit Director

Jason Ehrig Community Development

John McCurdy Executive Director

Barb Barrick Community Development

Mark Hansen Fleet Mechanic

Jeremy Middents Housing Director

Christy Bates Transit Assistant

Sandy Hansen Housing Coordinator

Daurine Petersen Transit Assistant

Crystal Cappel Finance Director

Courtney Harter Community Development

Dave Riedemann Housing Administrator

Kelly Davis Transit Coordinator

Karen Mauer Finance Manager

Nicole Steffens Housing Specialist

Tammy DeBord Executive Assistant

Teresa Wright Transit Assistant

