

GEORGE DEVELOPMENT CORPORATION

Annual Update

April 2007

GEORGE, IOWA — MAKE IT HOME!

Last Year Was a Big One in George

Another year has passed quickly and George is full of changes and improvements.

Frontier Bank opened a branch in downtown George this past October, sharing the building occupied by Kruger Realty and Northwest Consultants. This came after a major remodel to the storefront of the building including new doors and windows.

WebClimber Services relocated to the former medical clinic building. This provides additional space for additional services including CD/DVD duplication and additional display area for ad specialties/promotional items and computer parts & accessories.

Total Stop Food Store did some

major improvement to the exterior of their building last fall including a new roof, new metal siding, new entry doors, and new front windows. This was an "extreme makeover" and gives their grocery store the visual appeal of a brand new building!

The Locker Park project is moving along nicely with utilities in place on the commercial lots along the south end. Plus the first new business has already opened there — Mustang Car Wash. Frontier Bank has announced their building plans on the corner lot. They expect to begin construction soon with a completion date later in 2007.

Please read on to see some of the specific details that have



happened and will be taking place in George in the months ahead. The year ahead is sure to be another important one for economic development and improvement in our community! We are ready to help you make your business opening or expansion a reality!

Thank You for Supporting the George Development Corp.

The George Development Corporation members voted at the 2006 annual meeting to change the dues structure of the organization. Members are asked to contribute a \$50 yearly membership fee. The organization has

been much more active over the past few years and the number of new business loans and development projects require additional funding. Rest assured that the membership dues will be used diligently to continue to

build the business structure and housing opportunities in George. The board would like to thank you for embracing the new dues structure. We appreciate your support and are working hard to serve the community..

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New and Expanding Businesses in George This Past Year!

- Frontier Bank - Opened in October
- Mustang Car Wash - Opened in January
- WebClimber Services - New Location
- Total Stop Food Store - Exterior Renovation
- George Chiropractic - Opened in December

GLR School Projects Near Completion

“The great thing in the world is not so much where we stand, as in what direction we are moving.”

~Oliver Wendell Holmes

The GLR school unveiled the communities' new gymnasium in early January. The addition also includes new locker rooms, a new weight room, and commons area. The seating capacity of the new gym is 1200 — a big improvement from the 650 in the old facility. Additional events have already been held in

George as a result of the new facilities including a 5th & 6th grade girls basketball tournament, and the first three rounds of varsity girls tournament games. Additional events mean more people in George, more customers for area businesses, and the opportunity to display our hospitality and attract new residents and stu-

dents to the community. The renovation of the old gym into a fine arts auditorium is well underway. This phase of the project is expected to be completed in late spring. A new lunchroom was also opened in Little Rock in January. The old lunchroom is being converted into special education classrooms.

New facilities with additional seating capacity have already attracted several new events to the GLR High School.



Saylers Open Doors to George Chiropractic



Dr. Brian Sayler knew at a young age that he wanted to be a chiropractor. Growing up near Scotland, South Dakota, Brian suffered a sports injury to his back. After trying a number of other doctors and specialists, Brian was successfully treated by a chiropractor. Brian remembers, “After my first treatment I was

able to stand up straight with very minimal pain.”

After graduating from SDSU in Brookings, Brian attended Chiropractic School in Bloomington, Minnesota. Brian and his wife Heidi moved to Sibley, Iowa in 1998 when they purchased the Sibley Chiropractic Clinic.

In December of 2006 the

Saylers opened their second clinic in George.

George Chiropractic is located in the south half of the Hair Hut building.

Brian says, “George is a very warm and friendly community and I have felt very accepted. We look forward to building a life-long relationship with our patients.”

Frontier Bank Opens George Branch

Frontier Bank opened in George on October 10, 2006 at 100 North Main Street. This is a temporary location. The bank has purchased an option on several lots in the Locker Addition on the north side of George and plans to construct a new building on this property in 2007. Site preparation should begin this spring after the snow melts and the frost is out.

During 2007, Frontier

Bank is celebrating 75 years of operation. Shortly after its incorporation in 1932, the bank operated a branch in George until 1934 when it was replaced by a new bank chartered in George. Over the years, many George and Eastern Lyon County residents have maintained accounts with Frontier Bank. The new location in George will provide convenience for those customers and for new customers as well.

Jeff Schrick, a George native, has been employed to manage the new location. Jeff and other officials of Frontier Bank are excited about joining the George business community and are looking forward to many years of service to customers in the George area. Jeff will be joining the board of the George Community Development Corporation.



Jeff Schrick
Frontier Bank Manager

Mustang Car Wash Leads the Way In Locker Park

Nearly one year ago the first business had already committed to building in the newly unveiled Locker Park on George's north side. In December, after many months of planning and building, Mustang Car Wash opened its overhead doors.

The car wash features one automatic wash bay, one manual car bay, and one manual truck bay. Outside the car wash are high

powered vehicle vacuums and a large cement area ideal for drying and detailing your vehicle after it's been washed.

Mustang Car Wash features a variety of payment options to customers. Cash, credit card, debit card, and Mustang Car Wash cards are all accepted. Mustang Car Wash cards can be purchased at Otter Valley Electric or Siebring Manu-

facturing. The cards can then be refilled online or in either business.

The George Development Corporation is pleased to welcome Mustang Car Wash and would like to thank owners Warren Tiedeman and Byron Krull for their investment in the community and their help in getting things started in Locker Park. Hopefully this is just the beginning of many new businesses to come!



George Gearing Up for RAGBRAI

The RAGBRAI route will again be passing through George this year. On Sunday, July 22nd the riders will depart from Rock Rapids and travel south and east to George.

Being the first stop on the bicycle route offers a unique opportunity to the businesses, clubs, and organizations of George.

Food stands will be set up throughout the town, serving a wide variety of food and drinks.

Committees have been established to help with a variety of issues including sanitation, food, advertising, and safety.

If your business or group would like to have a stand in place for RAGBRAI, or

provide help at one of the stands, please contact Bernie Weier at the City of George Office — 712-475-3612.

Lets make the most of this chance to create a great impression on the thousands of bikers and support crews passing through our town!



World renowned cyclist Lance Armstrong and Team LIVESTRONG will be riding in RAGBRAI this year.



We Need Your Help

As the members of the George Community Development Corporation, you help to lead the way and provide direction for our community! In many ways you are the salespeople that help friends, neighbors, and family members understand that George is a great place to live and work. The directors of the GCDC need your assistance in identifying needs in the community and connecting individuals with opportunities. We have many tools available through Lyon County Economic Development and other resources. These tools help make ideas and initiative into reality. The past few years have shown that George is not a dying community. It is very much alive! Recent opening and long-time successful businesses prove that planning, investment, and hard work pay off in George, Iowa!

GCDC Board of Directors

Judd Reifers, Jerry Nichols, Eldon Johnson, Warren Tiedeman, Heath Warntjes, Tyron Kruger, Chuck Sjogren, Jeff Schrick, Joe Quincey, Scott Heibult

Kristi Klingenberg - Secretary

We're on the web!

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