

## CENTERVILLE DEVELOPMENT CORPORATION REPORT

08/02/19

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**Business Development:** The Centerville Development Corporation officially closed on the old Leader Building downtown at 616 Broadway St on August 2<sup>nd</sup>. The building had been being used for storage and had not been used as a commercial space for over 20 years. Through CDC efforts and funding from the community creativity grant through the Bush Foundation, we hope to renovate the building and create opportunities for the space. We envision multiple shared uses for the building.

The Development Corporation made some capital improvements to the old Ford Garage building in July where Thomson Agency and Mr. G's operate out of. We had the exterior of the brick building cleaned and power washed. We also repainted the trim around the exterior. The building is looking sharp! We also replaced the old and cracking concrete sidewalk in the front of the building along Broadway with new concrete.

Things are moving forward well for Carleigh Reif and her plan to open a new hair salon in downtown Centerville. She graduated from cosmetology school this summer and is moving forward with the purchase of the building that was most recently home to Goodness To Go. The building was a hair salon at one time. Chic by Carleigh will be a welcome addition to the downtown.

Another new business that has a lot of positive buzz surrounding it is The Seed. The new coffee shop and eatery that is scheduled to open this fall in the old post office building on the corner of Broadway and Main. Renovations continue within the space and things are coming along well but renovations of this nature take time.

**Housing:** The CDC's housing project at 121 Iowa St that the Marohl's will ultimately purchase is really coming together as the home has finally arrived! The house was set down August 1<sup>st</sup> at its new location in Centerville. Buyers, Carroll and Cynthia Marohl who have been involved in the process since the beginning are thrilled with their new home already. The home is a wonderful addition to the neighborhood.

Once the on-site work for the Marohl house is complete we will again turn our focus back to our 2019-2020 spec house on Iowa St. The foundation is in and the garage floor has been poured. The home will be a two-bedroom, two baths with an unfinished basement. We anticipate the home hitting the market late spring or early summer of next year.

Our housing rehab project at 111 Broadway St. is nearing its completion. The main level inside is looking great! The basement is still being worked on as well as the outside. We have started clean up of the landscaping and exterior. Scrapping and painting of the overhangs on the home has begun. The \$40,000 grant for gap financing we received from South Dakota Housing will really help make the project more feasible. We hope that the home will be available sometime in late August.

There are a couple other new housing projects going on in town right now as well. The foundation for the Krebs house on Dakota Street where the CDC sold them a lot is poured and ready for the new house to be brought in. Glen Edberg's new house that will go in on Washington Street will be coming in soon too. The

foundation on this also poured and ready to go. It is great to see all this new housing going on in Centerville that we are both directly and indirectly a part of.

The CDC has plans to put in infrastructure on what we are calling the garden lots on Nebraska Street. We will get water and sewer to the lots yet this year so they are ready for future housing development. We believe this is still a desirable area for a housing project.

The CDC is in negotiations to acquire another desirable piece of property for a potential future housing project. We believe we will have a signed contract in place this August. The CDC continues to look for opportunities like this in order to continue to help create additional future housing projects.

**Community Development:** The first phase of the downtown improvements project came together right in time to show them off for Tornado Days. The old fashion street lamps were installed, the welcome banners were put up on them, and the beautiful hanging flower baskets were planted and installed on the existing light poles.

The final new welcome sign went in at the northwest entrance of town along the beach road on July 1st. Volunteer efforts help get the wooden support frame up and we got the metal sign hung before the big Tornado Days celebration.

We wrapped on the 2019 Tornado Days Celebration over the weekend after the 4<sup>th</sup> of July. It was another wonderful community celebration. The event brings in a lot of people to our community. The event seems to continue to grow each year as participation numbers were up again this year. The street dance was one of the largest in the last 20 years.

The Centerville Rotary Club officially took over the Centerville Food Pantry in July. Rose Marie Austin and her family ran that pantry for years. She was ready to pass the pantry duties on and the Rotary Club has now made it a signature project of theirs. They will do their best to continue to run this quality operation that helps meet a need in Centerville. The pantry is now located in the back of the Senior Center building and through volunteer staffing it is open Wednesday evenings.

With Centerville receiving last year's Innovative Community of the Year award from Dakota Resources we were arranged a film crew to come to Centerville for a half day. They were interested in us telling them our story. The video will be shown at this years Empower Sessions banquet this October in Spearfish. We hope to also be able to use it as a promotional piece for Centerville.

**Recruiting New Residents and Alumni:** The CDC is gearing up for the Turner County Fair again. We will continue with our Centerville booth where we will promote Centerville along with selling zebra donuts, milk and cookies, and iced coffee. We also plan to promote our next spec home at the booth. The booth is a lot of work over the course of the four days but we do get a good amount of volunteer help. We could always use more. We still believe this opportunity is a great way to represent Centerville.

**Conferences & Training:** There are a few community and economic development related conferences upcoming that Jared will be attending. Dakota Resources Community Engagement Conference in Webster on September 10<sup>th</sup> and 11<sup>th</sup>. The Empower Sessions in Spearfish October 18<sup>th</sup> and 19<sup>th</sup>. And with the Community Creativity Grant, the next cohort gathering on October 28<sup>th</sup> through the 30<sup>th</sup> in Chaska, MN.