

# COMMUNITY FACTS ALMA, NEBRASKA

[www.ci.alma.ne.us](http://www.ci.alma.ne.us)

**JULY 2004**

## POPULATION (Official U.S. Census)

	<u>2000</u>	<u>2002 Est.</u>
Alma	1,214	1,171
Harlan County	3,786	3,635
Labor Market	43,410	42,594

Economic Development Department  
Nebraska Public Power District  
Columbus, Nebraska 68601  
[www.nppd.com](http://www.nppd.com)  
[sites.nppd.com](http://sites.nppd.com)

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## INTRODUCTION

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The following pages contain basic information about Alma, Nebraska. This material was compiled by the City of Alma and Nebraska Public Power District in order to promote community development.

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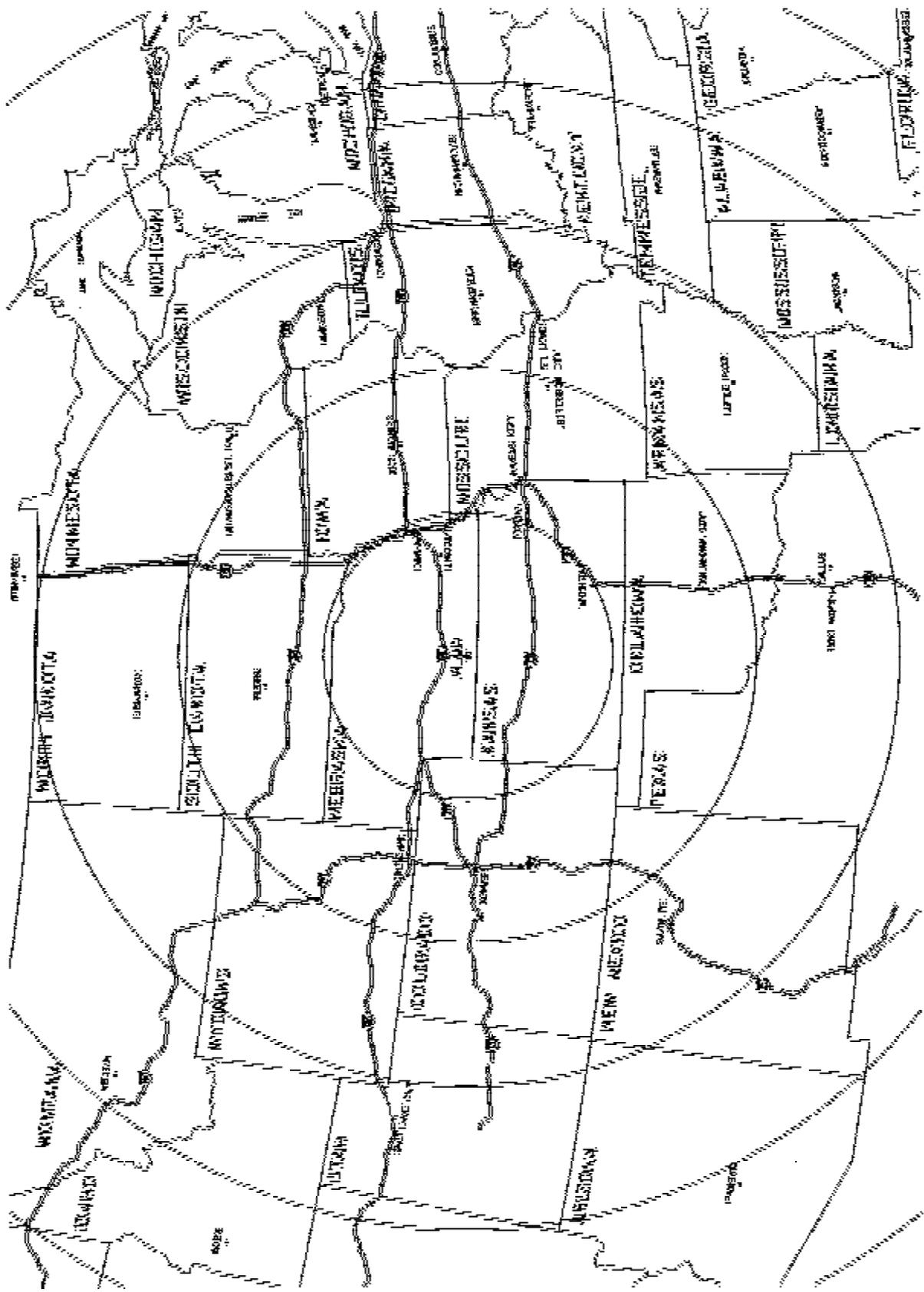
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SCALE: EACH INCH REPRESENTS APPROXIMATELY 1000 MILES

## GENERAL INFORMATION

### LOCATION

Alma, the county seat of Harlan County, is located in south-central Nebraska and borders the state of Kansas. Served by U.S. Highways 136 and 183, Alma is 79 miles southwest of Hastings, 187 miles southwest of Lincoln, and 241 miles southwest of Omaha.

### POPULATION (U.S. Census)

Year	Alma	Harlan County
1970	1,299	4,357
1980	1,369	4,292
1990	1,226	3,810
2000	1,214	3,786
2002 (Est.)	1,171	3,635

### County Population by Race and Hispanic Origin

White	3,743
Total Hispanic	29
Black or African American	5
American Indian and Alaska Native	4
Asian	3
Native Hawaiian and Other Pacific Islander	1
One race	3,762
Some other race	6
Two or more races	24

The 2002 U.S. Census estimates 42,594 people live within Harlan County and the contiguous Nebraska counties of Franklin, Furnas, Gosper, Kearney, and Phelps along with Norton and Phillips counties in Kansas.



## **LOCAL ECONOMY**

Basic economic activities of Alma, a county seat town, include farming, cattle feeding, tourism, recreation, and retail sales.

Firms in the community with retail sales tax permits reported annual net taxable retail sales of \$7,296,692 in 2003. Three wholesale firms in the community distribute auto supplies, farm equipment, and groceries.

## **ELEVATION**

Alma is 2,000 feet above sea level.

## **TOPOGRAPHY**

The terrain in the county slopes eastward and is bisected by the Republican River Valley. Harlan County is mainly farmland and native grass rangeland. Soil types consist of Holdrege Association, Holdrege-Coly-Uly Association (which occupies 78 percent of the county), Hord-Cozad-Hall Association, and the McCook-Munjor-Inavale Association.

## **HISTORY**

Prior to 1870 there had been no permanent white settlers in the Republican River Valley due to the constant threat of Indian attack. The Harlan County area was plentiful in wild game such as buffalo, elk, deer, and wild turkey. As a result, the area was prized as a hunting ground by the Otoe, Winnebago, Pawnee, and Sioux Indians. In the summer of 1869, hostile Sioux Indians attacked and killed all the members of Buck's party of United States surveyors near the mouth of Sappa Creek. During the same summer General Carr, accompanied by Buffalo Bill and Major Frank North and his famous regiment of Pawnee scouts, led an expedition of soldiers south from Fort McPherson and were engaged in a battle with the Sioux in the Republican River Valley. The Sioux were defeated and fled north. On July 11, 1869, General Carr's forces overtook the Sioux on the Platte River and soundly defeated them, killing all warriors and taking women and children as prisoners. Although this battle did not rid

Harlan County of Indians, it removed the threat of attack by hostile Indians and allowed white settlers to make permanent settlements.

The first group of white settlers in Harlan County in 1870 consisted of 40 men. One of these settlers, J. W. Foster, homesteaded land at the mouth of Cook Creek, just east of present day Alma. The second group of settlers from the Cheyenne, Wyoming territory arrived in the summer of 1871. In February 1872, a group of six men had selected and established the site of Alma, which was named in honor of the daughter of N. P. Cook, one of the six men who had selected this site and one of the original settlers in the new town.

Life was difficult for the settlers in the new town and tempers grew short. In the summer of 1872, a quarrel among the settlers led to the dissolution of Alma and the county seat was moved. In 1874 the Fifth District Court decided that the disputed location of the county seat should rightfully be located in Alma. As a result, the town of Alma was resurrected in 1874; however, the town did not attract new settlers nor did it prosper. In 1879 the population numbered 23 persons, and several events transpired which led to phenomenal growth and boom. First, a newspaper was established which published glowing accounts of the fertile land in the area as well as the advantages of settling in Alma. In the winter of 1879-80, the Burlington and Missouri Railroad was constructed. By January 1, 1880, Alma's population had risen to 300.

The first school in Alma Township was conducted in a sod school house. By 1881 the town had built a two-story, frame structure and in 1885 added a two-story brick building. In 1911 a public library was built with the aid of the Carnegie Foundation. Even so, pestilence, insect plagues, fires, floods, and dirt storms continued to have their effect on the town. In spite of these difficulties, Alma continued to grow.

In 1952 the Harlan County Reservoir, a man-made reservoir and dam, was completed by the U.S. Corps of Engineers. The \$45 million project provides 500,000 acre-feet of storage space reserved for flood control and 350,000 acre-feet for the purpose of irrigation.





New Home Construction



New United Methodist Church

## ECONOMIC DEVELOPMENT

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### MANUFACTURERS

<u>Company/ Year Established</u>	<u>Product</u>	<u>Market</u>	<u>Employees</u>		<u>Union</u>
			<u>Male</u>	<u>Female</u>	
Alma Concrete (formerly B&B Redimix, Inc.) 1980	Concrete	Local	1	0	None
ErnMe Buckle Co. 1936	Buckles	National	1	1	None
Haeker's Furriers 1936	Fur coats	National	0	6	None
Harlan County Journal 1879	Commercial printing & weekly newspaper	Regional	1	2	None

### MAJOR NONMANUFACTURING EMPLOYERS (employing 8 or more)

<u>Employer</u>	<u>Type of Activity</u>	<u>Employees</u>		<u>Union</u>
		<u>Male</u>	<u>Female</u>	
Agri Co-Op*	Elevator & farm supplies	12	0	None
Alma Public Schools	Education	22	21	NSEA
City of Alma	Government	9	1	None
Colonial Villa Good Samaritan Center	Nursing home	5	81	None
Harlan County	Government	35	24	AFSCME
Harlan County Hospital	Medical	51	8	None
Hillcrest Terrace	Assisted living	1	7	None

\*Also employs part-time and seasonal employees

**OTHER MAJOR AREA EMPLOYERS** (employing 100 or more)

<u>Employer</u>	<u>Type of Activity</u>	<u>Employees</u>		<u>Union</u>
		<u>Male</u>	<u>Female</u>	
<b>Holdrege, 24 miles</b>				
Agri Co-Op	Mixed grain feed & fertilizer	105	18	None
Allmand Bros. Inc.	Traffic control devices, industrial tractors	106 3*	17 1*	None
BD	Disposable medical supplies	673 Total 27*		None
Christian Homes, Inc.	Long term care/ retirement center	9 1*	80 60*	None
Holdrege City Schools	Education	45	107	NEA
Holdrege Homes	Long term care/ retirement center	9 2*	125 43*	None
Kayton Electric, Inc.	Electrical contractor	100 Total		None
Phelps Memorial Health Center	Medical	22 2*	116 47*	None
The Connection	Inbound call center	22 12*	112 44*	None
<b>Kearney, 60 miles</b>				
Baldwin Filters Manufacturing Co.	Oil, air & fuel filters	417	316	None
Bob's Superstore	Grocery	18 39*	25 38*	None
The Buckle	Retail clothing	75	239	None
Builders How-To Warehouse	Building supplies	65 25*	15 15*	None
Cabela's Inc.	Catalog sales	28 103*	170 368*	None

\*Part-time and seasonal employees

<u>Employer</u>	<u>Type of Activity</u>	<u>Employees</u>		<u>Union</u>
		<u>Male</u>	<u>Female</u>	
Chief Industries, Inc. Agri/Industrial Division	Grain drying equipment, correctional equipment	130 3*	22	None
Coleman Powermate	Generators	226 1*	105 2*	None
Cash-Wa Distributing	Food distribution	176 9*	31 11*	None
City of Kearney	Government	173 9*	38 18*	None
County of Buffalo	Government	98 14*	88 11*	None
Eaton Corp.	Automotive valves & forged gears	520	180	None
First National Bank of Omaha Service Center	Telemarketing	16 2*	70 8*	None
Good Samaritan Health Systems	Medical		910 Total 468* Total	None
Herbergers	Retail	7 18*	30 79*	None
Holiday Inn	Lodging/dining	33 46*	18 62*	None
Kearney Clinic	Medical	19	101 34*	None
Kearney Family YMCA	Health club/daycare	7 34*	15 96*	None
Kearney Public Schools	Education	116 57*	382 187*	KEA
Marshall Engine, Inc.	Rebuilt engines	152 1*	22 1*	None
Mid-Nebraska Community Action	Community services	22 11*	52 33*	None

\*Part-time and seasonal employees

<u>Employer</u>	<u>Type of Activity</u>	<u>Employees</u>		<u>Union</u>
		<u>Male</u>	<u>Female</u>	
Morris Publishing	Cookbooks, printing	80 3*	130 18*	None
Nebraska Public Power District	Electric utility	81	19	None
Platte Valley Medical Group	Medical	15	77 24*	None
Platte Valley State Bank	Financial	28 3*	62 14*	None
St. John's Center	Care home	8 1*	76 40*	None
Tri-City Arena	Entertainment	7 51*	2 46*	None
University of Nebraska at Kearney	Education	328 259*	336 557*	NSEA
Wal-Mart	Retail, discount	171 69*	230 81*	None
West Company	Pharmaceutical stoppers & closures	143	88	None
Youth Rehabilitation & Treatment Center	Education	103 10*	38 10*	SCATA
<b>Phillipsburg, KS, 26 miles</b>				
Brooke Financial Services	Insurance customer service & accounting	103 Total		None
Phillips County Hospital	Health care	159 Total		None
Tamko Asphalt Products	Roofing products	199 Total		None

\*Part-time and seasonal employees

## **ECONOMIC DEVELOPMENT ORGANIZATIONS**

The Alma Development Corporation and the Alma Chamber of Commerce work with the city for industrial development in the community.

The Alma Development Corporation is a nonprofit corporation with 46 members. Money was raised from an initial fund drive and will be raised as needed. The corporation purchased a three-acre tract for a Ford garage in 1997.

The price of industrial land ranges from \$500 to \$5,000 per acre.

# LABOR

## LABOR SUPPLY

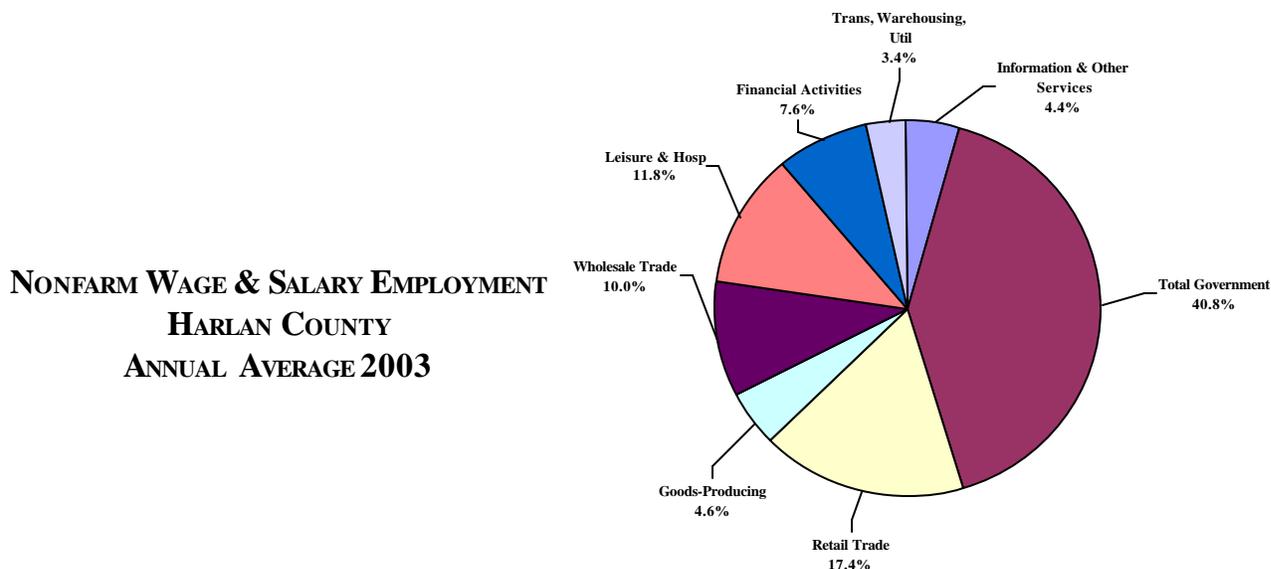
- A. Employment in the Alma labor market which is defined as the whole of Harlan County and the total labor market consisting of Harlan County and the contiguous Nebraska counties of Furnas, Gosper, Phelps, Kearney, and Franklin. (Annual average, 2003. Figures for Norton and Phillips counties in Kansas were not available):

	<b>Harlan County</b>	<b>Total</b>
<b><u>Nonfarm Employment (wage and salary workers)</u></b>		
Goods Producing (Mfg., Nat. Res., Mining & Construction)	34	1,583
Trade, Wholesale	74	(D)
Trade, Retail	127	(D)
Transportation, Warehousing, Utilities	25	(D)
Information	(D)	(D)
Financial Activities	56	(D)
Professional & Business Services	(D)	(D)
Education & Health Services	(D)	(D)
Leisure & Hospitality	87	712
Other Services	33	(D)
Government	301	2,881
<b>TOTAL NONFARM WAGE AND SALARY WORKERS</b>	<b>908</b>	<b>10,512</b>
Farm Employment*	420	3,475
<b>TOTAL EMPLOYMENT</b>	<b>1,691</b>	<b>15,658</b>
B. Commuting Out of County	540	N/A
C. Unemployment	50	458
<b>TOTAL LABOR FORCE</b>	<b>1,741</b>	<b>16,114</b>
D. Estimated number of homemakers, seasonal and part-time workers, and workers who would shift from low-paying jobs who could be expected to work for industry	50	
E. Estimated number of county high school graduates annually	35	
<b>TOTAL POTENTIAL LABOR SUPPLY (B, C, D &amp; E)</b>	<b>675</b>	

(D) Data withheld because of disclosure suppression.

\*Source: U.S. Department of Commerce, Bureau of Economic Analysis (BEA); data for 2000

Alma is willing to conduct a labor survey for a prospective industry.

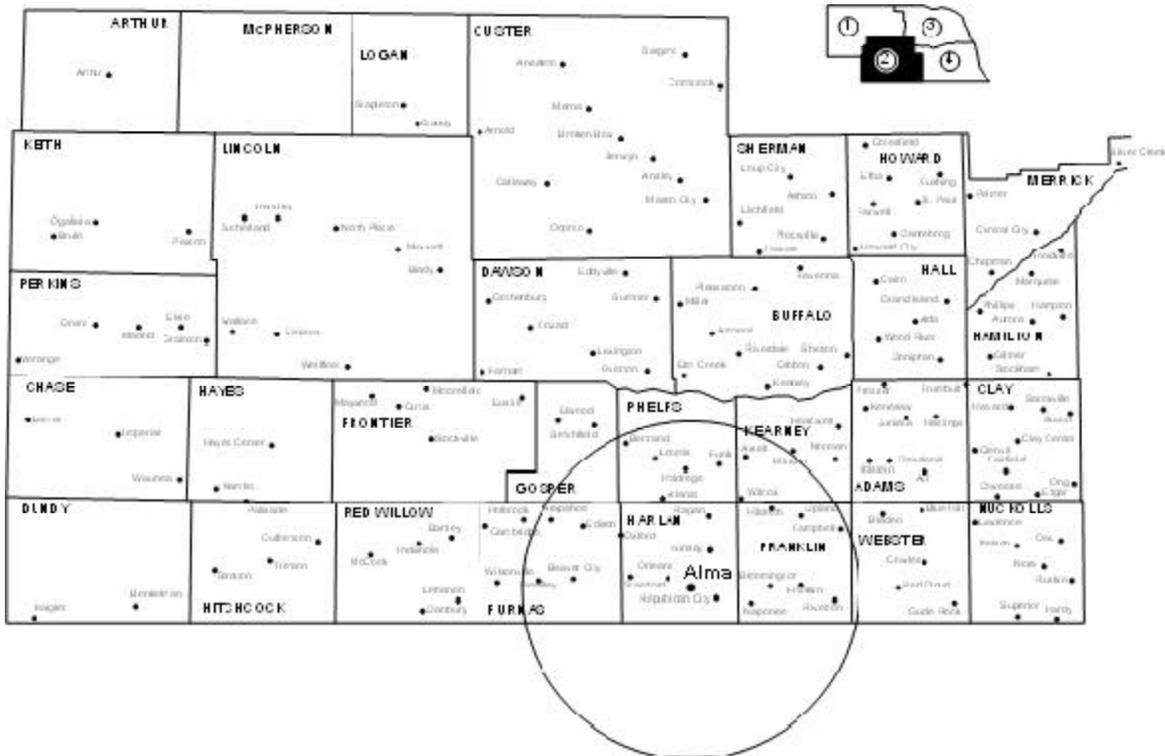


Location	2000 POPULATION DATA					Median Household Effective Buying Income (2002)
	Density/ Sq. Mile	% 65 Yrs & Over	Median Age	% High School Graduate or Higher	% Bachelor's Degree or Higher	
Harlan Co.	6.8	28.7	46.5	81.6	16.5	\$27,188
Nebraska	22.3	13.6	35.3	86.6	23.7	\$35,807
U.S.	79.6	12.4	35.9	84.0	26.0	\$38,035

Harlan County had 2,687 eligible voters in 2000; 70.2 percent voted in the national election compared to 65.2 percent in Nebraska.

SOURCE: U.S. Census, [www.census.gov](http://www.census.gov)  
 Sales and Marketing Management, September 2003  
 Statewide General Election 2000 Results, [www.nol.org/home/SOS/Canvass2000/gen2000menu.htm](http://www.nol.org/home/SOS/Canvass2000/gen2000menu.htm)

### LABOR POTENTIAL IN THE ALMA AREA



POPULATION DATA — 2000 U.S. Census

City of Alma	—	1,214	}	<u>Ages</u>	<u>Male</u>	<u>Female</u>
				18-24	102	88
Harlan County	—	3,786		25-44	414	403
			45-54	299	260	
30-Mile Radius	—	27,746 (2003)				

## UNIONIZATION

Nebraska has a right-to-work provision in its constitution. In 2000, 13.1 percent of Nebraska's manufacturing workers were members of labor unions compared to a national figure of 14.8 percent. Union membership in Nebraska is concentrated in the railroad and packinghouse industries.

Approximately five percent of the total nonagricultural labor force in Alma is unionized. There have been no known strikes in the community.

Labor organizations operating in the community:

<u>Company</u>	<u>Union</u>
Alma Public Schools	Nebraska State Education Association
Harlan County Road Department	American Federation of State, County & Municipal Employees

## WAGES

Occupation Title	Hourly Wage (\$)/Percentile		
	10th	50th	90th
<b>Professional</b>			
Accountants & Auditors	14.60	23.00	48.67
Engineers			
Civil Engineers	16.83	25.45	35.05
Electrical Engineers	13.10	21.47	34.14
Industrial Engineers	18.98	25.77	29.40
Mechanical Engineers	22.51	27.41	34.89
Computer Programmers	13.78	18.82	30.51
Computer Systems Analysts	17.60	20.73	26.48
Registered Nurses	14.96	19.25	23.56
<b>Retail</b>			
Hotel Desk Clerks	6.13	7.52	9.36
Retail Salespersons	6.05	7.93	14.53
Truck Drivers-Light or Delivery Services	7.99	10.25	13.51
Driver/Sales Workers	5.99	11.32	21.32
Stock Clerks & Order Fillers	9.21	11.15	16.15
Shipping, Receiving & Traffic Clerks	9.27	12.05	16.02
<b>Clerical</b>			
Bookkeeping, Accounting & Auditing Clerks	8.89	11.92	16.94
Customer Service Representatives	7.71	11.41	17.65
Data Entry Keyers*	7.02	8.97	12.19
Secretaries, excl. Legal & Medical	6.78	10.96	15.83
Office Clerks, General	7.91	11.21	13.95
Receptionists & Information Clerks	8.76	11.37	13.65
Telemarketers*	6.25	8.06	8.06

\* Wage information taken from Balance of the State (nonmetropolitan areas)

Occupation Title	Hourly Wage (\$)/Percentile		
	10th	50th	90th
<b>Unskilled</b>			
Laborers & Freight, Stock & Material Movers, Hand	7.22	10.48	14.06
Packers & Packagers, Hand	7.37	9.91	14.01
Assemblers & Fabricators, All Other	7.20	8.80	13.60
Nursing Aides, Orderlies & Attendants	7.60	9.26	11.86
<b>Semi-Skilled</b>			
Industrial Truck & Tractor Operators	9.70	12.22	20.09
Truck Drivers, Heavy or Tractor Trailer	9.24	13.55	20.58
Maintenance Workers, Machinery	10.98	14.12	19.95
Industrial Truck & Tractor Operators	9.70	12.22	20.09
Truck Drivers, Heavy or Tractor Trailer	9.24	13.55	20.58
Maintenance Workers, Machinery	10.98	14.12	19.95
Machine Operators			
Lathe & Turning Machine Tool Setters	10.05	14.96	21.33
Drilling & Boring Machine Tool Setters	9.56	15.11	21.18
Milling & Planing Machine Setters*	9.86	12.56	16.48
Grinding, Lapping & Buffing Mach. Oper.*	8.71	11.54	14.56
Cutting & Slicing Machine Setters/Oper.	8.00	10.41	14.96
Cutting, Punching & Press Machine Setters/Oper.	9.03	12.25	16.97
Multiple Machine Tool Setters/Oper.*	10.76	13.07	14.95
<b>Skilled</b>			
Automotive Mechanics	8.10	12.47	19.33
Electricians	11.54	15.75	21.58
Industrial Machinery Mechanics	13.18	16.03	18.03
Machinists	9.52	11.99	16.10
Tool & Die Makers	9.93	14.19	21.58
Welders, Cutters, Solderers & Brazers	9.68	13.16	20.78
<b>Technical</b>			
Electrical & Electronic Technicians*	11.84	17.89	28.46
Medical & Clinical Laboratory Technicians	8.92	11.66	18.93
Computer Operators	8.11	11.55	18.33

\* Wage information taken from Balance of the State (nonmetropolitan areas)

Source: Nebraska Workforce Development, Occupational Employment Statistics Program, 4th Quarter 2003 wage estimates, Central Region, [www.dol.state.ne.us/lmiwages/toc000.htm](http://www.dol.state.ne.us/lmiwages/toc000.htm).

Production workers are paid mostly on a straight-time basis rather than an incentive basis.

## FRINGE BENEFITS

Fringe benefits range from 3 to 10 percent of wages.

## TRANSPORTATION

### RAILROADS

Alma is served by a branch line of the Burlington Northern Santa Fe with three to five freight trains weekly.

Railroad mileage to major cities:

Destination	Mileage
Omaha	244
Dallas	680
Denver	295
Detroit	975
Kansas City	333
Minneapolis	563
New York	1,592
St. Louis	609

Amtrak provides Holdrege, 24 miles north of Alma, with rail passenger service east to Chicago and west to Denver and San Francisco/Oakland. The Superliner features a lounge car, coach and first-class accommodations, dining car service, and checked baggage service from most cities. Travel time is 14 hours to Chicago and 40 hours to the West Coast. Amtrak has one train each way daily.

### MOTOR

#### Highways

North-south U.S. Highway 183 and east-west U.S. Highway 136 intersect in Alma. There are no local load limits imposed on these highways. Interstate 80 is 41 miles north and Interstate 70 is 90 miles south of Alma.

Highway mileage to major cities:

Destination	Mileage
Lincoln	187 miles
Omaha	241 miles
Chicago	705 miles
Dallas	629 miles
Denver	348 miles
Detroit	973 miles
Kansas City	351 miles
Los Angeles	1,365 miles
Minneapolis	615 miles

Destination	Mileage
New York	1,479 miles
St. Louis	600 miles
San Francisco	1,512 miles
Sioux City	334 miles

### Trucklines

Trucklines serving Alma:

Nearest Terminal/ Company	Trucks Daily	Intrastate/ Interstate
<b>Red Cloud</b>		
G&H Transfer	1	Intrastate
<b>Holdrege</b>		
Ideal Trucking	1	Interstate

### Bus Line

Senior Citizens Bus, owned and operated by the Harlan County Senior Center, serves senior citizens in Harlan County.

### AIR

The Alma Airport Authority has a 3,280-foot sod runway. The elevation at the airport is 2,070 feet, the latitude is 40°04'63"N, and the longitude is 99°16'19"W.

Scheduled air service is available in Kearney, 60 miles north (60 minutes), and at the Central Nebraska Regional Airport near Grand Island, 100 miles (120 minutes) northeast of Alma.

Airlines serving these points:

Airlines	Flights Daily	Destination
<b>Grand Island</b>		
Great Lakes Aviation	3	Denver, Minneapolis/ St. Paul, Phoenix
<b>Kearney</b>		
Great Lakes Aviation	4	Denver

### WATER

There is no nearby water transportation.



Parkview Manor, Low-Cost Housing



Hillcrest Terrace, Assisted Living

# UTILITIES

## ELECTRICITY

Nebraska Public Power District (NPPD) owns and operates the electrical distribution system in the city of Alma. A Twin Valleys Public Power District 69 kV line extends 10 miles to NPPD's Orleans 115/69 kV substation and connects the Alma distribution system to the statewide grid system. A back-up 34.5 kV line extends to the NPPD Hildreth 115/34.5 kV substation and can be utilized in emergency situations or for maintenance purposes. The NPPD 69 kV substation has a 5,000/6,250 kVA, 69/4.16 kV transformer, which serves the city's needs. The distribution voltage is 4,160 kV.

**BASE ELECTRIC RATES** (effective 02/01/03)  
Summer bills run from June - September.

### Residential Service (electric water heat):

<b>Customer Charge:</b> \$13.00 per month	
<b>Summer</b>	<b>Winter</b>
8.51¢	6.26¢
per kWh for the first 750 kWh used per month	
6.98¢	3.74¢
per kWh for all additional use	
<b>Minimum Bill:</b> The Customer Charge, subject to applicable Base Rate adjustments.	

Customers who are served from distribution facilities for which NPPD has a Lease Payment or Debt Service obligation and/or a Gross Revenue Tax obligation will have the Base Rate adjusted to include such obligations.

### General Service:

<b>Customer Charge:</b>	
Single Phase	\$15.00 per month
Three Phase	\$18.50 per month
<b>Summer</b>	<b>Winter</b>
9.72¢	7.56¢
per kWh for the first 1,000 kWh used per month	
7.75¢	5.62¢
per kWh for the next 2,000 kWh used per month	
7.75¢	5.02¢
per kWh for all additional use	
<b>Minimum Bill:</b> The Customer Charge, subject to applicable Base Rate adjustments.	

Customers who are served from distribution facilities for which NPPD has a Lease Payment or Debt Service obligation and/or a Gross Revenue Tax obligation will have the Base Rate adjusted to include such obligations.

### Commercial Electric Space Heating:

<b>Customer Charge:</b>	
Single Phase	\$27.50 per month
Three Phase	\$32.50 per month
<b>Summer</b>	<b>Winter</b>
8.40¢	5.17¢
per kWh for the first 200 kWh per kW of demand used per month	
3.40¢	2.22¢
per kWh for all additional use	
<b>Minimum Bill:</b> The Customer Charge, subject to applicable Base Rate adjustments.	

Customers who are served from distribution facilities for which NPPD has a Lease Payment or Debt Service obligation and/or a Gross Revenue Tax obligation will have the Base Rate adjusted to include such obligations.

### General Service Demand:

<b>Customer Charge:</b>	
Single Phase	\$60.00 per month
Three Phase	\$70.00 per month
<b>Summer</b>	<b>Winter</b>
8.20¢	5.62¢
per kWh for the first 200 kWh per kW of demand used per month	
3.25¢	2.35¢
per kWh for all additional use	
<b>Minimum Bill:</b> The Customer Charge, subject to applicable Base Rate adjustments.	

Customers who are served from distribution facilities for which NPPD has a Lease Payment or Debt Service obligation and/or a Gross Revenue Tax obligation will have the Base Rate adjusted to include such obligations. This rate is also subject to various adders and discounts depending upon the customer's requirements, metering, etc.

NPPD has an off-peak and curtailable service rate available to qualifying customers.

**Sample Cost per kWh:**

Load Factor %	kW	kWh	Customer Billed
			¢/kWh <sup>1</sup>
41	100	30,000	6.55
41	300	90,000	6.36
41	500	150,000	6.33
50	100	36,000	5.99
70	300	150,000	5.09
50	500	180,000	5.80

<sup>1</sup>Includes Lease Payment and Gross Revenue Tax.

**High Tension Service\*:**

<b>Customer Charge:</b> \$250.00 per month			
<b>Monthly Demand Charges</b> (Base Rate charge per kW):			
Summer Season:	\$ 11.00	per kW	of billing demand
Winter Season:	\$ 6.00	per kW	of billing demand
Spring/Fall Season:	\$ 6.00	per kW	of billing demand
<b>Monthly Energy Charges</b> (Base Rate charge per kWh):			
	<b>On-Peak</b>	<b>Mid-Peak</b>	<b>Off-Peak</b>
<b>Summer Season</b>	4.77¢	3.78¢	3.03¢
<b>Winter Season</b>	2.57¢	2.06¢	1.48¢
<b>Spring/Fall Season</b>	2.44¢	N/A	1.48¢
<b>Summer Season</b> rate applies to the Customer's demand and energy use from July 1 through August 31.			
<b>Winter Season</b> rate applies to the Customer's demand and energy use from December 1 through March 31.			
<b>Spring/Fall Season</b> rate applies to the Customer's demand and energy use from April 1 through June 30 and September 1 through November 30.			

\*Industries must take delivery at or be adjacent to a substation and own and maintain the primary dedicated line and any other facilities beyond the substation delivery point.

Customers who are served from distribution facilities for which NPPD has a Lease Payment or Debt Service obligation and/or a Gross Revenue Tax obligation will have the Base Rate adjusted to include such obligations.

NPPD has several off-peak and curtailable service rates available to qualifying customers.

**Sample Cost per kWh:**

Load Factor %	kW	kWh	Customer Billed
			¢/kWh <sup>1</sup>
28	150	30,000	7.46
28	500	100,000	6.79
28	1,000	200,000	6.65
92	150	100,000	4.08
90	500	300,000	4.02
90	1,000	650,000	3.87

<sup>1</sup>Includes Lease Payment. Does not include Gross Revenue Tax.

The ¢/kWh cost is estimated using the following assumption concerning the distribution of electricity use during on-peak, mid-peak, and off-peak periods which are specified in the National Data Standards (NDS) adopted by the International Economic Development Council.

	On-Peak %	Mid-Peak %	Off-Peak %
<b>Summer</b>	31.0	30.2	38.8
<b>Winter</b>	38.2	23.6	38.2
<b>Spring/Fall</b>	54.5	0.0	45.5

Prospective customers should contact Nebraska Public Power District, (877) ASK-NPPD or (877) 275-6773, or visit [www.nppd.com](http://www.nppd.com), for further information regarding electric rates and service.

The Twin Valleys Public Power District, a wholesale power customer of Nebraska Public Power District, serves the rural area surrounding Alma. For information regarding electrical services in the Twin Valleys Public Power District's service area, contact Ken Johnson, manager, Cambridge, Nebraska, (308) 697-2215, email: [kljohnson\\_tvppd@swnebr.net](mailto:kljohnson_tvppd@swnebr.net), or visit [www.twinvalleysppd.com](http://www.twinvalleysppd.com).

## NATURAL GAS

The city of Alma distributes natural gas within the community. Kinder Morgan is the pipeline supplier. The pressure of the four-inch pipeline serving the community is 60 pounds per square inch.

Natural gas is available for residential and commercial uses. An interruptible supply of natural gas can be made available for industrial uses and a firm supply of gas for industrial uses can be made available by contract.

### NATURAL GAS RATES (effective 11/01/03)

#### Residential & Commercial:

First 50 Ccf per month	@ \$0.97900 per Ccf
Next 400 Ccf	@ \$0.95018 per Ccf
All additional Ccf	@ \$0.92146 per Ccf
<b>Minimum Bill:</b> \$7.15 per month	

Prospective customers should contact Everett Hunter, city superintendent, Alma, (308) 928-2242, for further information regarding gas rates and services.

## OTHER FUELS

### LP Gas

LP gas is available for residential, commercial, and industrial uses at Agri Co-Op.

### Oil

Oil is available for residential, commercial, and industrial uses at Agri Co-Op.

## WATER

The municipal water system in Alma is supplied by five wells, which have an average depth of 150 feet. The system, serving 100 percent of the city's population, has a combined pumping capacity of 2,000 gallons per minute and an overhead storage capacity of 300,000 gallons. The average daily demand on the system is 325,000 gallons, and the historic peak daily demand is 1,000,000 gallons. The system has a maximum capacity of 3,180,000 gallons per day. The static pressure as well as the residual pressure is 55 pounds per square inch.

Groundwater is available for industrial uses. A 150-foot well will produce 500 gallons of water per minute. The quality of water in Alma does not necessitate a water treatment plant. Seasonal fluctuations occur in the water table, however, there are no appreciable changes.

The color of the water is clear and the hardness, in parts per million, is 188. The average tap water temperature varies from 56° in winter in 60° in summer.

### Chemical Analysis (parts per million)

Hydrogen Ion Concentration	7.5
Calcium	71
Total Solids	320
Magnesium	1 mg/l
Iron	Nil
Nitrates	3.0 mg/l
Manganese	1 mg/l
Chlorides	10
Fluoride	10.20
Sulfates	14 mg/l
Total Alkalinity	249
Sodium	10 mg/l
Total Hardness	188
Potassium	9

mg/l - milligrams per liter

**WATER RATES** (effective 11/01/01)

A water connection fee of \$300.00 is charged for new services.

**Residential, Commercial & Industrial:**

Each 1,000 gallons @ \$.90 per 1,000 gallons  
**Minimum Bill:** \$9.75 per month

A \$449,142 water improvement project was completed in 2003 and funded by water bonds.

**SEWERAGE**

Alma has a municipal sanitary sewerage system and a storm sewer system. A two cell complete retention lagoon system began operation in 1981, a lift station was completed in 1984, and an additional wastewater treatment system was completed in 1988. The daily capacity of the treatment plant, serving 100 percent of Alma's population, is 450,000 gallons. The average daily flow is 170,000 gallons, and the historic peak daily discharge is 250,000 gallons.

**SEWER-USE CHARGES** (effective 10/16/03)

A sewer connection fee of \$25.00 is charged for new service.

**Residential:**

Each March the water used in the months of January and February are viewed. If the water usage was below the minimum of the 3,000 gallons, the sewer charge would decrease; if usage were higher, the sewer charge would increase for the remainder of the year.

**Minimum Bill:** \$9.75 per month

**Commercial:**

\$9.75 per 1,000 gallons of water used per month  
**Minimum Bill:** \$9.75 per month

**SOLID WASTE DISPOSAL**

Privately owned solid waste removal services are available in Alma. The disposal site is owned by the city of Holdrege, 24 miles north of Alma, and has an estimated life of 20-25 years.

**SOLID WASTE REMOVAL RATES** (effective 1/01/04)

	<b>96-Gal. Toter</b>	<b>2 Toters</b>
	<b><u>Charge</u></b>	<b><u>Charge</u></b>
Commercial	\$10.00	\$20.00
Residential	\$10.00	\$12.00
	<b>1 p/u per</b>	<b>2 p/u per</b>
<b><u>Yard Containers</u></b>	<b><u>week</u></b>	<b><u>week</u></b>
1-yard	\$23.25	\$43.25
1 1/2 yard	\$28.50	\$52.75
2 yard	\$34.25	\$60.25
3 yard	\$41.50	\$73.50
4 yard	\$52.75	\$93.50
6 yard	\$72.50	\$131.50
8 yard	\$94.25	\$178.00

**RECYCLING**

Two recycling trailers and one cardboard recycling trailer are located in Alma.



Twin Valleys Public Power District  
Nebraska Public Power District

# COMMUNICATIONS

## TELECOMMUNICATIONS

Frontier Communications serves the Alma area with telecommunications services. The digital central office in Alma is monitored remotely and DSL and diverse routing are available. Three major long distance providers serve the area.

### TARIFFED RATES

Residence Line	\$17.50
Commercial Line	\$27.50

## INTERNET

Local Internet providers include Pin Point, Megavision, and Frontier.

## POST OFFICE

The post office in Alma has one mail receipt and one dispatch daily. Postal receipts for the past five fiscal years:

<u>Year</u>	<u>Receipts</u>
2003	\$208,000
2002	\$206,000
2001	\$205,000
2000	\$210,000
1999	\$210,000

## PACKAGE DELIVERY SERVICES

Package delivery services are provided in Alma by the United Parcel Service, Federal Express, and U.S. Postal Service.

## NEWSPAPER

The Harlan County Journal, the local weekly paper, has 2,200 subscribers. Other newspapers delivered locally are the Omaha World-Herald and the Kearney Hub.

## RADIO

Radio stations which carry local news include:

<u>Call Letters</u>	<u>Frequency</u>	<u>Location</u>
KUVR	97.7 MHz	Holdrege, NE
KUVR	1380 KHz	Holdrege, NE
KRVN	93.1 MHz	Lexington, NE
KRVN	880 KHz	Lexington, NE
KKAN	1490 KHz	Phillipsburg, KS

## TELEVISION

Television stations carrying local news include:

<u>Call Letters</u>	<u>Channel</u>	<u>Location</u>
KHGI-TV	Channel 13	Axtell, NE

Cable television is available on 25 basic channels, 3 premium channels, and 1 pay-per-view channel.



U. S. Post Office



Hoesch Memorial Library

## TAX STRUCTURE

### VALUES FOR TAX LEVY PURPOSES – CITY OF ALMA

All real property is subject to tax at actual value. Agricultural land is valued at 80 percent of its actual value. Personal property that is used in a trade or business and is depreciable is subject to tax at its “net book value.” All other personal property is exempt from taxation.

	Actual Valuation		
	2001	2002	2003
Real Estate	\$251,578,665	\$258,221,470	\$272,840,976
Personal Property	18,332,041	18,027,623	18,180,762
Special (railroad and utilities)	12,788,400	14,877,373	14,112,950
TOTAL	\$282,699,106	\$291,126,466	\$305,134,688

### TAX RATE (dollars and cents per \$100 of actual value)

	2001	2002	2003
Township	\$0.00821	\$0.00795	\$0.00579
City	.56218	.50001	.50000
County	.27235	.27057	.29690
School District	1.18141	1.17760	1.22550
Community College	.07043	.07000	.07906
Educational Service Unit	.01816	.01820	.01817
Natural Resource District	.03471	.03354	.03232
Agricultural Society	.01243	.01189	.01136
Cemetery	.01036	.01004	.00998
TOTAL	\$2.17024	\$2.09980	\$2.17908

The tax rate at the industrial areas outside the city limits is \$1.72609 per \$100 of actual value.

### CITY SALES TAX

A 1 percent city sales tax is imposed on Alma.

### LOCAL BONDED INDEBTEDNESS

As of January 2004:

City—Revenue Bonds	\$500,000
City—General Obligation Bonds	None
School District	\$741,808
County	None

## CITY BOND ISSUES

Type	Date Issued	Original Amount	Unpaid Balance As of 01/04	Interest Rate (%)	Date Due
<b>Revenue Bonds</b>					
Water	06/17/03	\$500,000	\$500,000	1.25 to 4.05	07/15/18

## SCHOOL BOND ISSUES

Type	Date Issued	Original Amount	Unpaid Balance As of 01/01/04	Interest Rate (%)	Date Due
Construction Bond	01/01/94	\$1,675,000	\$741,808	3 - 5.3	03/15/09



Alma City Office



Alma City Auditorium



Fire Hall Built in 1996

## LOCAL GOVERNMENT

### COUNTY GOVERNMENT

Harlan County has 16 townships and is governed by a seven-member Board of Supervisors, who are elected by popular vote for four-year terms. The next election will be held in 2004. The county is not zoned. The 2003-2004 budget, which includes the hospital, is \$6,367,842. County zoning classifications are:

- Agricultural
- Agricultural Residential
- Agricultural Rural Conservation

### MUNICIPAL GOVERNMENT

Alma, a second-class city, has a mayor-council form of government with a city administrator. The next election will be held in 2004. The 2003-04 actual budget is \$3,027,909. Municipal officials are:

Title	Term of Office
<b>Elected</b>	
Mayor	4 years
<b>Elected by Ward</b>	
Council Members (4)	4 years
<b>Appointed</b>	
City Clerk	Indefinite
City Superintendent	Indefinite
City Administrator	Indefinite

### FIRE PROTECTION

Fire protection is provided in the community by a 30 member volunteer fire department; 16 members are certified Emergency Medical Technicians. The department provides protection to areas outside the city limits by operating the Rural Fire District's equipment and responding to mutual aid calls.

There are 74 fire hydrants in the community. The fire insurance classification inside the corporate limits is 7; outside it is 9.

Equipment in the fire department:

Year/Make	Description
<b>City</b>	
1994/Chevy	Equipment Suburban
1995/Ford	Ambulance
1995/Chevy	1,000 gal./1,250 gal. per min.
<b>Rural</b>	
1972/IHC	750 gal./500 gal. per. min.
1979/Ford	Ambulance
1986/IHC	1,500 gal. tanker
1988/IHC	1,500 gal. tanker
1988/Ford	250 gal. grass rig
1995/Ford	1,000 gal./1,250 gal. per min.
1996/Chevy	250 gal. grass rig

Fire losses for the past five years have been:

<u>Year</u>	<u>Amount</u>
2003	None
2002	None
2001	None
2000	\$15,000
1999	\$24,000

### LAW ENFORCEMENT

#### Police Department

The city of Alma contracts with the Harlan County Sheriff's Department for police protection.

#### Sheriff's Department

The Harlan County Sheriff's Department, located in Alma, is staffed by four sworn officers and five support personnel. The department has five patrol cars, radar, intoxliyzer, four-cell jail, computer, fax, and UHF/low band radios. The department responds to all E911 calls. Regular patrol by the Sheriff's Department provides protection to existing businesses.

The crime rate per 1,000 population in Harlan County in 2001 was 4.5 compared to a state crime rate of 42.4 and a national rate of 41.6.

### **State Patrol**

Troop D of the Nebraska State Patrol is headquartered in North Platte, 125 miles northwest of Alma. This office covers a 23-county area with three troopers, one sergeant, and three carrier enforcement officers located in Holdrege, 24 miles north of Alma.

### **STREETS**

There are 13.42 miles of streets in the community, 12 miles of which are hard-surfaced with concrete, asphalt, and bituminous. There are no local load restrictions. Ninety-five percent of the streets have curbs and 75 percent have sidewalks.

Street maintenance equipment includes a street sweeper, snowplow and loader, bobcat pavement breaker, utility equipment, and tar machine.

## **BUILDING AND ZONING REGULATIONS**

The Uniform Building Code is enforced in Alma. Zoning classifications are:

- AGR Agricultural Residential
- R-1 Single Family Dwelling
- R-2 Single and Multi-Family Dwelling
- R-3 Residential Mobile Home/Single & Multi-Family
- CR Conservation/Recreation
- C1 General Commercial Business
- C2 Highway Commercial
- I Industrial

## **PLANNING**

The comprehensive plan for the city and county was completed in 2003. Zoning regulations were revised in June of 2003.



Harlan County Courthouse

## COMMUNITY FACILITIES

### SCHOOLS AND COLLEGES

#### Alma City School System

Type of School	Classrooms	Students	Teacher/ Pupil Ratio	Computer/ Pupil Ratio
Kindergarden	1	19	1 to 19	1 to 2.4
Elementary	13	165	1 to 18	1 to 2.4
Jr./Sr. High School	17	198	1 to 11	1 to 2.4

School District No. 2 in Harlan County covers 180.5 square miles and has an actual valuation of \$114,525,959. It is a Class 3, Type K-12 district accredited by the state of Nebraska and the North Central Association.

School operating expenses in 2003 totaled \$2,752,681, with an average cost per pupil of \$6,206. The actual valuation per pupil was \$220,214.

The maximum capacity of the public elementary school is 235. The public junior-senior high school, built in 1939 with an addition in 1990, has a maximum capacity of 275.

Vocational courses offered in the high school include business, industrial, family, and consumer science. Adult education programs are available in the high school in cooperation with the Central Community College, Hastings campus.

Facilities and training are available in the public school system for the handicapped students.

#### Test Results

<u>Name</u>	<u>% Students Taking Test</u>	<u>Average Score</u>
8th Grade Achievement	100	64
ACT	70	21

It is estimated that 98 percent of the eighth grade students finish high school, 70 percent of the graduating seniors pursue a college degree, and 30 percent of the graduates enter the job market.

#### Educational Service Unit

Alma is a member of Educational Service Unit No. 11, which is headquartered in Holdrege and serves six counties. Services available include computer instruction, speech therapy, school nurses, and Title I.

#### Community College

Alma is part of the Central Community College system, which encompasses a 25-county area. The college is governed by an 11-member Board of Governors elected by the citizens of the counties served. Administrative offices are located in Grand Island with campuses in Hastings, Columbus, and Grand Island and full-service, off-campus centers in Holdrege, Lexington, and Kearney. Classes are available through extended learning programs in approximately 80 communities within the college's service area. During the 2002-03 academic year, 26,559 students were enrolled in Central Community College courses, with approximately 15,585 participating in off-campus programs.

Central Community College operates a Learning Center in the Alma High School. Courses are taught on an individual basis, using course materials from the Hastings Campus, 79 miles northeast of Alma. Materials include books, cassette tapes, slides, films, and various types of study packets. A Learning Center Manager helps students as they work through courses that pertain to a special degree with academic transfer and serves as a contact with the Hastings Campus faculty.

**Certificate, Diploma, and Degree Programs:**

Coursework in nearly all major areas of study is available, including more than 100 vocational-technical and academic transfer college credit courses. Classes are available through various delivery methods, including:

—Independent Study: allows students to work on college credit classes at their own pace, using course materials from the campuses. The staff serve as a contact between the student and campus faculty and administration.

—Distance Learning: uses several state-of-the-art teaching technologies, including video conferencing, satellite broadcasts, and Internet courses to deliver college credit courses.

**Adult Basic Education Program:** This program is offered by Central Community College in cooperation with the Nebraska Department of Education and the federal government. The program is designed to provide the opportunity to gain basic education skills at no cost to the student. The program has four major components:

—Adult Basic Education for those with less than an eighth grade education.

—English as a Second Language for non-English speaking persons wishing to learn to speak, read, and write English.

—High School Completion (General Educational Development (GED)) for those with less than a high school diploma.

—Living Skills for adults wishing to improve their basic life skills in consumer economics, health, community resources, government and law, and occupational knowledge.

**Community Education Program:**

Avocational/recreational courses are offered to provide students an opportunity to explore and develop skills for personal interest, leisure, and recreational activities.

**Business and Professional Training:** Central Community College is a primary source of training and education for business, industry, agricultural

associations, civic groups, governmental agencies, and other organizations within its 25-county service area. College staff provide expertise in their fields of study to develop and coordinate specially-tailored short courses, workshops, and seminars to meet specific training needs.

Central Community College works with area industries, retail establishments, and other agencies and organizations in planning in-service and/or in-plant training programs.

**Placement Report 2002-03**

<u>Program</u>	<u>Number of Graduates</u>
Accounting	26
Academic Transfer	77
Agriculture Occupations	10
Associate Degree in Nursing	35
Auto Body Technology	3
Automotive Technology	21
Business Administration	39
Commercial Horticulture	16
Construction Technology	38
Criminal Justice	7
Dental Assisting	19
Dental Hygiene	15
Diesel Technology	12
Drafting Occupations	34
Electrical Technology	9
Electronic Imaging & Graphics	8
Electronics Technology	25
Family and Consumer Science	53
Health Information Management Services	13
Heating, Air Conditioning and Refrigeration	11
Hospitality Management and Culinary Arts	15
Human Services	24
Industrial Technology	22
Information Technology	56
Machine Tool Technology	16
Media Arts	24
Medical Assisting	5
Office Technology	35
Paralegal Studies	15
Parts Sales and Management	5
Practical Nursing	74
Quality Control	13
Welding Technology	18



Alma Public Schools



Harlan County Health System



Colonial Villa Good Samaritan Center



Family Medical Specialists



River Valley Family Medicine

## Colleges and Universities

Excellence in classroom teaching is the University of Nebraska at Kearney's (UNK) core mission. More than 300 faculty members are dedicated to providing intellectual challenges in a nurturing environment. Its personalized approach, academic support, and affordability combine to make UNK's programs accessible and very attractive to students from a wide variety of backgrounds.

Because careers of the future revolve around technology, UNK is preparing students by integrating the latest technology into its curriculum and everyday life.

UNK offers practical programs that prepare students to enter the workforce immediately or as pre-professional courses of study. The university's emphasis is on high quality undergraduate teaching and selected graduate programs in liberal arts, business, technology, and education.

Founded in 1903 as the Nebraska State Normal School at Kearney, the institution has grown from 96 students its first year to nearly 6,500 today. The Normal School became Nebraska State Teacher's College in 1921 and then Kearney State College in 1963 when its mission broadened to include a more diverse curriculum. Through an act of the state legislature, Kearney State College became the University of Nebraska at Kearney on July 1, 1991.

Today's student population comes from all 93 Nebraska counties, 40 states, and 50 foreign countries. Eighty undergraduate degree programs are offered through the colleges of business and technology, education, natural and social sciences, and fine arts and humanities. More than 1,000 undergraduate degrees are awarded annually. Twenty-one pre-professional and two specialist degree programs are also offered. UNK conducts an aggressive outreach program in western and rural parts of Nebraska, with classes offered in McCook, North Platte, Grand Island, Broken Bow, Holdrege, Lexington, Hastings, Columbus, Aurora, Scottsbluff, and others.

UNK varsity men's and women's athletic teams compete as members of the NCAA Division II in 16 sports within the Rocky Mountain Athletic Conference (RMAC). For eight consecutive years UNK has won the RMAC trophy.

## LIBRARY

The Hoesch Memorial Public Library, built in 1978, contains 12,000 items and has an average annual circulation of 20,000. Bookmobile service is available monthly by the Public Library System in Holdrege. Additional materials and services include photocopier, Polaroid cameras, cake pans, public computers, Internet access with broadband connections, and a meeting room.

<b>UNK Enrollment &amp; Degrees Conferred by Department, 2002-2003 Academic Year</b>			
<b>Department</b>	<b>Enrollment</b>	<b>Degrees</b>	
		<b>Baccalaureate</b>	<b>Masters/Specialist</b>
Business & Technology	333	319	26
Education	1,907	301	199
Fine Arts & Humanities	213	163	9
Natural & Social Sciences	280	275	6
<b>Total</b>	<b>2,733</b>	<b>1,058</b>	<b>240</b>

## Other Schools

Colleges, universities, and community colleges frequently attended by Alma High School graduates include:

<b>Community/College or University</b>	<b>Mileage</b>
<b>Kearney</b> University of Nebraska at Kearney	60
<b>Hastings</b> Hastings College Central Community College - Hastings Campus	79
<b>Crete</b> Doane College	186
<b>Lincoln</b> University of Nebraska - Lincoln Nebraska Wesleyan College	188
<b>Fremont</b> Midland College	233
<b>Omaha</b> University of Nebraska at Omaha	241
<b>Chadron</b> Chadron State College	370

## CHURCHES

<b>Denomination</b>	<b>Number of Churches</b>
Catholic	1
Christian (Disciples of Christ)	1
Evangelical Free	1
Free Methodist	1
Lutheran, Evangelical Church of America	1
Lutheran, Wisconsin Synod	1
United Methodist	1
Word Teaching Center	1

## HEALTH CARE

### Hospital

Harlan County Health System, a 25-bed facility certified by Medicare, was designated in 1997 as a Rural Primary Care Hospital. Short-term acute care, medical-surgical hospitalization, skilled care, intermediate care, home health, hospice, 24-hour

emergency care, and a full range of outpatient services are provided. The hospital has a full service laboratory, x-ray department with teleradiology capability, CT scan, ultrasound, mamography, EKG, echocardiography, Holter monitoring, and vascular diagnostics. Diagnostic nuclear imaging, including cardiac treadmills, bone scans, and organ perfusion scanning, were added in 1997. Physical therapy services are available on an inpatient swing bed or outpatient basis as needed. The hospital has a lifeline home monitoring system with responder units.

### Clinics

River Valley Family Medicine and Family Medical Specialists provide primary care services with two full-time physicians and a physician assistant. Visiting specialists in cardiology and vascular disease, ophthalmology, podiatry, and urology are available by appointment.

### Rescue Squad

Alma Fire & Rescue provides licensed ambulance service in Alma and the surrounding area with enhanced basic life support. Thirty pager-dispatched, volunteer Emergency Medical Technicians (16 certified) respond to calls with two fully equipped ambulances including defibrillators.

## NURSING HOMES

The Colonial Villa Good Samaritan Center, built in 1970, is a 56-bed facility licensed by the state of Nebraska and approved by Medicare/Medicaid. The center provides 24-hour nursing care in an "at home" atmosphere. Other services include housekeeping, complete laundry, social services, all dietary needs, day care, rehabilitation, both long- and short-term stays, and a variety of activities. Meals-on-wheels are also provided five days a week.

## RECREATION

There is one park in Alma covering eight acres. Facilities include playground, picnic tables, swimming pool, and horseshoes. School facilities include a playground, tennis court, and jogging



Alma Swimming Pool



Alma City Park



Country Club



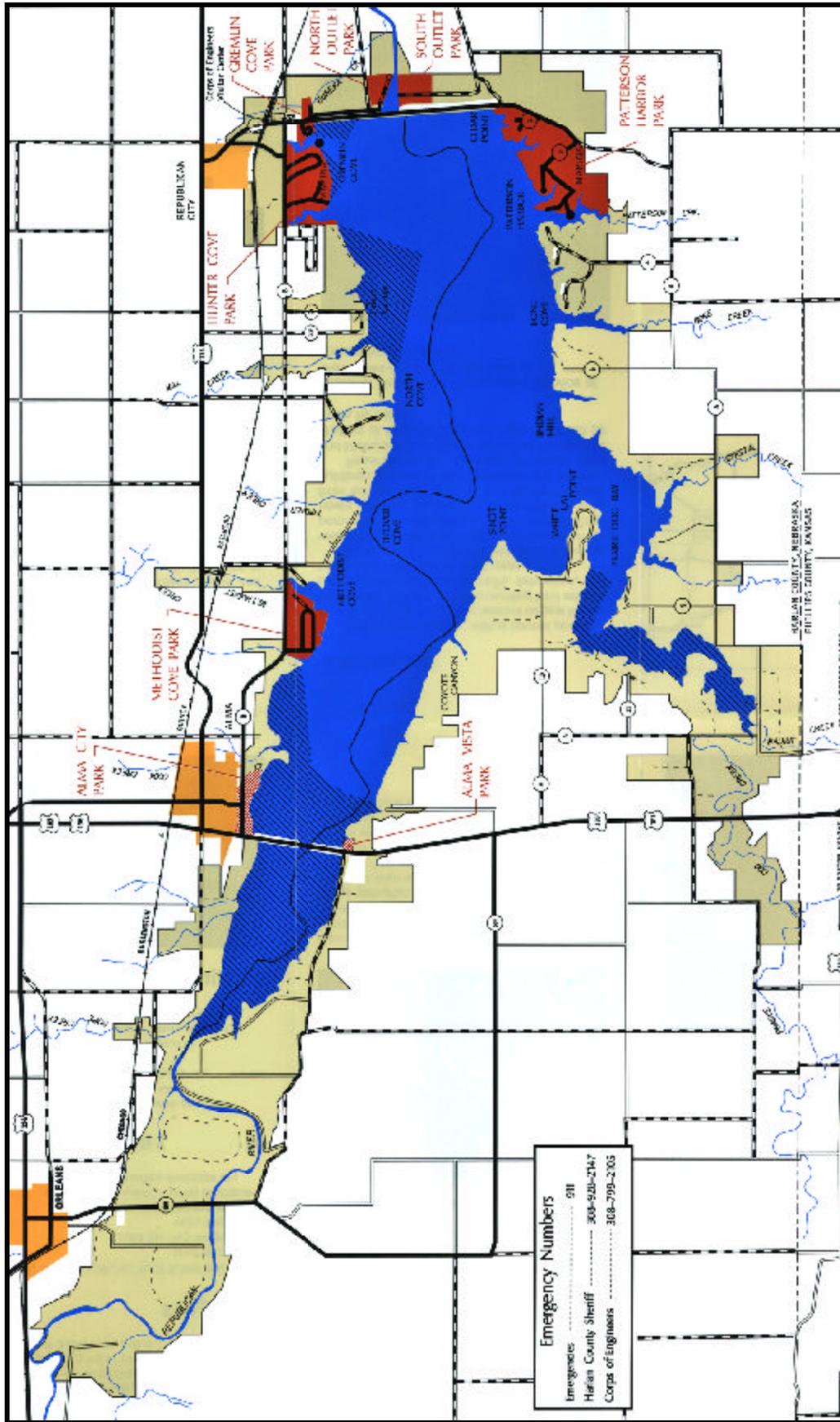
Parrot Theatre



Campground at Harlan County Reservoir



Scenes from Harlan County Reservoir



Map of Harlan County Reservoir

track. Facilities for baseball and softball are located at the golf course.

Area facilities:

- Basketball — Hard-surfaced, lighted courts at Alma Public School playground
- Boating — Excellent boating facilities at Harlan County Reservoir
- Bowling — Bowling alley with 6 lanes
- Camping — Campgrounds at Harlan County Reservoir
- Fishing — Excellent fishing at Harlan County Reservoir
- Golf — Championship nine-hole course with new clubhouse in 2003
- Hiking & Biking Trails — 3.8 miles of trails to be completed in fall 2004
- Hunting — Excellent hunting for ducks, geese, pheasant, quail, deer, turkey, coyotes, rabbit, dove, and racoon
- Skating — Roller skating rink open during fall and winter months at the Alma City Auditorium
- Swimming — Municipal pool in the park
- Tennis — One lighted, hard-surfaced court
- Theatre — Indoor theatre within 8 miles

Summer recreation programs for youth include swimming, baseball, softball, and tennis.

Harlan County Senior Center is the focal point for noon meals (special diets provided), chore services, transportation (wheelchair lift available), legal service, information and referral, blood pressure clinic, income tax services, educational programs, employment 55+ program, contract with Social Services, green thumb program, advocate for legislative issues, silver-haired legislator, shopping assistance, nursing staff to do “in-home” assignments, and recreational activities. The center also supplies small equipment for the handicapped.

Harlan County Reservoir, completed in 1952, has a capacity for 850,000 acre-feet of water. At normal pool level, the lake expands about 12 miles upstream and has a shoreline of 75 miles. The lake controls a drainage area of 7,169 square miles. There are eight developed public use areas totaling about 1,450 acres. Facilities consist of access and interior roads, parking, camping spaces, picnic areas, shelters, boat-launching ramps, beaches, portable water supply, and rest rooms. Hunting, fishing, and all water sports are available.

The Harlan County Arts Council, with funding from the Nebraska Arts Council, brings a wide variety of entertainment to the community. The Arts Council presents four to five programs each year in a variety of arts discipline. The Arts Council participates with the Alma Chamber of Commerce in the promotion of Alma’s annual Fourth of July celebration. The Arts Council organizes an event known as “Art in the Park” in which 25-30 crafters and fine artists display their art under the trees of the City Park. Other events hosted by the Arts Council in conjunction with “Art in the Park” include children’s activities featuring a roving clown and musical entertainment.

The Theatre of the American West, six miles east of Alma in Republican City, provides a live dinner theatre.

## HOUSING

### New Construction

Two new homes were constructed during the past two years, and it is estimated that two will be built in 2004. The cost of new home construction averages \$50 per square foot. There were 140 building permits issued during the last five years.

### As of January 2004:

#### Number of Homes on the Market

Single Family —	15
Condominiums —	2

**Avg Selling Prices (New and Existing)**

Single Family Home  
 3,500 sq. ft. — 4 bedrooms \$150,000  
 2,500 sq. ft. — 3 bedrooms \$110,000  
 1,000 sq. ft. — 3 bedrooms \$45,000

Condominiums  
 1,200 sq. ft.— 2 bedrooms \$600 - 800

**Rentals**

Apartment Vacancy Rate less than 5%

**Number of Single Family Homes for Sale by Price (New and Existing)**

Less than \$100,000 15  
 \$100,001 - \$150,000 2

**Low Cost and/or Retirement Housing**

Parkview Manor, built in 1963 at a cost of \$300,000, has 20 units for low-income families. Facilities include a community room, laundry, and office.

The Alma Housing Authority built a 10-unit retirement facility in 1977 at a cost of \$175,000. Facilities include a community room, laundry, and office.

**Assisted Living**

Hillcrest Terrace Assisted Living was built in 2001 with 12 units. Services include: 24-hour staff, daily living assistance, medication reminders, three meals per day, scheduled transportation, social, recreation, religious and physical activities, laundry, housekeeping, trash removal, utilities (except telephone), basic cable TV, and off-street parking.

**FINANCIAL**

As of January 1, 2004:

Name	Capital		
	Accounts	Deposits	Loans
Harlan County Bank*	\$250,000	\$143,927,846	\$128,546,624
Community Bank	N/A	\$46,468	\$28,528

\*Branch bank in Alma; figures represent headquarters.



Harlan County Bank



Community Bank

## COMMUNITY SERVICES

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### PROFESSIONAL

Attorneys .....	5
Certified Public Accountants .....	2
Chiropractors .....	2
Medical Doctors (residing in Alma)	
—general practitioners .....	2
Medical Doctors (on hospital consulting staff)	
—anesthetists .....	6
—general surgeons .....	3
—cardiologists .....	11
—neurology .....	2
—nurse anesthetists .....	6
—ophthalmologists .....	1
—orthopedic surgeons .....	1
—pathologists .....	10
—pulmonary .....	2
—radiologists .....	8
—urologists .....	1
—vascular surgeons .....	2
Nurse Practitioners .....	12
Nurses, Registered .....	13
Optometrists .....	1
Pharmacists .....	1
Physician Assistants .....	1
Veterinarians .....	3

### BUSINESS AND COMMERCIAL

Abstracts and Title Insurance .....	1
Accounting/Bookkeeping Agencies .....	2
Agricultural Implement Dealers .....	1
Antique Shops .....	2
Apparel Stores—combination .....	1
—western store .....	1
—womens .....	2
Appliance Stores .....	1
Auto Repair Garages .....	3
Auto Body Repair .....	1
Auto Supply Parts .....	1
Automobile Dealers—used .....	2
—new & used .....	2

Barber Shops .....	1	
Beauty Shops .....	7	
Bed & Breakfast .....	1	(4 rooms)
Boat Sales .....	1	
Ceramic Shops .....	1	
Contractors—carpentry .....	4	
—concrete .....	2	
—electric .....	2	
—general .....	4	
—gravel .....	1	
—plumbing .....	2	
—repair & remodeling .....	2	
Convenience Stores .....	4	
Day Care, Licensed .....	2	
Department Stores .....	1	
Feed & Seed .....	1	
Funeral Homes .....	1	
Furniture Stores .....	1	
Gift Shops .....	2	
Grocery Stores .....	1	
Guns & Sporting Goods .....	1	
Hardware Stores .....	1	
Home Health Care .....	1	
Insurance .....	7	
Laundromats .....	1	
Livestock Sale Barn .....	1	
Meat Markets .....	1	
Monument Companies .....	1	
Motels .....	3	(58 units)
Newspapers .....	1	
Nursing Homes .....	1	
Nuts & Bolts .....	1	
Preschools .....	1	
Realtors .....	3	
Restaurants .....	5	
Runway Stripping (airport stripping) .....	1	
Senior Centers .....	1	
Specialized Shops .....	2	
Tanning Salons .....	1	
Television & Radio Repair .....	1	
Theatres .....	1	
Variety Stores .....	1	



Pizza Hut



Subway



Flower Patch Floral Shop



Under the Umbrella Day Care

## AGRICULTURE & RAW MATERIALS

### AGRICULTURE

Statistics	Harlan County	State of Nebraska
Number of Farms (2001)	375	53,000
Land in Farms (acres)	325,445	45,899,985
Average Size of Farms (acres)	868	866
Market Value of Agricultural Products Sold, 1997	\$82,735,000	\$9,831,519,000
Market Value Per Farm, 1997	\$223,006	\$191,074
Wells Registered, 2001	1,061	84,061
Total Acres Irrigated, 2001	85,000	8,175,000
Percent of Farmland Irrigated	26.1%	17.6%
<b>Five-Year Average Production of Leading Crops (1997-2001)</b>		
All Alfalfa Hay	30,200 tons	4,797,600 tons
Corn	10,802,200 bu.	1,136,440,000 bu.
Oats	41,100 bu.	4,274,000 bu.
Sorghum Grains	1,152,200 bu.	46,124,000 bu.
Soybeans	1,295,600 bu.	177,240,000 bu.
Winter Wheat	1,630,300 bu.	70,660,000 bu.
<b>Five-Year Average Livestock Population (1997-2001)</b>		
All Cattle	55,600	6,620,000

SOURCE: Nebraska Agriculture Statistics, 1997-2001  
1997 & 2002 Preliminary Census of Agriculture

### RAW MATERIALS

There are no metallic minerals in the area; however, nonmetallic minerals of sand, gravel, and limestone are available locally in commercial amounts.



Republican Valley Animal Center

# CLIMATE

## TEMPERATURE, PRECIPITATION, AND HUMIDITY

Month	AVERAGES						
	Temperature			Precipitation		Humidity*	
	Min.	Mean	Max.	Rain (Inches)	Snow (Inches)	Morning	Afternoon
January	14.3	24.9	37.1	0.16	4.58	77	65
February	19.7	31.7	45.1	0.43	4.36	78	63
March	29.5	39.5	57.1	1.17	4.28	79	59
April	41.1	53.0	68.3	2.29	0.86	79	53
May	51.7	63.4	78.5	2.95	0.0	82	56
June	61.1	73.2	88.8	3.05	0.0	82	54
July	65.6	78.6	93.5	2.60	0.0	84	57
August	63.7	76.5	91.5	2.64	0.0	86	58
September	53.4	66.8	81.4	2.48	0.0	84	55
October	41.6	55.4	69.1	1.61	0.07	79	51
November	27.4	39.9	49.2	1.54	1.59	80	60
December	17.5	29.3	39.3	0.37	3.41	79	65
<b>Annual</b>	<b>40.7</b>	<b>52.7</b>	<b>66.8</b>	<b>21.29</b>	<b>19.14</b>	<b>81</b>	<b>58</b>

\*Recorded at Grand Island Weather Station

## FROST DATA

Average date of last frost in spring .....	May 1
Average date of first frost in fall .....	October 3
Average length of growing season .....	156 days
Average number of "heating degree days" based on 65° Fahrenheit .....	5,748
Average number of "cooling degree days" based on 65° Fahrenheit .....	1,286
Wind speed in miles per hour (annual average) .....	12
Prevailing wind direction (annual average) .....	South

SOURCE: High Plains Regional Climate Center, University of Nebraska, [www.hpccsun.unl.edu](http://www.hpccsun.unl.edu)