

# County Perspectives

*Economic development in Lincoln and Minnehaha Counties, South Dakota*

## Infrastructure projects illustrate commitment to growth

**M**aintaining the infrastructure of our communities is a vital element in successful economic development. Smooth streets, adequate water and sewer facilities and recreational amenities bring in new families, but also say something to companies looking to expand into our area. Here in Lincoln and Minnehaha Counties, communities are investing in the future with infrastructure projects that make growth possible.

This year, **Dell Rapids** is planning a sewer extension that will open the southeast area of the city south of the Big Sioux River to development. The \$1 million project will bring that service to a new business development park in Dell Rapids. The community is also replacing the bridge on Garfield Avenue, a \$2.3 million project, and planning a \$1.2 million renovation of the Carnegie Library.

Over \$1 million in water and sewer projects are planned for this year in **Canton**. The Second Street project will replace water and sanitary sewer lines on a key street, while the replacement of the Beaver Creek Lift Station will benefit the community's industrial park. The South Dakota Department of Transportation is working with Canton on the replacement of a bridge over Beaver Creek that will be completed by year's end.

In **Brandon**, construction is underway on a new road to access a 20 acre site adjacent to Canadian-based Marmen Energy's 150,000 square foot plant in the Corson



*The expansion of Diamond Trail in Hartford will allow for enhanced development of commercial business in a new section of the community.*

Development Park. The \$630,323 access road will aid the future development of 35 acres still available in the Brandon Development Park. Brandon is also planning a \$1.3 million well project this year to increase water capacity for the future.

The first phase of the Diamond Trail expansion in **Hartford** will be completed this spring. The \$400,000 project connects Western Avenue and Ruud Lane and will open 26.7 acres along I-90 for light industrial use. This extension has also improved utility infrastructure in the area around I-90 exit 387 to accommodate growth in that part of Hartford, as well as the aesthetic appearance of this gateway to the Minnehaha County community.

The city of **Worthing** is planning a \$327,535 project to add 2,780 feet of sidewalk this year. The project will also cap the completion of water, sewer, utilities and sanitary sewer improvements on three blocks around the Worthing Elementary School. The project, in the core of the city, feeds into Main Street and includes curb and gutter and historical streetlamps.

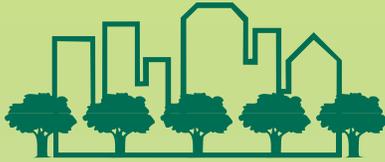
"Our communities understand the importance of infrastructure investment to our economic development success," said Nick Fosheim, executive director of LCEDA and MCEDA. "When visiting executives tour the area and ask questions about our member communities, infrastructure is one of the first things they want to know about. Local leaders are working to make our communities growth-ready."



*With production underway at Marmen Energy in Brandon, a new road is planned to open development of additional acres in the Brandon Development Park to serve the company and future growth for the park.*

*First Quarter Report, 2014*

[www.siouxfallsdevelopment.com](http://www.siouxfallsdevelopment.com)



*Lincoln County  
Economic Development Association  
Board of Directors 2014*

- Jenni White, President, Tea
- Jeffery Tanner, Vice-President, Worthing
- Todd Nelson, Secretary-Treasurer, At-Large
- Bob Lier, Canton
- Kris Graff, Harrisburg
- Verlyn Schmidt, Lennox
- Brad Howard, At-Large
- Eric Pauli, At-Large
- David Gillespie, Lincoln County Commission

## County Perspectives

*Volume 15, Issue 1*

*The newsletter of economic development in  
Lincoln & Minnehaha Counties, South Dakota  
is published three times yearly by  
LCEDA and MCEDA*

PO Box 907, Sioux Falls, SD 57101-0907  
Phone 605-339-0103, Fax 605-339-0055  
Toll Free 800-658-3373

[www.siouxfallsdevelopment.com](http://www.siouxfallsdevelopment.com)



*Minnehaha  
County  
Economic  
Development Association  
Board of Directors 2014*

- Mike Wendland, President, Rural Mayors
- Terry Ebright, Vice-President, At-Large
- Dennis Olson, Secretary-Treasurer, Brandon
- Jason Pittmann, Baltic
- Ryan Fods, Colton
- Marv Wieman, Crooks
- Mike Geraets, Dell Rapids
- Dwayne "Jake" Jacobsen, Garretson
- Gary Sandholm, Hartford
- Humboldt, Open Seat
- Gerry Karpen, Sherman
- Don Johnson, Valley Springs
- Joe Anderson, At-Large
- Eric Krouse, At-Large
- Cindy Heiberger, Minnehaha County Commission

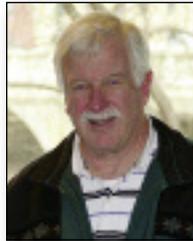
## LCEDA, MCEDA add new board members

**T**here are five new faces at Minnehaha and Lincoln County Economic Development board meetings this year. Cindy Heiberger, Gerry Karpen and Joe Anderson have joined the MCEDA board, and Eric Pauli and David Gillespie are new to the LCEDA board.

**Cindy Heiberger** is currently chair of the Minnehaha County Commission. She lives near Lyons and is also a board member for Dakota BUSINESS Finance and the Siouxland Library. A graduate of USD School of Nursing, Heiberger has served on literacy, scouting and education committees.



*Cindy Heiberger*



*Gerry Karpen*

**Gerry Karpen**, board representative for Sherman, is a multi-term member of the Town Council there and is retired from his career as a computer programmer. Karpen lists sustaining and accommodating the growth of the past decade as the greatest challenge facing MCEDA, especially in housing and community support.

**Joe Anderson** is an account manager for Xcel Energy, serving MCEDA as an at-large member. A fifteen-year veteran with Xcel Energy, Anderson lives in Sioux Falls. Dealing with the increasingly competitive nature of economic development recruiting is a major challenge facing the organization, Anderson said.



*Joe Anderson*

Lincoln County at-large board member **Eric Pauli** is also an employee of Xcel Energy, filling the post of community relations manager. A Milbank native, Pauli has lived in the Sioux Falls area since 2004. In his position with Xcel, he has the opportunity to learn about regional communities and help support local activities.



*Eric Pauli*

**David Gillespie** is a member of the Lincoln County Commission and a county resident for 41 years. A graduate of Canton High School and USD Springfield, Gillespie is a 22-year veteran of area law enforcement. He was first elected to the county commission in 2008 and has been active in regional economic development efforts.



*David Gillespie*



## Governor schedules workforce summits

**G**overnor Dennis Daugaard will host workforce development summits in six South Dakota communities this spring, bringing together business, education and community leaders to discuss this topic vital to our state's future. Following meetings in Mitchell, Watertown, Brookings, Aberdeen and Rapid City, Governor Daugaard will host a summit in Sioux Falls June 17 at the Sioux Falls Convention Center. More details will be posted as the date approaches, and all interested business and community advocates are invited to attend.



[www.siouxfallsdevelopment.com](http://www.siouxfallsdevelopment.com)

## Keller Forbes addresses LCEDA-MCEDA annual meeting

Lynne Keller Forbes, Executive Director of Dakota BUSINESS Finance, the South Eastern Development Foundation, and the South Eastern Council of Governments (SECOG), was the keynote speaker for the Minnehaha and Lincoln County Economic Development Associations combined 2013 Annual Meeting. The event focused on the development achievements of the past year in both counties and a combined annual report was distributed at the meeting.

Keller Forbes has served as Director of SECOG since 2001 and led the organization's efforts to create the South Eastern Development Foundation and Dakota BUSINESS Finance. She is a Certified Economic and Housing Development Professional through the National Development Council. She has a Bachelors degree in Business Administration from St. Leo College, St. Leo, FL and a Juris Doctorate Law Degree from the University of South Dakota.

Minnehaha County Economic Development Association president Mike Wendland and Lincoln County Economic Development Association president Bob Lier each provided a report from their respective counties. Nick Fosheim, executive director of both groups, addressed the growth recorded in rural communities during 2013 and the prospects for 2014.



Lynne Keller Forbes

### PARTNERSHIP SPOTLIGHT: *Lennox*

With an active local Development Park, a Main Street with remodeled historical buildings filled with new businesses and an infrastructure plan that keeps the town attracting companies, Lennox is right on target for economic growth.

Financially the community is showing its commitment to economic success by reducing its local property tax mil levy by over 19%. Lennox plans to reduce the mil levy again this year by another 3 to 4%, and has paid off the Tax Increment Financing that helped bring Sioux Steel to town.

"Our financial strength stands on its own merit," said Greg Stack, Lennox Public Works Director. "Our predecessors planned well, and now we have a good vision for ways to get things accomplished here in Lennox."

The stability of the community is marked by the number of successful manufacturing companies which have located in Lennox—and the number of jobs they offer. Lennox companies employ 400 people, a significant number in a community of 2,100 residents. The growth of these companies and the other expanding businesses in Lennox is creating one economic development challenge community leaders are working hard to meet—the need for adequate housing.

According to Stack, too many people commute to Lennox, a unique problem in an area where many residents commute from smaller communities to Sioux Falls to work. To meet the need for adequate housing, Lennox is pursuing a housing needs study. Aided by funds from the South Dakota Housing

Development Authority and SECOG, the study is still in the planning stages, but should be completed this summer, with time to analyze the results and take steps by the end of the year.

"We need newer housing to attract a portion of the Sioux Falls metro population growth," Stack said. "Younger families want newer, nicer houses."

One possible area for new housing development is the Meadows neighborhood, where the Lennox Area Development Corporation is making plans to develop eight single family lots, which could fuel housing construction in the near future. LADC president Rob Huber said the Meadows development could be the key to growth throughout Lennox.

"We have a strong retail environment," Huber said, "although we need to fill some sectors. New rooftops in the Meadows could drive growth, since business development follows the people coming to live here."

According to Huber, local residents appreciate in-town service businesses, and as those businesses add jobs, new businesses can spring up to serve a growing population.

"Housing is a strong driver of growth in other Lincoln County communities," Huber said. "The Meadows project gives us the chance to say yes to new housing and the growth we need."



New Lennox Finance Office Jerry Jones, left, with Public Works Director Greg Stack at Lennox City Hall.



Rob Huber

## Staying connected to regional projects

**A**s you can see from this issue of *County Perspectives*, economic activity is strong in our two-county area. Communities are investing in their futures with vital infrastructure projects and businesses are growing throughout the MCEDA and LCEDA region. It's an exciting time, and it's happening because of the partnerships for progress that we have in place.

The infrastructure projects in our cover story are examples of the kind of substantial construction going on in every MCEDA and LCEDA community. From street resurfacing to new playground equipment, city leaders are making sure that their communities are meeting the needs of residents and businesses. And our regional companies are showing their appreciation by expanding in their Minnehaha and Lincoln County locations, adding to the tax base and adding jobs.

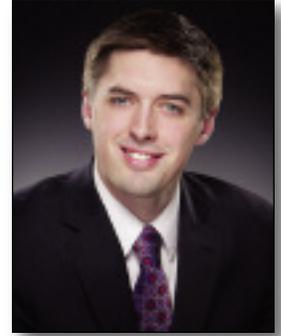
From city halls to the monthly meetings of local development corporations, we're all working together on projects in our communities. Connections that link municipal and county governments, SECOG, the Governor's Office of Economic Development and LCEDA and MCEDA are driving development throughout the region. Local hostings

often involve representatives from all groups, each with a store of knowledge and a desire to help our communities grow.

Communication is the key to the success of our strategy. We want to hear from every community about plans, goals and projects that keep each community viable and growing.

Equally important, we want to hear from regional companies about any plans for growth. We can help with information, liaisons with governmental agencies and can even help you plan a groundbreaking or ribboncutting to announce your plans and mark your expansion.

Most of all, LCEDA and MCEDA want to help our whole region develop by sharing good ideas, streamlining the process of growth and keeping everyone involved in our economic development progress connected. We know that this is a team effort, and we work to keep all the players on the same page. Let's keep talking and working together to build our future!



[www.siouxfallsdevelopment.com](http://www.siouxfallsdevelopment.com)

**Carl V. Carlson Company**, a concrete contractor based in Lincoln County, has received a REDI fund loan to assist in the construction of a new 18,000 square foot building near Hartford. The new facility, which is expected to employ more than 20 people, should be operational by late summer.

Harrisburg-based **Showplace Wood Products**, a manufacturer of high-end cabinetry has received a REDI loan to purchase new equipment which should lead to the creation of 100 new jobs within the next three years.

**Troy's Wood Specialties**, located at the Dell Rapids interchange on I-29, has received a South Dakota MicroLOAN to bring all aspects of their cabinet construction business in-house. The company, which also operates a showroom in Brookings, provides cabinetry to area residential and commercial customers.

**Dakota Power Community Wind** will place up to ten meteorological data-gathering towers to begin its research phase. With over 80 landowners ready to dedicate nearly 22,000 acres to the project, Dakota Power Community Wind is planning a wind farm of up to 1,000 megawatts to supply power to the projected Rock Island Clean Line.

**County Perspectives**  
Lincoln & Minnehaha County  
Economic Development Associations  
P.O. Box 907  
Sioux Falls, SD 57101

# Growth at a Glance