

# COMMUNITY FACTS

## BOONE COUNTY, NEBRASKA

[www.boone-county.org](http://www.boone-county.org)  
[www.cityofalbion-ne.com](http://www.cityofalbion-ne.com)  
[www.ci.cedar-rapids.ne.us](http://www.ci.cedar-rapids.ne.us)  
[www.ci.petersburg.ne.us](http://www.ci.petersburg.ne.us)  
[www.ci.saint-edward.ne.us](http://www.ci.saint-edward.ne.us)

**FEBRUARY 2011**

### POPULATION

(Official U.S. Census)

	<u>2000</u>	<u>2009 Est.</u>
<b>Boone County</b>	<b>6,259</b>	<b>5,427</b>
<b>Labor Market*</b>	<b>88,143</b>	<b>85,573</b>

\*Includes Boone County and contiguous counties

Development/Marketing Department  
Loup Power District  
Columbus, Nebraska 68601  
[www.loup.com](http://www.loup.com)

Cornhusker Public Power District  
Columbus, Nebraska 68601  
[www.cornhusker-power.com](http://www.cornhusker-power.com)

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 Boone County, Nebraska. This material was compiled by the Boone County Development Agency, city officials, Loup Power District, and Nebraska Public Power District in order to promote community development.

Additional and more detailed information about Boone County may be obtained by contacting any of the following:

Shannon Laudauer, Executive Director  
Boone County Development Agency  
222 South 4th Street  
Albion, Nebraska 68620  
Business Phone: (402) 395-3356  
Fax: (402) 395-3356  
Cell Phone: (402) 741-2056  
Email: [shannonlandauer@boone-county.org](mailto:shannonlandauer@boone-county.org)  
[www.boone-county.org](http://www.boone-county.org)

Andrew Devine, Clerk/Administrator  
City of Albion  
420 West Market  
Albion, Nebraska 68620  
Business Phone: (402) 395-2428  
Fax: (402) 395-6723  
Email: [cityofalbion@frontiernet.net](mailto:cityofalbion@frontiernet.net)  
[www.cityofalbion-ne.com](http://www.cityofalbion-ne.com)

Rita M. Robinson, Clerk  
Village of Cedar Rapids  
PO Box 347  
Cedar Rapids, Nebraska 68627  
Business Phone: (308) 358-0240  
Fax: (308) 358-0117  
Email: [vocedrap@gpcom.net](mailto:vocedrap@gpcom.net)  
[www.ci.cedar-rapids.ne.us](http://www.ci.cedar-rapids.ne.us)

Jeanne Stokes, Clerk  
Village of Petersburg  
PO Box 147  
Petersburg, NE 68652  
Business Phone: (402) 386-5551  
Fax: (402) 386-5287  
Email: [villgpet@gpcom.net](mailto:villgpet@gpcom.net)  
[www.ci.petersburg.ne.us](http://www.ci.petersburg.ne.us)

Irene Dresch, Clerk  
Village of Primrose  
PO Box 156  
Primrose, Nebraska 68655  
Business Phone: (308) 396-1519  
Email: [dresch@gpcom.net](mailto:dresch@gpcom.net)

Harold Thompson, Clerk  
City of St. Edward  
St. Edward, Nebraska 68660  
Business Phone: (402) 678-3322  
Fax: (402) 678-3322  
Email: [stedcityhall@gpcom.net](mailto:stedcityhall@gpcom.net)  
[www.ci.saint-edward.ne.us](http://www.ci.saint-edward.ne.us)

David Bell  
Development/Marketing Manager  
Loup Power District  
PO Box 988  
Columbus, Nebraska 68602-0988  
Business Phone: (402) 564-3171, Ext. 257  
Toll Free: (888) 564-3171, Ext. 257  
Fax: (402) 564-0970  
Cell Phone: (402) 910-8903  
Email: [dbell@loup.com](mailto:dbell@loup.com)  
[www.loup.com](http://www.loup.com)

Clay Gibbs, CEO/General Manager  
Cornhusker Public Power District  
PO Box 9  
Columbus, Nebraska 68602-0009  
Business Phone: (402) 564-2821  
Toll Free: (800) 955-2773  
Fax: (402) 564-9907  
Cell Phone: (402) 562-0893  
Email: [clayg@cppd.us](mailto:clayg@cppd.us)  
[www.cornhusker-power.com](http://www.cornhusker-power.com)

Dennis G. Hall, CEcD  
Economic Development Manager  
Nebraska Public Power District  
PO Box 499  
Columbus, Nebraska 68602-0499  
Business Phone: (402) 563-5534  
Toll Free: (800) 282-6773  
Fax: (402) 563-5090  
Cell Phone: (402) 562-0893  
Email: [dghall@nppd.com](mailto:dghall@nppd.com)  
[sites.nppd.com](http://sites.nppd.com)

Section headings are hot linked within this Facts Book. Click on the blue text links to jump to a new section. Clicking on the blue section headings will return you to the Table of Contents.

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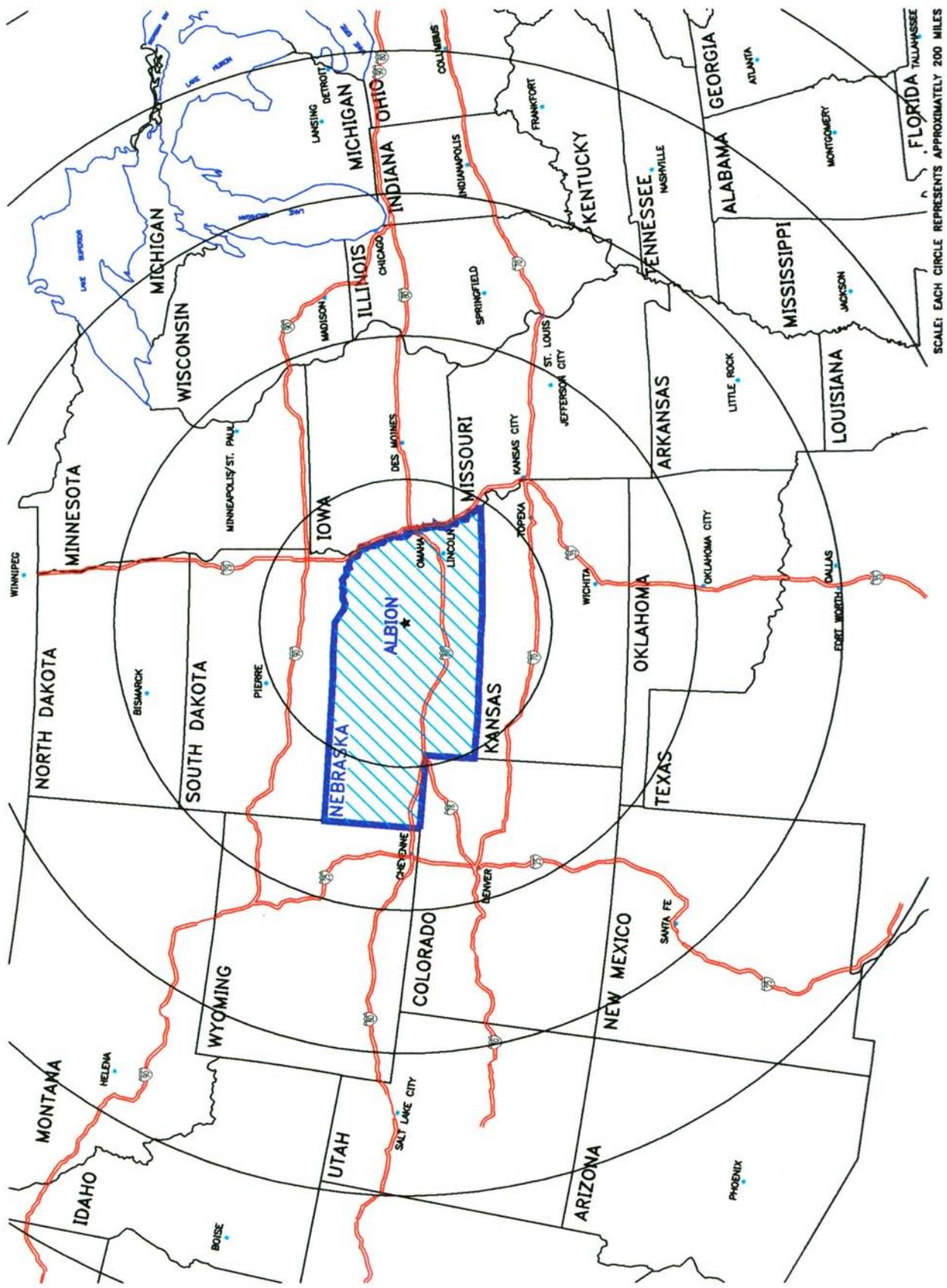
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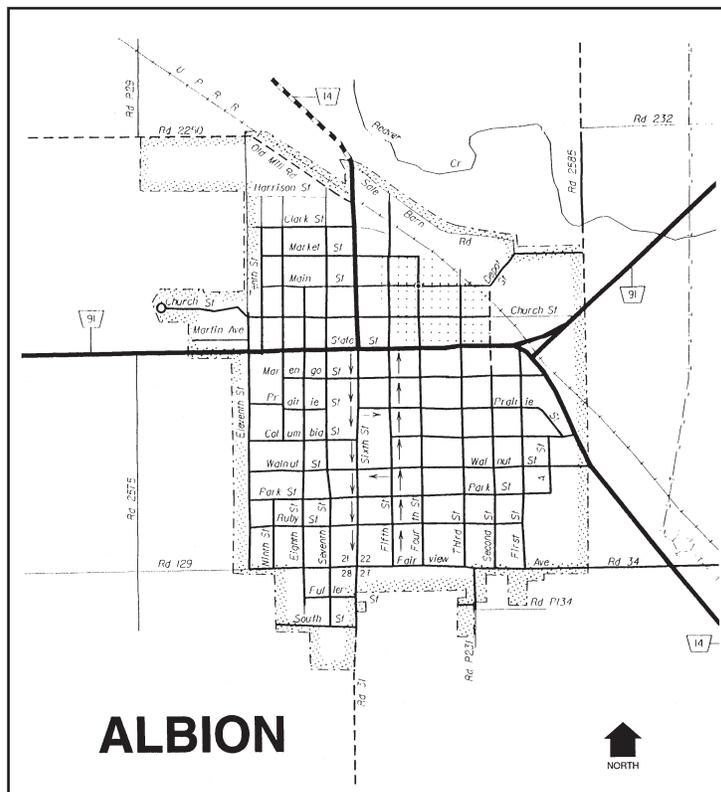
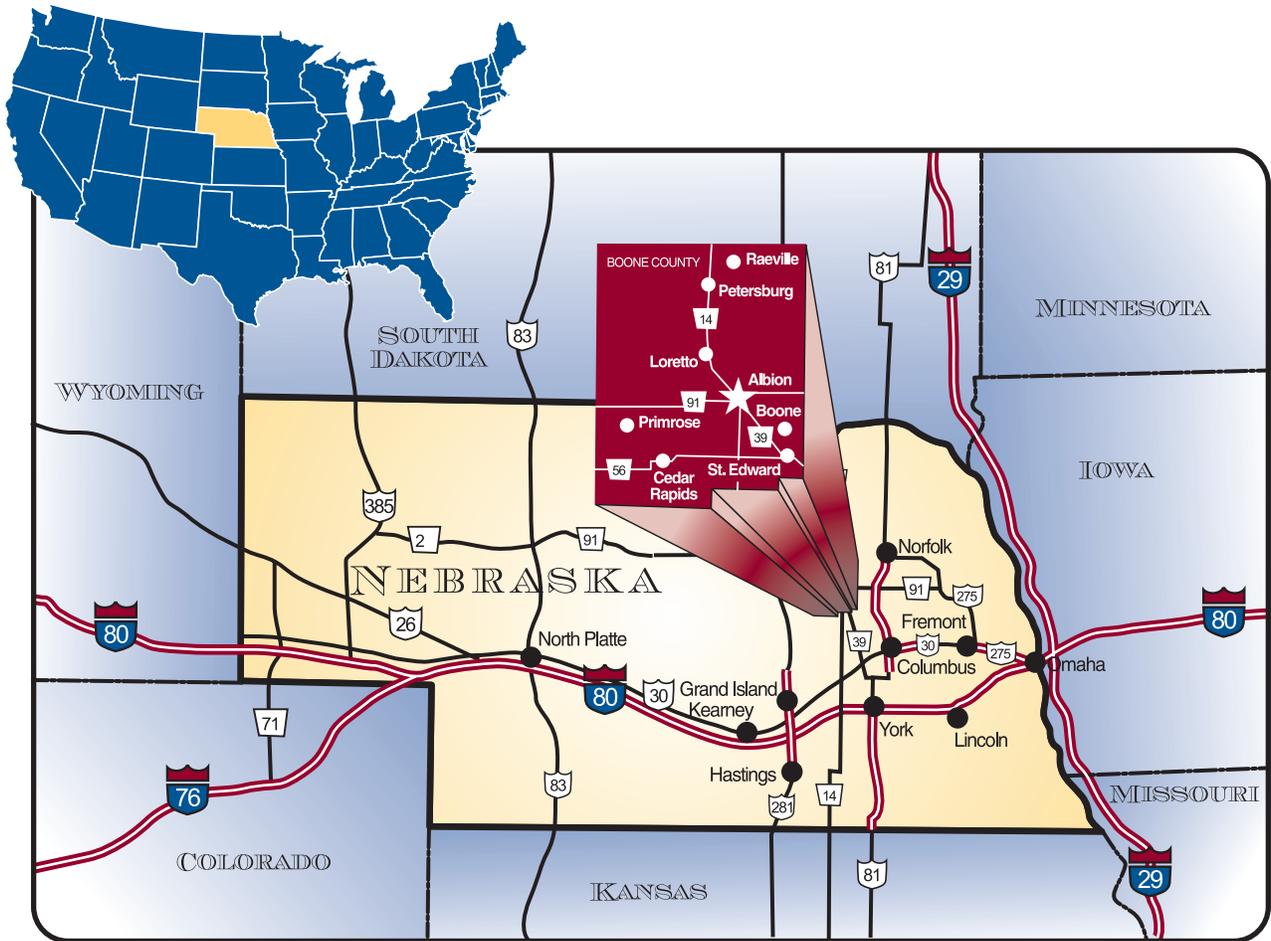
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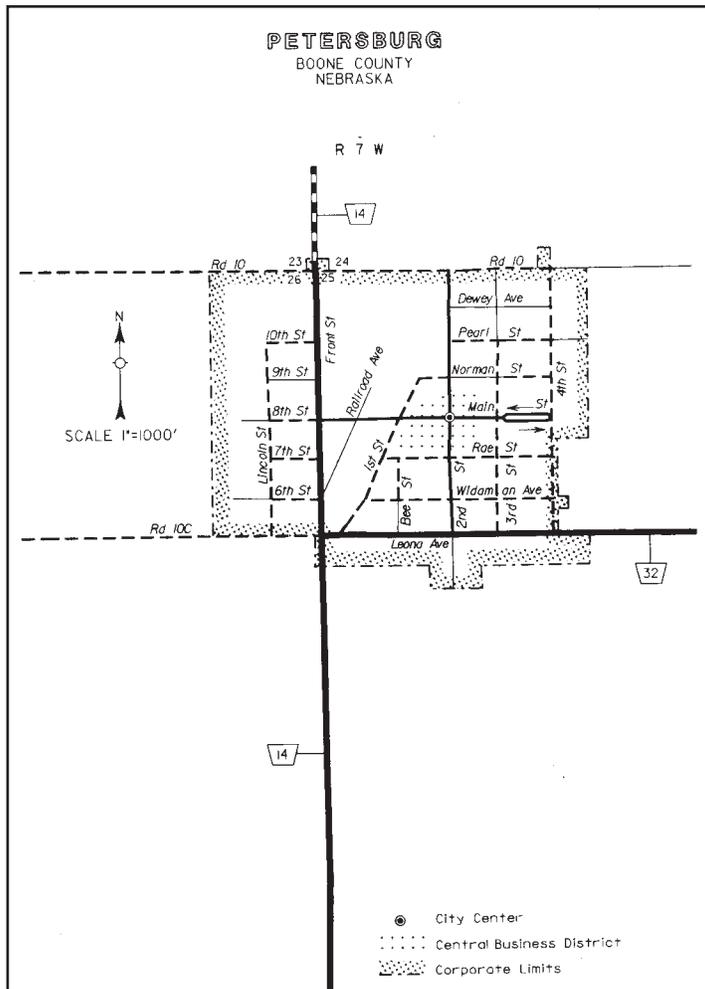
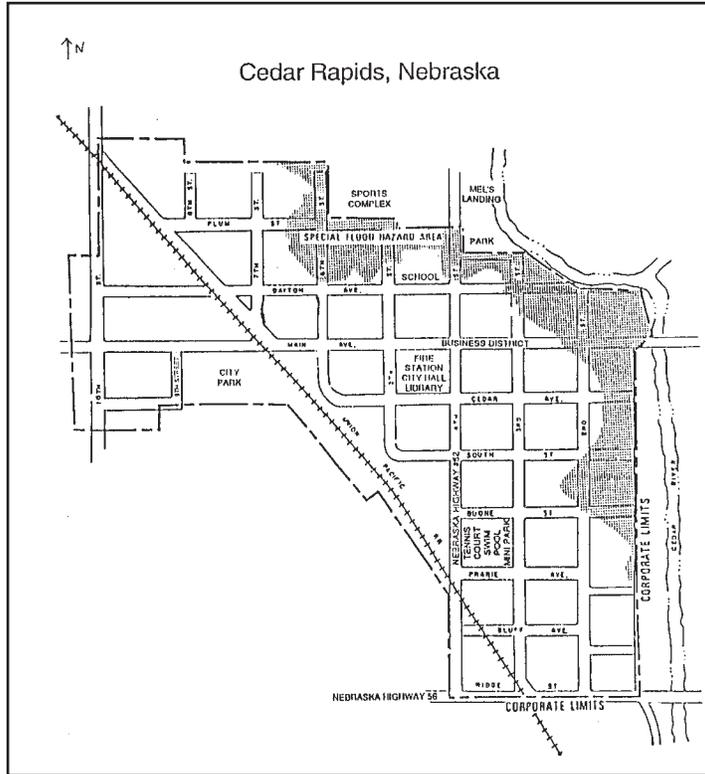
**CLIMATE**

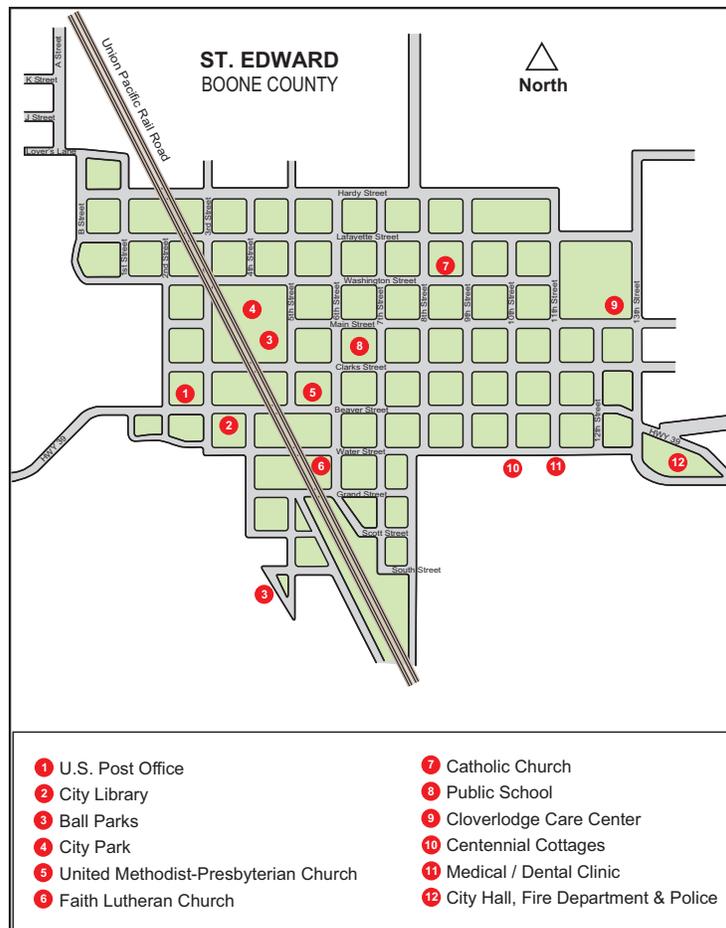
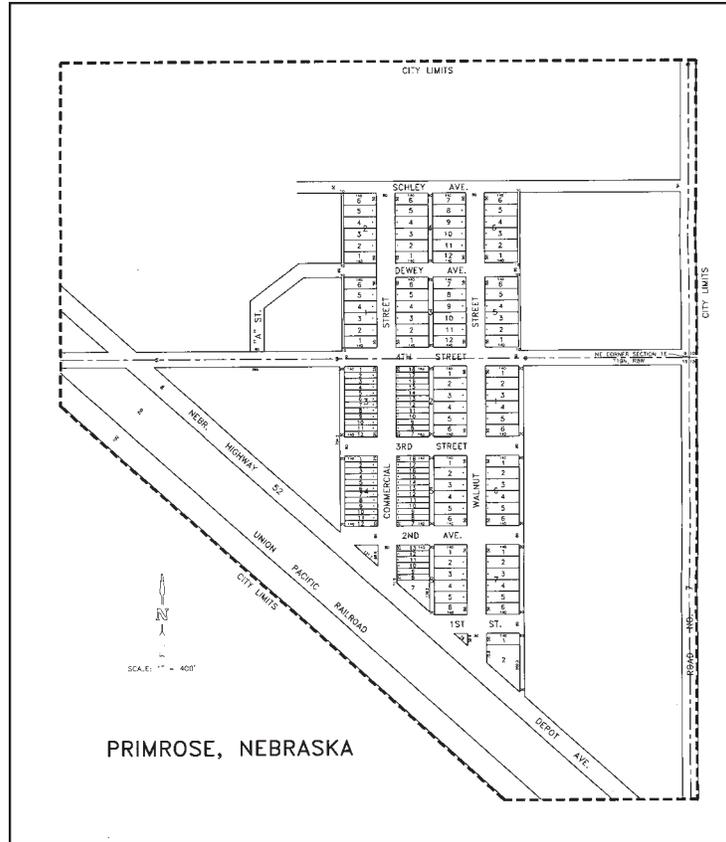
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SCALE: EACH CIRCLE REPRESENTS APPROXIMATELY 200 MILES







# GENERAL INFORMATION

## LOCATION

Boone County lies in Beaver Valley in central Nebraska. Eight communities, including three unincorporated communities, are located in the county. The county is served by Nebraska Highways 14, 91, 39, 52, 32, and 56. Using Albion, the county seat, as a focal point in this book, the county is 41 miles northwest of Columbus, 52 miles southwest of Norfolk, 78 miles northeast of Grand Island, 122 miles northwest of Lincoln, and 138 miles northwest of Omaha.

## POPULATION (U.S. Census)

Location	1990	2000	2009
Boone County	6,667	6,259	5,427
Albion	1,944	1,797	1,600
Boone	Unincorporated		
Cedar Rapids	464	407	346
Loretto	Unincorporated		
Petersburg	388	374	318
Primrose	69	69	60
Raeville	Unincorporated		
St. Edward	827	796	686

<b>Boone County Population by Race and Hispanic Origin 2009 U.S. Census</b>	
<b>One Race</b>	
White	99.6%
Black	0.1%
American Indian and Alaska Native	0.1%
Asian	*
Native Hawaiian and Other Pacific Islander	*
<b>Two or More Races</b>	<b>0.2%</b>
Hispanic or Latino Origin**	1.6%
White Not Hispanic	98.0%

\*Value greater than zero but less than one-half unit of measure shown

\*\*Hispanics may be of any race, so also are included in applicable race categories

The 2009 U.S. Census estimates 85,573 people live in Boone County and the contiguous counties of Antelope, Greeley, Madison, Nance, Platte, and Wheeler.

Four people in the county are fluent in a second language—one in German and three in Spanish.



## LOCAL ECONOMY

Basic economic activities in Boone County include farming, cattle feeding, agribusiness, hog confinements, apiary, small manufacturing, medical, and wholesale and retail sales.

New businesses in Boone County since 2008 include Bella Salon, Simply Cellular, and Albion Family Dental in Albion; J-Max in Cedar Rapids; and Claudine's County Cottage Bed & Breakfast and Pam's Pet Parlor in St. Edward.

Four wholesale firms in the county distribute honey, fertilizer, petroleum, pork, bearings, motors, and power transmission products.

### 2009 Retail Sales

Boone County	\$40,164,428
Albion	\$27,865,833
Cedar Rapids	\$2,471,977
Petersburg	\$2,219,663
Primrose	\$167,573
St. Edward	\$7,361,034

## ELEVATION

The elevation in Boone County varies from 1,813 feet to 2,087 feet above sea level.

## TOPOGRAPHY

Boone County consists of an almost level to steeply rolling or hilly plain cut by numerous strips of flat alluvial lands modified in the northwest corner by a small area of sand hills. Soils include Hall, Hord, Loretto, and Nora silt loams.

## HISTORY

### Boone County

The first Boone County settler filed a homestead claim near Albion in April 1871. In the early years, Boone County was known to be located centrally in the grain producing, eastern part of the state. The county was a complete grain producing county except for two townships in the northwest corner that are in the extreme southeastern point of the sandhill cattle range.

### Albion

The first building erected on the town site in 1871 was a clapboard structure called the Frontier Hotel. During 1873 it was opened as a general store by S. D. Avery, one of the town's early promoters. The first dwelling units, being either dugouts or sod shanties, were also built in the spring of 1871.

Albion was founded in 1872. Two factions argued for several weeks over naming the town. S. D. Avery wanted the name of Manchester after Manchester, Massachusetts. Lauren Clark wanted Albion after Albion, New York. They decided to leave it to a game of chance and four men were picked to play the game of Euchre. Although the name of Albion won, Mr. Avery made the remark, "I couldn't get the town named Manchester, but we'll call the precinct by that name." The town was then platted on October 9, 1872.

The growth of the town was very slow until 1879. During that year, however, a sudden impetus was given to business by a rush of immigration to the county. During the building and construction of the railroad in 1880 and 1881, Albion grew rapidly. The town having the first railroad and being the county seat, became the receiving and shipping point of freight for several adjacent counties.

In 1881 Albion was a town of about 600 inhabitants. Centrally located in the county on Beaver Creek, Albion was the terminus of the Omaha, Niobrara, and Black Hills Railroad.

The first paper published in Boone County was the Boone County News in 1874. The newspaper has since changed names three times and is currently called the Albion News.

During the 1970s a new courthouse was built and additions were made to the hospital and library. Store fronts in the business district were renovated.

A large school renovation was completed in the 1990s, including a 1996 addition to the elementary school at a cost of \$1 million. The Boone County Health Center added a new clinic and greatly expanded their services.

## **Cedar Rapids**

Two of the first pioneers who arrived in the area in 1872 were R. T. Robinson and his brother, Beecher Robinson. The first religious services were held in February 1873 and that same summer Eulalia Robinson taught the first session of school in the valley. On August 17, 1873, a post office was officially established by the U.S. Government. Papers for incorporation were filed on April 19, 1884, and Cedar Rapids, with a population of 200, became an official village. The village was named Cedar Rapids because of the abundance of cedar trees growing along the banks of the fast running river, adjacent to the village.

The Baptist Church was the first church built in 1878. The United Methodist Church was dedicated in 1882, the cornerstone of the Trinity Episcopal Church was laid in 1885, St. Anthony's Catholic Church was dedicated on July 5, 1888, and St. John Lutheran Church was erected in 1904.

In 1881 School District Six was formed. In 1938 Cedar Rapids was one of the charter members of the state basketball tournament. The Cedar Rapids Public School received statewide publicity in the 1960s for student projects and innovations in the school curriculum. Cedar Rapids became the "girls track center" of the state and was also a pioneer in promoting girls basketball. The new gym received statewide publicity when murals were painted on the walls by art students from 1973 to the present time. In 1985 the "Dream" was constructed on the north side of the high school—a beautiful athletic field, including track, softball field, outdoor classroom, and obstacle course—and trees of all types were planted. An addition to the school in 1997 included a large multipurpose room/gym, stage, and kitchen as well as elementary classrooms. This addition was passed on a bond vote the first time. A fund raising effort soon after helped to install a playground area.

St. Anthony's Catholic Church, city hall and library, and vacant Catholic school building in Cedar Rapids are listed on the Nebraska and National Historical Registers.

The village of Cedar Rapids continues to be progressive. Donations enabled the library to expand and remodel in 1995.

## **Petersburg**

The first settlement in Boone County was made in 1872. John Peters, an agent for the railroad, moved to Nebraska in the 1870s and took up a homestead near the spot where Petersburg was located. On June 8, 1887, Mr. Peters dedicated the plot of land on which Petersburg now stands. Newspapers announced on June 10, 1887, that Petersburg was the new town on the Fremont, Elkhorn, and Missouri Valley Railroad. Sale of town lots commenced June 15, 1887.

## **Primrose**

Around 1900 the Union Land Company of Omaha, a subsidiary of the Union Pacific Railroad, was seeking a site for a town midway between Cedar Rapids and Spalding. David Primrose entered into an agreement whereby the Union Land Company acquired half interest in the sale of lots in return for developing the town.

In December 1902, the village proper was laid out and platted. This plat was recorded in Omaha, Nebraska, on December 30, 1902. The site was named in honor of David Primrose and the dedication of the town of "Primrose" was held on January 7, 1903. On January 22, 1903, a receipt of \$1.00 was given to David Primrose and in turn granted to the Union Land Company the real estate of the village. Additional land was purchased from William D. and Elizabeth Davis for \$700.00. Primrose still encompasses the same boundaries laid out in the year 1902 and 1903.

## **St. Edward**

In 1871 a homesteader chose the verdant land along the Beaver Valley on which to stake his claim. Soon others followed and built their homes of sod. A post office called "Beaver" was established; the name was later changed to "Waterville." As the settlement developed, the population was mostly of German, Swedish, Irish, and Polish descent.

Early in 1872 surveyors from the St. Edward Land and Emigrant Company of South Bend, Indiana, arrived and platted a town site. They named the town “St. Edward” for Rev. Edward Sorin of Notre Dame. St. Edward is the only town in the United States so named. Renaming the settlement, however, was not prophetic until a strong dike was built to control the flooding along the Beaver Creek in 1884. Citizens of the town were far more acquainted with water (in vast amounts) than with saints.

The first business was the Waterville Mills, which operated its grinding stones with power from a 10-foot fall of water. This pointed the way for the business emphasis of the town.

The settlement was ready to incorporate soon after the Union Pacific Railroad built a line northwest from Columbus in 1883. Two short of the required 200 population, the citizens “built” the needed two from sand and lime. They were known thereafter as St. Edward’s “Stone Men.”

A school, used as a church and community center, was built in 1872, but was soon replaced by a two-story building. Larger facilities were erected in 1972.

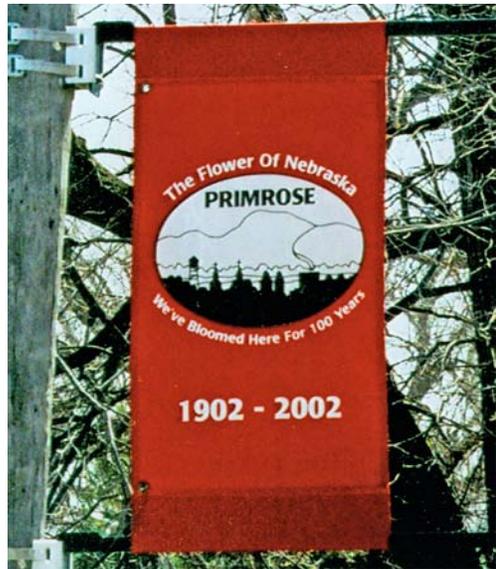
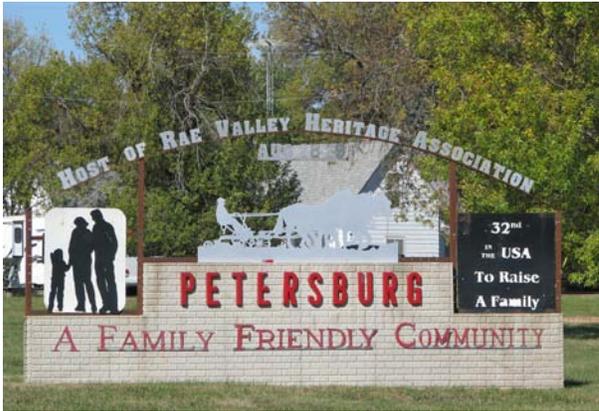
Land for a park was purchased in 1896; brush was cleared and trees were planted. After several children had drowned in the Beaver Creek, a swimming pool was built in 1929. The band shell, which is used as a picnic shelter, was the center of weekly summer “concerts in the park” for more than 30 years.

In the early days business interests centered around the moving of agricultural products. Grain companies were formed around the turn of the century.

St. Edward has survived numerous flash floods, several damaging tornadoes, crippling blizzards, and crops burning in the fields during a drought. The people have persevered through epidemics and the loss of loved ones in wars. Many changes have come to this little town! But one vital element has remained constant—the spirit of the people.



Rural Scene in Boone County





Main Street in Albion



Main Street in Cedar Rapids



Main Street in Petersburg



Main Street in Primrose



Main Street in St. Edward

## ECONOMIC DEVELOPMENT

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### MANUFACTURERS

<u>Company/Year Established</u>	<u>Product</u>	<u>Market</u>	<u>Employees</u>		
			<u>Male</u>	<u>Female</u>	<u>Union</u>
<b>Albion</b>					
Albion News 1878	Commercial printing & newspaper	Regional	2	4	None
Azonic Products, Inc. 1963	Tension devices	National	1 1*	1 2*	None
Country Laminates 1983	Laminated counter tops	Regional	6 1*	1	None
Sentinel Building Systems (Division of Global Industries) 1990	Metal buildings	National	40	11	None
Valero Energy Corp. 2007	Ethanol production	National	46	11	None

\*Part-time and/or seasonal

### MAJOR NONMANUFACTURING EMPLOYERS

<u>Employer</u>	<u>Type of Activity</u>	<u>Employees</u>		
		<u>Male</u>	<u>Female</u>	<u>Union</u>
<b>Albion</b> (employing 15 or more)				
Boone Central Schools	Education	26	83	NSEA
Boone County	Government	20 2*	13 2*	None
Boone County Health Center	Medical	11	209	None
Cargill Ag Horizons	Grain	11 4*	10	None
Central Nebraska Implement	Implement dealer	15	3	None

\*Part-time and/or seasonal

<u>Employer</u>	<u>Type of Activity</u>	<u>Employees</u>		<u>Union</u>
		<u>Male</u>	<u>Female</u>	
City of Albion	Government	15	7	None
Cornerstone Bank	Financial	5	12 2*	None
Helena, Inc.	Ag fertilizer & chemicals	12 15*	1	None
Kayton International, Inc.	Implement dealer	20 2*	3	None
Niewohner Farms	Feedlot, farming	42 7*	7 2*	None
Pizza Hut	Restaurant	1 7*	2 13*	None
Runza	Restaurant	7 4*	5 4*	None
St. Michael's School	Education	1	17	NSEA
The Junction	Restaurant/lounge	2 1*	2 16*	None
Wolf Memorial Good Samaritan Center	Nursing home	2 1*	45 33*	None
<b>Cedar Rapids</b> (employing 5 or more)				
Adee Honey Farms	Honey & wax	6 4*	3	None
Bethscheider's Market	Groceries	0 2*	0 3*	None
Cedar Rapids Public School	Education	3	27	NSEA
Cedar Rapids State Bank	Financial	2	6	None
Country Partners Co-Op	Fuel, farm supplies	9 2*	4	None

\*Part-time and/or seasonal



Azonic Products, Inc., Albion



Country Laminates, Albion



Sentinel Building Systems, Albion



Valero Energy Corp., Albion

<u>Employer</u>	<u>Type of Activity</u>	<u>Employees</u>		<u>Union</u>
		<u>Male</u>	<u>Female</u>	
Village of Cedar Rapids	Government	1 3*	1 7*	None
Zentner Transportation	Trucking	13	2	None
<b>Petersburg</b> (employing 5 or more)				
Boone Central Schools	Education	8	13	NSEA
Helena Chemical Co.	Fertilizer, chemicals, ag supplies	11 12*	1	None
Petersburg State Bank	Financial	2	4 1*	None
<b>Primrose</b> (employing 5 or more)				
Country Partners Co-Op, Inc.	Fuel, farm supplies	3 3*	1 3*	None
<b>St. Edward</b> (employing 5 or more)				
C & S Convenience Store - Ampride	Gas & supplies	0 1*	1 6*	None
Central Valley Ag	Grain handling, fertilizer applications, feed sales	16 3*	5 1*	None
City of St. Edward	Government	3 1*	0 8*	None
Cloverlodge Care Center	Nursing home	2 1*	21 36*	None
Cornerstone Bank	Financial	2	3 1*	None
GT Sales & Service	Implement sales & repair	3 2*	1	None
J W Grain Co.	Grain handling	6	1	None

\*Part-time and/or seasonal

<u>Employer</u>	<u>Type of Activity</u>	<u>Employees</u>		<u>Union</u>
		<u>Male</u>	<u>Female</u>	
St. Edward Medical Clinic	Health care	1	10 4*	None
Stock Realty & Auction Co.	Auction & real estate	23 3*	6 11*	None
TJ's Restaurant & Lounge	Restaurant, bar & catering	1 1*	5 6*	None
Werner Service & Trucking	Commercial trucking & services	28 20*	5 1*	None
Werts' GW	Groceries & specialty meats	3 1*	1 3*	None

\*Part-time and/or seasonal

### **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>Lindsay, 16 miles</b>				
Lindsay Corporation	Irrigation equipment & diversified manufacturing	291	85 3*	None
<b>Madison, 31 miles</b>				
Countryside Home	Nursing home	36 3*	57 48*	None
Madison County	Government	72 11*	56 16*	None
Tyson Fresh Meats	Hog slaughter	680 9*	430 2*	None
<b>Central City, 41 miles</b>				
Central City Public Schools	Education	146 Total 67* Total		NSEA

\*Part-time and/or seasonal



Adee Honey Farms, Cedar Rapids



Cargill Ag Horizons, Albion



Country Partners Co-Op, Cedar Rapids



Central Valley Ag, St. Edward



Country Partner Co-Op, Inc., Primrose



Helena Chemical Co., Petersburg



J W Grain Co., St. Edward



Kayton International, Inc., Albion

<u>Employer</u>	<u>Type of Activity</u>	<u>Employees</u>		<u>Union</u>
		<u>Male</u>	<u>Female</u>	
Litzenberg Memorial County Hospital	Medical	157 Total		None
<b>Columbus, 50 miles</b> (excluding retail business)				
ADM Corn Processing - Columbus	Wet corn milling, corn starch, fructose, ethanol	430 Total		None
Apogee Retail	Telecommunications	N/A		None
BD Medical Pharmaceutical Systems	Glass syringes	316	361	None
BD Medical Surgical	Hypodermic needles & syringes	473 2*	404 5*	None
Behlen Mfg.	Steel buildings, agricultural & livestock equipment	566 Total		None
CAMACO, LLC	Automotive seats & frames	445 Total 4* Total		None
Cargill Value Added Meats	Ground beef	350 Total 2* Total		None
Central Community College - Columbus	Education	49 39*	60 67*	CCC in assoc. with NEA (teachers only)
City of Columbus	Government	110 6*	45 7*	IAFF & IUPA (police & fire only)
Columbus Community Hospital	Medical	52 18*	295 137*	None
Columbus Public Schools	Education	98 12*	331 139*	CEA & NSEA (teachers only)

\*Part-time and/or seasonal

<u>Employer</u>	<u>Type of Activity</u>	<u>Employees</u>		<u>Union</u>
		<u>Male</u>	<u>Female</u>	
First National Bank & Trust Co.	Financial	17 2*	76 26*	None
FLEXcon	Pressure sensitive plastic film, decals, package labels, holograms, adhesive nameplates	169 Total 1* Total		None
Golden LivingCenter of Columbus	Skilled nursing & assisted living	7	91 48*	None
Jacobs Field Services	General contractor/construction	138	2	None
Lakeview Community Schools	Education	24 16*	81 17*	NSEA/ LEA (certified staff only)
Loup Power District	Electric utility	99 3*	17 6*	None
Nebraska Public Power District (Columbus General Office)	Electric utility	248 14*	170 6*	None
Platte County	Government	98 1*	79 4*	None
State of Nebraska (Platte County)	Government	159 Total		NAPE
Vishay Dale Electronics	Electronic components	206	331	None
<b>Norfolk, 52 miles</b>				
Affiliated Foods Cooperative, Inc.	Food distribution	455 27*	142 14*	Teamsters
City of Norfolk	Government	144 1*	54 6*	None
Covidien	Medical devices	167 2*	231 12*	None
Faith Regional Health Services	Medical	131 24*	690 243*	None

\*Part-time and/or seasonal

<u>Employer</u>	<u>Type of Activity</u>	<u>Employees</u>		<u>Union</u>
		<u>Male</u>	<u>Female</u>	
Madison County	Government	86 8*	75 11*	None
Nebraska Public Power District	Electric utility	61 2*	48 1*	None
Norfolk Iron & Metal Co.	Steel products, distribution & steel service center	256 25*	27 3*	None
Norfolk Public Schools	Education	94 16*	369 128*	NSEA/ NCEA
Norfolk Regional Center	State psychiatric hospital	65 6*	139 19*	NAPE/ AFSCME
Norfolk Veterans Home	Medical	29	201	AFSCME
Northeast Community College	Secondary education	127 107*	176 182*	NSEA (faculty only)
Nucor Steel Division of Nucor Corporation	Steel angles, rounds, flats & channels	484	41	None
Research Associates, Inc.	Market research	125 Total		None
St. Joseph Rehabilitation & Care Center	Medical	4 3*	59 54*	None
State of Nebraska (Madison County)	Government	782 Total		None
US Governmental Branches	Government	216 Total		None
Veyance Technologies	Industrial hydraulic hose	369 Total 30* Total		None
Vulcraft Division of Nucor Corporation	Steel joists, metal deck & cold drawn bar	343	37	None
Wal-Mart	Retail	92 57*	148 110*	None

\*Part-time and/or seasonal

<u>Employer</u>	<u>Type of Activity</u>	<u>Employees</u>		
		<u>Male</u>	<u>Female</u>	<u>Union</u>
Wis-Pak of Norfolk	Soft drinks, flavored waters & teas	92	9	None
		2*		

\*Part-time and/or seasonal

## **ECONOMIC DEVELOPMENT ORGANIZATIONS**

The Boone County Development Agency is comprised of the following members: Boone County, cities of Albion and St. Edward, villages of Cedar Rapids, Petersburg, and Primrose, and the Albion Economic Development Corporation. A full-time director has the primary function of economic and community development activities, housing infrastructure, and job creation/retention within Boone County. A full-time assistant aids in the responsibilities of the director.

Albion Economic Development Corporation's (AEDC) mission is to maintain and promote the Albion area by enhancing community resources for the creation and retention of jobs that contribute to the quality of life. AEDC stands ready to assist existing businesses and develop new business with the goal of job creation and expanding market share. AEDC strongly supports other projects benefiting the community, including the promotion of area events and tourism activities.

Albion Development Company, Inc. (ADC) is the real estate holding entity for AEDC. ADC's mission is specifically for the improvement and growth of commercial and residential real estate properties within the community. ADC, with 46 members, is a nonprofit corporation managed by a 7-member board of directors. Funds are derived from 25 percent of the 1 percent city sales tax.

The Petersburg Industrial Development Corporation is a nonprofit corporation with 10 members.

Cedar Valley Investments, LLC, is a profit corporation with 10 stockholders. The corporation has an authorized capitalization of \$20,000 with \$5,000 paid in.

Approximately 260 acres of land in Boone County are zoned for industry. The price of industrially zoned land ranges from \$2,500 to \$18,000 per acre.

## **INDUSTRIAL SITES AVAILABLE**

Click [here](#) to go to Nebraska Public Power District's [searchable sites and buildings database](#).

# LABOR

## LABOR SUPPLY

- A. Employment in the Boone County labor market, which is defined as the whole of Boone County and the total labor market consisting of Boone County and the contiguous counties of Antelope, Greeley, Madison, Nance, Platte, and Wheeler (11-month average, 2010):

<u>Nonfarm Employment</u> (wage and salary workers)	<u>Boone County</u>	<u>Total</u>
Goods-Producing	180	11,563
Service-Providing	1,698	33,077
Wholesale Trade	206	(D)
Retail Trade	232	(D)
Transportation, Warehousing & Utilities	(D)	(D)
Information	(D)	(D)
Financial Activities	91	(D)
Professional & Business Services	34	(D)
Education & Health Services	251	(D)
Leisure & Hospitality	139	(D)
Other Services	37	1,365
Government	603	8,231
TOTAL NONFARM WAGE AND SALARY WORKERS	1,878	44,640
Farm Employment	677	4,163
TOTAL EMPLOYMENT	3,142	45,991
B. Commuting Out of County	1,136	N/A
C. Unemployment	109	1,970
TOTAL LABOR FORCE	3,251	47,960
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.	1,902	
E. Estimated number of county high school graduates annually	87	
TOTAL POTENTIAL LABOR SUPPLY (B, C, D & E)	3,234	

(D) Data not available due to disclosure suppression.

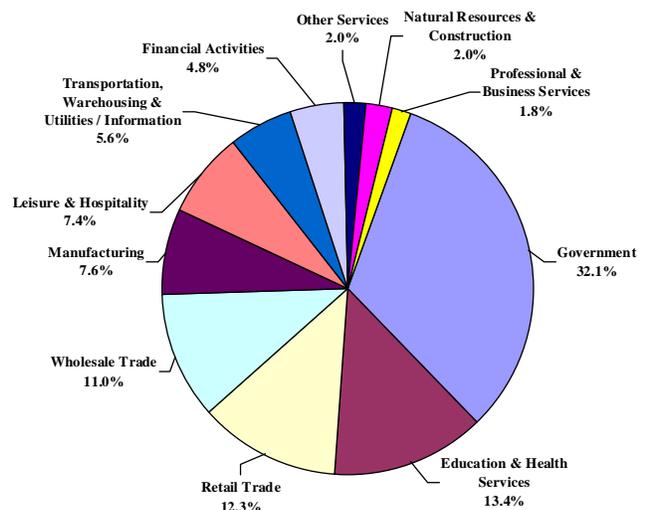
Source: Nebraska Department of Labor, [www.dol.nebraska.gov](http://www.dol.nebraska.gov)

U.S. Department of Commerce, Bureau of Economic Analysis (BEA), data for 2008

U.S. Census

Boone County is willing to conduct a labor survey for a prospective industry.

**NONFARM WAGE AND SALARY EMPLOYMENT  
BOONE COUNTY  
11-MONTH AVERAGE, 2010**



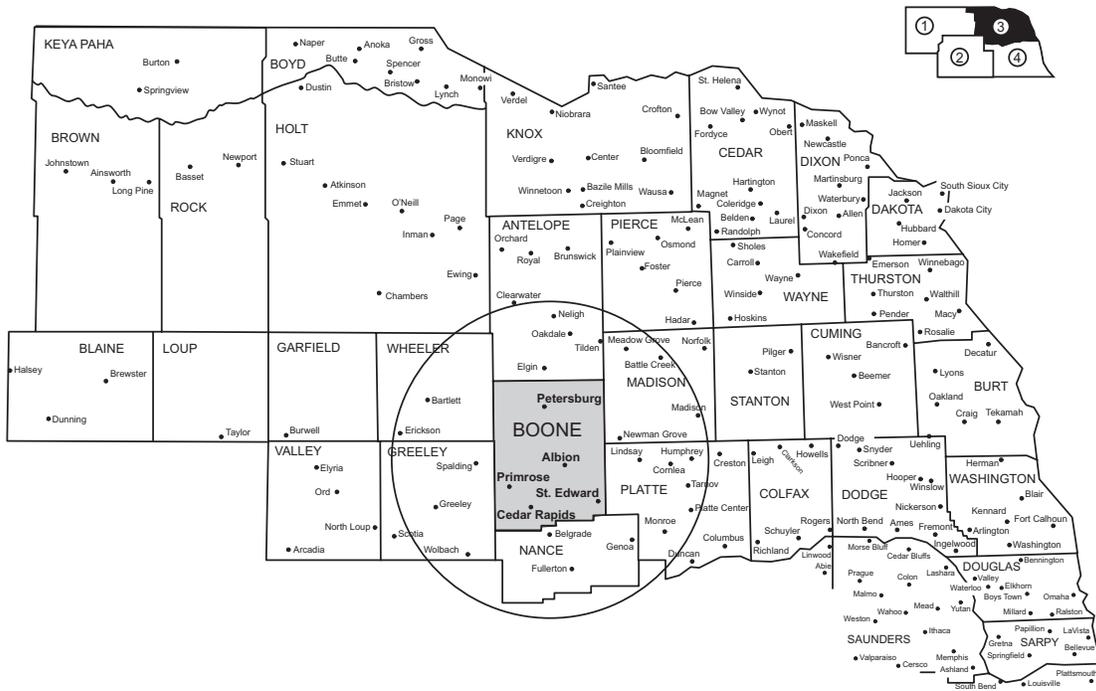
## POPULATION DATA

Location	2000			2009		2010 (est.)
	Density/Sq. Mile	% High School Graduate or Higher	% Bachelor's Degree or Higher	% 65 Yrs. & Over	Median Age	County Median Family Income
Boone Co. Nebraska	9.1	84.4	13.1	21.1	45.4	\$49,800
U.S.	79.6	80.4	24.4	12.9	36.8	\$64,400

Boone County had 4,067 registered voters in 2008; 71.4 percent voted in the national election compared to 70.2 percent in Nebraska.

Source: U.S. Census, [www.census.gov](http://www.census.gov)  
 U.S. Department of Housing and Urban Development, 2010  
 Statewide General Election 2008 Results, [www.sos.state.ne.us](http://www.sos.state.ne.us)

## LABOR POTENTIAL IN THE BOONE COUNTY AREA



## POPULATION DATA U.S. Census Estimates

2009 Estimate		
City of Albion	—	1,600
Boone County	—	5,427
30-Mile Radius	—	31,075

Boone County Population Ages/Gender, 2009		
Ages	Male	Female
18-24	303	238
25-44	446	423
45-64	833	767

## UNIONIZATION

Nebraska has a right to work provision in its constitution. In 2008, 4.2 percent of Nebraska's private sector wage and salary workers were members of labor unions compared to a national figure of 7.6 percent.

Labor organizations operating in Boone County:

<u>Company</u>	<u>Union</u>
Boone Central Schools	Nebraska State Education Association
Cedar Rapids Public School	Nebraska State Education Association
Frontier	Communications Workers of America
Great Plains Communications	Communications Workers of America
St. Michael's School	Nebraska State Education Association
SourceGas	Communications Workers of America

It is estimated that less than 1 percent of the total nonagricultural labor force in Boone County is unionized. There have been no known strikes.

## WAGES

Occupation Title	Hourly Wage (\$)/Percentile		
	10th	50th	90th
<b>Professional</b>			
Accountants & Auditors	16.24	23.82	44.42
Engineers			
Civil Engineers	19.81	33.31	46.53
Electrical Engineers	27.54	33.15	40.75
Industrial Engineers	22.84	30.86	43.52
Mechanical Engineers	16.66	28.78	45.98
Computer Programmers	14.43	30.01	43.14
Computer Systems Analysts	28.19	38.06	48.40
Registered Nurses	18.66	24.80	33.15
<b>Retail</b>			
Hotel, Motel & Resort Desk Clerks	6.92	7.71	9.10
Retail Salespersons	7.08	8.86	15.46
Truck Drivers, Light or Delivery Services	7.31	12.83	21.09
Driver/Sales Workers	7.62	17.04	26.12
Stock Clerks & Order Fillers	7.11	9.00	14.99
Shipping, Receiving & Traffic Clerks	9.32	13.63	19.57
<b>Clerical</b>			
Bookkeeping, Accounting & Auditing Clerks	8.12	12.69	18.56
Customer Service Representatives	7.68	13.05	20.37
Data Entry Keyers	7.74	11.04	15.81
Secretaries, excl. Legal, Medical & Executive	8.34	11.68	17.02

\*Wage information taken from Balance of State

<b>Occupation Title</b>	<b>Hourly Wage (\$)/Percentile</b>		
	<b>10th</b>	<b>50th</b>	<b>90th</b>
Office Clerks, General	7.17	10.13	15.58
Receptionists & Information Clerks	7.55	10.78	15.17
Telemarketers	7.74	10.29	12.22
<b>Unskilled</b>			
Laborers & Freight, Stock & Material Movers, Hand	8.27	12.32	17.56
Packers & Packers, Hand	7.25	10.80	14.88
Assemblers & Fabricators, All Other	10.87	14.51	17.49
Nursing Aides, Orderlies & Attendants	8.47	10.81	14.05
<b>Semi-Skilled</b>			
Industrial Truck & Tractor Operators	10.99	14.13	18.36
Truck Drivers, Heavy or Tractor-Trailer	10.46	17.66	25.19
Maintenance Workers, Machinery	13.87	21.95	25.68
Machine Operators			
Drilling & Boring Machine Tool Setters/Oper.*	9.86	12.91	19.32
Milling & Planing Machine Setters/Oper.	13.58	16.32	18.44
Grinding, Lapping, Polishing & Buffing Mach. Oper.	13.18	15.32	20.88
Cutting & Slicing Machine Setters/Oper.	7.41	11.19	18.28
Lathe & Turning Machine Tool Setters/Oper.	14.68	17.86	22.01
Cutting, Punching & Press Machine Setters/Oper.	8.34	12.36	18.01
Multiple Machine Tool Setters/Oper.*	11.90	15.30	19.80
<b>Skilled</b>			
Automotive Service Technicians & Mechanics	9.64	16.29	24.07
Electricians	11.05	17.35	31.36
Industrial Machinery Mechanics	13.89	18.93	34.08
Machinists	10.29	16.89	37.11
Tool & Die Makers	14.90	19.22	24.93
Welders, Cutters, Solderers & Brazers	10.36	13.63	19.57
Welding, Soldering & Brazing Machine Setters	11.92	14.72	18.78
<b>Technical</b>			
Electrical & Electronic Engineering Technicians*	15.39	27.72	35.92
Medical & Clinical Laboratory Technologists	17.64	25.33	31.81
Computer Operators	8.73	12.77	19.72

\*Wage information taken from Balance of State

Source: Nebraska Workforce Development, Occupational Employment Statistics Program, Third Quarter 2010 wage estimates, All Industries, Northeast Region, <http://neblswages.nwd.ne.gov>.

Production workers are, for the most part, paid on a straight-time basis rather than an incentive basis.

## **FRINGE BENEFITS**

Local industries estimate fringe benefits to range from 6 to 30 percent of wages.

# TRANSPORTATION

## RAILROADS

The Nebraska Central Railroad serves Albion and St. Edward with an average of two freight trains weekly. Nebraska Central connects to the Union Pacific Railroad and BNSF Railway Company.

## MOTOR

### Highways

East-west Nebraska Highways 56, 91, and 32, as well as north-south Nebraska Highways 14, 39, and 52 serve Boone County. Interstate 80 is 57 miles south and Interstate 29 is 115 miles east of Albion.

Highway mileage from Albion to major cities:

Destination	Mileage
Lincoln	122
Omaha	138
Chicago	591
Dallas	660
Denver	485
Detroit	857
Kansas City	313
Los Angeles	1,496
Minneapolis	409
New York	1,364
St. Louis	565
San Francisco	1,619

U.S. Highway 81, 28 miles east of Albion, has been declared a four-lane expressway. The Nebraska Department of Roads has completed the segment from Norfolk south to Columbus and York south to Mexico.

The Nebraska Department of Roads five-year plan includes resurfacing 11.7 miles of State Highway 14 from Albion to Petersburg, 13 miles of State Highway 56 from Cedar Rapids to St. Edward, and resurfacing 18.3 miles of State Highway 32 from Petersburg to the east.

## Trucklines

More than 11,500 licensed motor carriers with worldwide connections are based in Nebraska and serve businesses throughout North America.

The following trucklines have terminals in Boone County:

Company	Trucks Daily
<b>Cedar Rapids</b>	
Zentner Transportation	16
<b>St. Edward</b>	
Werner Enterprises	17

Numerous livestock and grain carriers serve the county.

## Bus Line

Arrow Stage Lines operates bus service out of Columbus, 50 miles southeast, and Norfolk, 52 miles northeast of Albion. Arrow has one scheduled bus daily providing bus parcel service.

## AIR

The Albion Municipal Airport, three miles northeast of the community, has a lighted 3,700-foot concrete runway, pilot's lounge, rest rooms, 14 hangars, 100 low-lead aviation fuel, and a nondirectional beacon (BUN-332). The elevation at the airport is 1,806 feet, the latitude is 41-43N, and the longitude is 098-03W.

Commercial air service:

<p><b>Central Nebraska Regional Airport, Grand Island</b></p> <p><b>Distance:</b> 78 miles southeast (1 hour 34 min.)</p> <p><b>Airline:</b> Great Lakes Airlines</p> <p><b>Destination:</b> Denver International</p> <p><b>Airline:</b> Allegiant Air</p> <p><b>Destination:</b> Las Vegas / Phoenix-Mesa</p>
--

**Lincoln Airport, Lincoln**

**Distance:** 120 miles southwest (2 hours 11 min.)

**Airline:** Delta

**Destination:** Minneapolis-St. Paul

**Airline:** United Express

**Destination:** Denver / Chicago

**Eppley Airfield, Omaha**

**Distance:** 144 miles southeast (2 hours 37 min.)

**Airlines:** Airtran (via Skywest)

American Airlines

Continental Airlines

Delta Air Lines

Frontier/Midwest

Southwest Airlines

United Airlines

US Airways

**Destination:** Nationwide

**WATER**

Barge service is not available near Boone County.



Werner Enterprises, St. Edward



Zentner Transportation, Cedar Rapids

## UTILITIES

### ELECTRICITY

Loup Power District, a wholesale power customer of Nebraska Public Power District (NPPD), provides electric service to 21 communities in the four-county area of Boone, Colfax, Nance, and Platte. Loup Power provides wholesale service to the communities of Leigh and Schuyler.

Loup Power District owns and operates four 115/34.5 kV transmission substations in the Boone County area with a combined capacity of 142,000 kVA. The transmission substations are connected by 34.5 kV subtransmission lines. The 15 distribution substations in the communities and surrounding rural areas vary from 4.16 to 12.5 kV and are owned and operated by Loup Power District and Cornhusker Public Power District. The 115 kV transmission system is part of NPPD's statewide transmission grid system.

Laredo Ridge Wind Farm, an 80-megawatt wind energy facility located just east of Petersburg, began operations in late 2010. The facility, made up of 54, 1.5 megawatt turbines, was constructed across approximately 5,400 acres of land, with each wind turbine taking up less than half-an-acre in size. NPPD's share of the facility is 43 megawatts and the remainder of the generation is sold to other Nebraska utilities.

#### BASE ELECTRIC RATES (effective 1/15/11)

Summer bills run from June 15–October 14

Winter bills run from October 15–June 14

#### Residential Service:

<b>Customer Charge:</b> \$13.00 per month		
<b>Summer</b>	<b>Winter</b>	
\$0.1100	\$0.0600	per kWh for the first 600 kWh used per month
\$0.0820	\$0.0575	per kWh for all additional use
<b>Minimum Bill:</b> \$13.00 per month		

This rate is subject to application of the Retail Production Cost Adjustment (PCA).

#### General Service (single phase):

<b>Customer Charge:</b> \$19.50 per month		
<b>Summer</b>	<b>Winter</b>	
\$0.1051	\$0.0720	per kWh for the first 1,200 kWh used per month
\$0.0940	\$0.0665	per kWh for all additional use
<b>Minimum Bill:</b> \$19.50 per month plus 50¢ per kVA transformer capacity above 25 kVA		

This rate is subject to application of the retail production cost adjustment (PCA).

#### General Service (three phase):

<b>Customer Charge:</b> \$30.00 per month		
<b>Summer</b>	<b>Winter</b>	
\$0.1051	\$0.0720	per kWh for the first 3,000 kWh used per month
\$0.0940	\$0.0665	per kWh for all additional use
<b>Minimum Bill:</b> \$30.00 per month plus 50¢ per kVA transformer capacity above 25 kVA		

This rate is subject to application of the retail production cost adjustment (PCA).

#### Sample Cost per kWh for General Service:

kW	kWh	Annual Average ¢/kWh <sup>1</sup>
100	30,000	7.74
100	36,000	7.71

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

**Large Light & Power Service:**

(distribution delivery from lines of 12,470 volts or less and demand less than 300 kW)

<b>Customer Charge:</b> \$235.00 per month		
<b>Demand Charge:</b>		
<b>Summer</b>	<b>Winter</b>	
\$17.60	\$9.45	per kW per month of maximum or billing demand
<b>Plus an Energy Charge of:</b>		
\$0.0450	\$0.0295	per kWh
<b>Minimum Bill:</b> \$235.00 per month plus 50¢ per kVA transformer capacity installed		

This rate is subject to application of the retail production cost adjustment (PCA).

**Large Light & Power Service:**

(distribution delivery from lines of 12,470 volts or less and demand greater than 300 kW)

<b>Customer Charge:</b> \$350.00 per month		
<b>Demand Charge:</b>		
<b>Summer</b>	<b>Winter</b>	
\$17.60	\$9.75	per kW per month of on-peak maximum billing demand
\$4.75	\$3.50	per kW per month of off-peak maximum billing demand, which is above the on-peak demand
<b>Plus an Energy Charge of:</b>		
\$0.0480	\$0.0326	per kWh on-peak
\$0.0400	\$0.0270	per kWh off-peak
<b>Minimum Bill:</b> \$350.00 per month plus 50¢ per kVA transformer capacity installed		

This rate is subject to application of the retail production cost adjustment (PCA).

**Sample Cost per kWh for Large Light & Power Service:**

kW	kWh	Annual Average ¢/kWh <sup>1</sup>
150	30,000	10.33
150	100,000	5.53
500	100,000	10.05
500	300,000	5.70
1,000	200,000	9.88
1,000	650,000	5.47

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

Industrial Rates Subtransmission Delivery are also available.

Prospective customers should contact President and CEO Neal D. Suess, Loup Power District, (888) 564-3171, [nsuess@loup.com](mailto:nsuess@loup.com), [www.loup.com](http://www.loup.com), for further information regarding electric rates and service.

Cornhusker Public Power District provides service to rural areas in six counties surrounding Columbus. For information regarding electrical services in the Cornhusker Public Power District service area, visit [www.cornhusker-power.com](http://www.cornhusker-power.com) or contact CEO/General Manager Clay Gibbs, Columbus, Nebraska, (402) 564-2821, [clayg@cppd.us](mailto:clayg@cppd.us).

**NATURAL GAS**

Natural gas is supplied to all communities in Boone County by SourceGas Distribution, LLC, through various transmission pipelines with an operating pressure of approximately 800 pounds per square inch.

SourceGas is the retail distributor of natural gas serving approximately 2,000 residential, commercial, industrial, and irrigation customers within the county.

Natural gas is available for residential and commercial uses. Availability of natural gas for industrial uses is subject to individual situations. As specific requirements of an industrial prospect become available, information on gas service availability and applicable rates can be obtained from SourceGas's Service Center at (800) 563-0012.

## OTHER FUELS

### LP Gas

LP gas is available for residential, commercial, and industrial uses at Ferrellgas, Country Partners, Tri-Valley Gas & Oil, and White Star Oil Company.

### Oil

Oil is available for residential, commercial, and industrial uses at Fitzgerald Oil Company, Country Partners, Tri-Valley Gas & Oil, and White Star Oil Company.

## WATER

### Albion

Albion's municipal water system is currently supplied by three wells with a fourth well under construction. The existing wells have an average depth of 170 feet. The system, serving 100 percent of the community's population, has a combined pumping capacity of 2,345 gallons per minute. The overhead storage capacity is 300,000 gallons. The average daily demand is 345,500 gallons, and the historic peak daily demand is 858,000 gallons. The system has a maximum capacity of 3,676,800 gallons per day. The static pressure is 85 pounds per square inch.

A 170-foot well will produce 1,600 gallons of water per minute. The quality of the water in Albion does not necessitate a water treatment plant, although selenium levels necessitated development of the fourth well. The water table has not changed significantly during the last few years.

The color of the water is clear and the hardness, in parts per million, is 224. The average tap water temperature is 51° year-round.

### Chemical Analysis (parts per million)

Hydrogen Ion Concentration	7.18
Calcium	65.5
Total Solids	288
Magnesium	N/A
Iron	N/A
Nitrate	1.4
Manganese	N/A
Chloride	1.5
Fluoride	0.3
Sulfate	N/A
Total Alkalinity	222
Sodium	7.5
Total Hardness	224
Potassium	N/A

N/A - Not available

### ALBION WATER RATES (effective 8/1/10)

A water connection fee of \$40.00 is charged for new installations.

### Residential, Commercial & Industrial:

	Inside City Limits	Outside City Limits
<b>Customer Charge:</b>	\$20.19	\$40.38
Usage per 1,000 cu. ft.	\$7.29	\$14.58
<b>Bimonthly Minimum Bill:</b>	\$20.19	\$40.38

A fourth well is under construction and expected to be completed in spring 2011. The \$280 million project will be financed through reserves.

### Cedar Rapids

The municipal water system in Cedar Rapids is supplied by two wells, which have an average depth of 193 feet. The system, serving 100 percent of the community's population, has a pumping capacity of 1,100 gallons per minute and an underground storage capacity of 120,000 gallons.

The average daily demand is 137,000 gallons and the historic peak daily demand is 318,000 gallons. The system has a maximum daily capacity of 1,704,000 gallons. The static pressure varies from 40–45 pounds per square inch.

The quality of water in Cedar Rapids does not necessitate a water treatment plant. Seasonal water fluctuations occur.

The color of the water is clear and the hardness, in parts per million, is 258. The average water temperature varies from 50° in winter to 55° in summer.

**Chemical Analysis** (parts per million)

Nitrate	1.6
Fluoride	0.2
Sulfate	13.2
Total Hardness	258

**CEDAR RAPIDS WATER RATES** (effective 5/1/06)

A \$65.00 charge is imposed on new taps.

**Residential & Commercial:**

<b>Customer Charge:</b> \$13.00 per month
Usage @ \$1.00 per 1,000 gallons
<b>Minimum Bill:</b> \$13.00 per month

**Petersburg**

The municipal water system in Petersburg is supplied by two wells, which have an average depth of 252 feet. The system has a combined pumping capacity of 950 gallons per minute and an overhead storage capacity of 50,000 gallons. The average daily demand is 50,000 gallons and the historic peak daily demand is 125,000 gallons. The system, serving 100 percent of the community, has a daily maximum capacity of 1,418,000 gallons. The static pressure varies from 45–50 pounds and the residual pressure is 45 pounds per square inch.

A 240-foot well will produce 600 gallons of water per minute. Seasonal fluctuations occur in the water table during irrigation.

The color of the water is clear and the hardness, in parts per million, is 156.

**Chemical Analysis** (parts per million)

Hydrogen Ion Concentration	7.8
Calcium	53
Total Solids	234
Magnesium	N/A
Iron	Nil
Nitrate	Nil
Manganese	0.2
Chloride	Nil
Fluoride	0.15
Sulfate	5
Total Alkalinity	118
Sodium	5
Total Hardness	156
Potassium	N/A

N/A - Not available

**PETERSBURG WATER RATES** (effective 4/09)

**Residential, Commercial & Industrial:**

	<b>Inside Village Limits</b>	<b>Outside Village Limits</b>
<b>Service Charge:</b>	\$33.00	\$60.00
Usage per 1,000 gal.	\$0.80	\$1.20
<b>Quarterly Minimum Bill:</b>	\$33.00	\$60.00

**Primrose**

One well with a depth of 102 feet supplies the municipal water system in Primrose. The pumping capacity is 200 gallons per minute. The system, serving 100 percent of the community’s population, has an average daily demand of 151,200 gallons and the historic peak daily demand of 191,000 gallons. The system has a maximum daily capacity of 318,000 gallons.

The quality of the water does not necessitate a water treatment plant. The color of the water is clear.

### Chemical Analysis (parts per million)

Barium	0.327–0.354
Fluoride	0.37
Nitrate-Nitrite	4.1*

\*Highest level detected

### PRIMROSE WATER RATES (effective 12/96)

#### Residential:

<b>Base Rate:</b> \$24.00 per month
Usage @ \$1.50 per 1,000 gallons
<b>Minimum Bill:</b> \$24.00 per month

#### St. Edward

The municipal water system in St. Edward is supplied by three wells with an average depth of 100 feet. The system has a combined pumping capacity of 1,075 gallons per minute and an overhead storage capacity of 110,000 gallons. The average daily demand is 310,000 gallons and the historic peak daily demand is 1,250,000 gallons. The system, serving 100 percent of the community, has a maximum capacity of 1,658,000 gallons per day. The static pressure is 55 pounds per square inch.

Groundwater is available for industrial uses. A 117-foot well will produce 450 gallons of water per minute. The quality of water does not necessitate a water treatment plant. The water table has seasonal fluctuations.

The color of the water is clear and the hardness, in parts per million, is 15. The average tap water temperature varies from 48° in winter to 52° in summer.

### Chemical Analysis (parts per million)

Iron	1.1
Nitrates	4.6
Manganese	6.81
Fluoride	0.3
Total Hardness	15

### ST. EDWARD WATER RATES (effective 1/1/07)

A tap fee of \$50.00 is charged for new service.

### Residential & Commercial:

Flat fee of \$30.00 per quarter plus surcharge of \$10.00
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## SEWERAGE

### Albion

Albion has a municipal sanitary sewerage system and a storm sewer system. The activated sludge treatment plant, built in 1972, has a daily capacity of 210,000 gallons. The average daily flow is 180,000 gallons and the historic peak daily discharge is 300,000 gallons.

### ALBION SEWER-USE CHARGES (effective 8/1/10)

#### Residential, Commercial & Industrial:

	Inside City Limits	Outside City Limits
<b>Customer Charge:</b>	\$40.00	\$80.00
Usage per 1,000 cu. ft. bi-monthly based on amount of water billed in Dec. and Jan.	\$10.85	\$21.70
<b>Bimonthly Minimum Bill:</b>	\$40.00	\$64.00

### Cedar Rapids

Cedar Rapids has a municipal sanitary sewerage system and a storm sewer system. The activated sludge treatment plant, built in 1969 and upgraded in 2000, has a daily capacity of 70,000 gallons. The average daily flow is 36,000 gallons and the historic peak daily discharge is 40,000 gallons.

### CEDAR RAPIDS SEWER-USE CHARGES (effective 5/1/06)

A sewer connection fee of \$35.00 is charged for a new tap.

#### Residential & Commercial:

Flat rate of \$20.00 per month
--------------------------------

## Petersburg

Petersburg has a municipal sanitary sewerage system and a partial storm sewer system. The aeration treatment plant was built in 1962 and has a daily capacity of 50,000 gallons. The average daily flow is 30,000 gallons and the historic peak daily discharge is 35,000 gallons.

### PETERSBURG SEWER-USE CHARGES (effective 3/6/07)

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

#### Residential (based on first quarter usage):

<b>Customer Charge:</b> \$10.00 per month \$0.50 per 1,000 gallons of water used <b>Minimum Bill:</b> The Customer Charge
---

#### Commercial (based on first quarter usage):

<b>Customer Charge:</b> \$10.00–\$73.00 per month \$0.50 per 1,000 gallons of water used <b>Minimum Bill:</b> The Customer Charge
---

## Primrose

Primrose has a municipal sanitary sewerage system and a storm sewer system. The lagoon facility, built in 1973, was designed for a population of 100.

### PRIMROSE SEWER-USE CHARGES (effective 1/1/11)

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

#### Residential:

Flat rate of \$15.00 per month
--------------------------------

## St. Edward

St. Edward has a municipal sanitary sewerage system and a storm sewer system. A lagoon-type treatment plant, designed to handle a population of 1,000, was built in 1987. The lagoon has a capacity of 190,000 gallons. The average daily flow is 110,000 gallons and the historic peak daily discharge is 150,000 gallons.

### ST. EDWARD SEWER-USE CHARGES (effective 1/1/07)

No sewer connection fees are charged.

#### Residential, Commercial & Industrial:

Light Use	\$20.00 per quarter
Business Medium Use	\$75.00 per quarter
Business Heavy Use	\$100.00 per quarter

## SOLID WASTE DISPOSAL

Boone County contracts with private businesses for solid waste removal services. Solid wastes are hauled to a landfill in David City, 65 miles southeast of Albion. Solid wastes for St. Edward are hauled to a landfill in Newman Grove, 26 miles northeast of St. Edward.

### SOLID WASTE REMOVAL RATES

#### Albion (effective 10/1/10)

##### Residential:

\$11.00–\$13.00 per month, billed quarterly
---

##### Commercial & Industrial:

Rates vary depending on usage
-------------------------------

#### Cedar Rapids (effective 5/1/03)

##### Residential:

Single person	\$15.00 per month
Two people	\$16.00 per month
Family	\$17.00 per month
Senior citizens	\$1.00 discount

##### Commercial:

\$19.00 or \$26.00 based on size of business and amount generated
---

**Petersburg** (effective 12/07)

**Residential:**

One person	\$9.75 per month
Two people	\$11.75 per month
Family	\$12.75 per month
Non-residents*	\$12.75 per month

\*with village water service

**Commercial:**

One pickup	\$12.75 or \$17.25 with dumpster per week
Two pickups	\$22.25 or \$32.25 with dumpster per week
Home business	\$12.75 for one pickup per week

**Primrose** (effective 1/1/11)

**Residential:**

\$12.00 per month
-------------------

**Commercial & Industrial:**

\$30.00–\$35.00 per month
---------------------------

**St. Edward** (effective 1/1/07)

**Residential:**

One person household	\$9.50 per month
Two person household	\$11.50 per month
Three or more person household	\$13.50 per month

**Commercial:**

Low volume	\$40.50 per quarter
High volume	\$73.50 per quarter

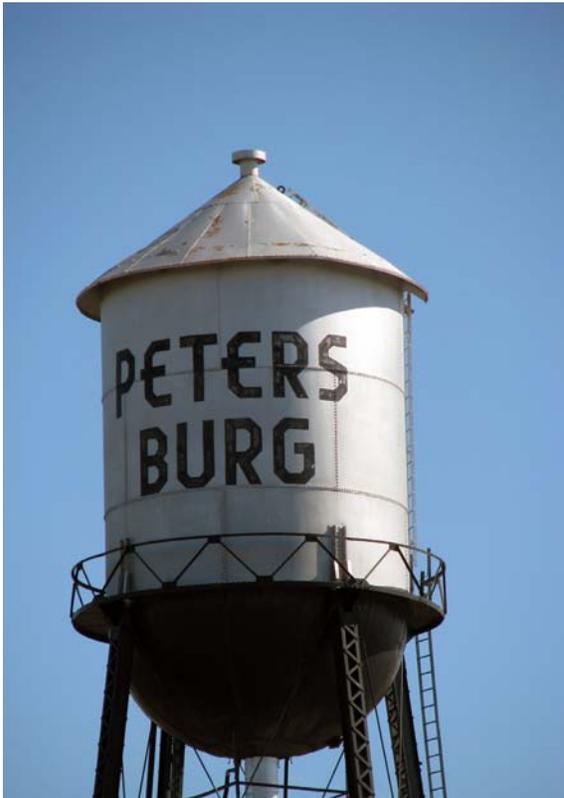
**RECYCLING**

**Albion** has a recycling bin available year round for paper and cardboard. Albion also has a tree and compost recycling site provided by the city. The Boy Scouts have a drop-off for papers and magazines once a month. The city holds free clean up days in spring for removal of all white goods and a household hazardous waste clean up day every two years for paints, batteries, pesticides, and tires.

**Cedar Rapids** has tree and compost recycling sites and GreenFiber paper and cardboard containers. Citizens are allowed to dispose of household hazardous waste on a 12- to 18-month cycle. An appliance disposal day is held each spring.

**Petersburg** has tree and compost recycling sites and a white goods site. There is also a GreenFiber site and a newspaper collection site.

**St. Edward** has a recycling dump for tree, yard, and garden wastes. A paper recycling bin is located at the high school. Citizens are allowed to dispose of household hazardous waste on a yearly basis.



# COMMUNICATIONS

## TELECOMMUNICATIONS

### Albion

Telecommunications services are provided to the Albion area by Frontier, a Citizens Communications Company, with a digital central office served by fiber. All digital phone services, DSL, and voice mail are available, along with several long distance carriers who provide equal access to the Albion area. Albion has extended area service to Newman Grove and Petersburg. Frontier also provides video services via DISH Networks in Albion. Installation and maintenance personnel are located in the community.

#### TARIFF RATES (effective 9/1/00)

Residential	\$17.50
Business	\$27.50
PBX	\$37.50

For more information on Frontier, call (800) 921-8101 or visit [www.frontier.com](http://www.frontier.com).

### Cedar Rapids, Petersburg, Primrose, and St. Edward

Great Plains Communications is a diversified telecommunications company providing local telephone service, Internet access, and extended area long distance service to Cedar Rapids, Petersburg, Primrose, and St. Edward.

Services and features include remotely monitored digital central office served with fiber optic cable, hardwire Point of Presence, multiple T-1 capabilities, and diverse routing available for 911 services.

#### BASIC TARIFF RATES (effective 2002)

Residential	\$17.50
Business	\$27.50

For more information on Great Plains Communications, call (888) 343-8014 or visit [www.gpcom.com](http://www.gpcom.com).

## INTERNET

Internet access in Boone County is provided by:

Company/Web Address	Phone Number
<b>Cable Nebraska</b> <a href="http://www.cablene.com">www.cablene.com</a> Services Offered: High-speed	(888) 275-7107
<b>Frontier</b> <a href="http://www.frontieronline.com">www.frontieronline.com</a> Services Offered: Dial-up, high-speed	(866) 931-5256
<b>Great Plains Communications</b> <a href="http://www.gpcom.com">www.gpcom.com</a> Services Offered: Dial-up, high-speed, Wild Blue high-speed satellite for rural residents	(888) 343-8014

## POST OFFICE

The post office in Albion provides house-to-house delivery and has one mail receipt and one dispatch daily. Post offices in Cedar Rapids, Petersburg, Primrose, and St. Edward have one mail receipt and one dispatch daily.

## PACKAGE DELIVERY SERVICES

Overnight express service availability in Boone County:

	Federal Express	UPS	DHL
<b>Latest Pick-up</b>	1:00 p.m.	7:00 p.m.	5:00 p.m.
<b>Earliest Delivery</b>	4:30 p.m.	9:00 a.m.	10:30 a.m.
<b>Next Day Delivery Guarantee</b>	Yes	Yes	Yes
<b>Saturday Delivery Guarantee</b>	No	No	Yes

The United Parcel Service has pick up points in Albion, Cedar Rapids, Petersburg, and St. Edward.

## NEWSPAPER

Local weekly papers:

Newspaper	Subscribers
Albion News	2,304
Cedar Rapids Press	300
Petersburg Press	425
St. Edward Advance	580

The Advisor, a weekly shopping guide, is printed in Albion and has a circulation of 20,203. Daily papers delivered locally are the Omaha World-Herald, Norfolk Daily News, Columbus Telegram, and the Grand Island Independent.

## RADIO

Radio stations carrying local news:

Call Letters	Frequency	Location
WJAG-AM	780 KHz	Norfolk
KNEN-FM	94.7 MHz	Norfolk
KEXL-FM	106.7 MHz	Norfolk
KUSO-FM	92.7 MHz	Norfolk
KZEN-FM	100.3 MHz	Columbus
KTTT-AM	1510 KHz	Columbus
KKOT-FM	93.5 MHz	Columbus
KLIR-FM	101.1 MHz	Columbus
KJSK-AM	900 KHz	Columbus

## TELEVISION

Television stations carrying local news:

Call Letters	Channel	Location
KHAS	5	Hastings
KLKN	8	Lincoln
KOLN	10/11	Lincoln/ Grand Island
KHGI	13	Kearney

Cable television service is provided by Great Plains Communications in Petersburg.

Cable Nebraska serves Albion, Cedar Rapids, and St. Edward.

DISH Network is available in Boone County.



U.S. Post Office in Albion



U.S. Post Office in Cedar Rapids



U.S. Post Office in Petersburg



U.S. Post Office in St. Edward

## TAX STRUCTURE

### VALUES FOR TAX LEVY PURPOSES

All real property is subject to tax at market value. Agriculture land is valued at 69–74 percent of its market 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.

<b>Boone County</b>	<b>Actual Valuation</b>		
	<b>2008</b>	<b>2009</b>	<b>2010</b>
Real Estate	\$710,052,600	\$865,455,630	\$924,196,115
Personal Property	97,777,914	62,071,876	101,952,553
Special (railroad and utilities)	8,011,686	8,919,551	11,122,610
<b>TOTAL</b>	<u>\$815,842,200</u>	<u>\$936,447,057</u>	<u>\$1,037,271,278</u>

<b>City of Albion</b>	<b>Actual Valuation</b>		
	<b>2008</b>	<b>2009</b>	<b>2010</b>
Real Estate	\$58,836,354	\$63,492,940	\$64,818,365
Personal Property	47,346,112	3,699,740	39,050,279
Special (railroad and utilities)	384,989	412,047	469,549
<b>TOTAL</b>	<u>\$106,567,455</u>	<u>\$67,604,727</u>	<u>\$104,338,193</u>

<b>Village of Cedar Rapids</b>	<b>Actual Valuation</b>		
	<b>2008</b>	<b>2009</b>	<b>2010</b>
Real Estate	\$8,202,795	\$8,250,120	\$8,285,310
Personal Property	555,000	758,779	643,611
Special (railroad and utilities)	212,609	236,604	274,885
<b>TOTAL</b>	<u>\$8,970,404</u>	<u>\$9,245,503</u>	<u>\$9,203,806</u>

<b>Village of Petersburg</b>	<b>Actual Valuation</b>		
	<b>2008</b>	<b>2009</b>	<b>2010</b>
Real Estate	\$7,312,440	\$7,437,380	\$7,680,765
Personal Property	569,025	824,532	957,445
Special (railroad and utilities)	23,920	32,756	38,503
<b>TOTAL</b>	<u>\$7,905,385</u>	<u>\$8,294,668</u>	<u>\$8,676,713</u>

<b>Village of Primrose</b>	<b>Actual Valuation</b>		
	<b>2008</b>	<b>2009</b>	<b>2010</b>
Real Estate	\$1,849,905	\$1,947,355	\$1,979,730
Personal Property	291,886	265,841	277,690
Special (railroad and utilities)	191,696	210,018	245,156
<b>TOTAL</b>	<u>\$2,333,487</u>	<u>\$2,423,214</u>	<u>\$2,502,576</u>

<b>City of St. Edward</b>	<b>Actual Valuation</b>		
	<b>2008</b>	<b>2009</b>	<b>2010</b>
Real Estate	\$16,203,285	\$16,312,010	\$16,584,920
Personal Property	760,434	959,396	988,626
Special (railroad and utilities)	373,796	406,905	480,166
<b>TOTAL</b>	<b>\$17,337,515</b>	<b>\$17,678,311</b>	<b>\$18,053,712</b>

**TAX RATE** (Dollars and cents per \$100 of actual value)

<b>Boone County</b>	<b>2008</b>	<b>2009</b>	<b>2010</b>
General	\$0.299159	\$0.296644	\$0.291320
Real Estate Appraisal	.003519	.002528	.002484
State Institutions	.004477	—	—
Law Enforcement	.010441	.006949	.007317
911 Fund	.002424	.002579	.000490
Courthouse Bond	.031574	.011164	.007807
County Building	.002813	—	—
<b>TOTAL</b>	<b>\$0.354407</b>	<b>\$0.319864</b>	<b>\$0.309418</b>

<b>City of Albion</b>	<b>2008</b>	<b>2009</b>	<b>2010</b>
City	\$0.407590	\$0.398818	\$0.419493
County	.354407	.319864	.309418
School District	1.065740	1.074151	1.023715
Community College	.090980	.099275	.112023
Educational Service Unit	.015000	.015000	.014999
Natural Resource District	.028519	.038858	.038715
Agricultural Society	.012995	.011664	.010628
Airport	.012081	.019841	—
<b>TOTAL</b>	<b>\$1.987312</b>	<b>\$1.977471</b>	<b>\$1.928991</b>

<b>Village of Cedar Rapids</b>	<b>2008</b>	<b>2009</b>	<b>2010</b>
City	\$0.654698	\$0.668984	\$0.674599
County	.354407	.319864	.309418
School District	1.196009	1.170024	1.130664
Community College	.090980	.099275	.112023
Educational Service Unit	.015000	.015000	.014999
Natural Resource District	.028519	.038858	.038715
Agricultural Society	.012995	.011664	.010628
<b>TOTAL</b>	<b>\$2.352608</b>	<b>\$2.323669</b>	<b>\$2.291046</b>

<b>Village of Petersburg</b>	<b>2008</b>	<b>2009</b>	<b>2010</b>
City	\$0.617919	\$0.611562	\$0.606716
County	.354407	.319864	.309418
School District	1.065740	1.074151	1.023715
Community College	.090000	.093540	.098500
Educational Service Unit	.015000	.015000	.014999
Natural Resource District	.028519	.038858	.038715
Agricultural Society	.012995	.011664	.010628
<b>TOTAL</b>	<u>\$2.184580</u>	<u>\$2.164639</u>	<u>\$2.102691</u>

<b>Village of Primose</b>	<b>2008</b>	<b>2009</b>	<b>2010</b>
City	\$0.498781	\$0.498649	\$0.497248
County	.354407	.319864	.309418
School District	1.196009	1.170024	1.130664
Community College	.090980	.099275	.112023
Educational Service Unit	.015000	.015000	.014999
Natural Resource District	.028519	.038858	.038715
Agricultural Society	.012995	.011664	.010628
Fire District #5	.088645	.076389	.070866
<b>TOTAL</b>	<u>\$2.285336</u>	<u>\$2.229723</u>	<u>\$2.184561</u>

<b>City of St. Edward</b>	<b>2008</b>	<b>2009</b>	<b>2010</b>
City	\$0.389837	\$0.395463	\$0.400912
County	.354407	.319864	.309418
School District	1.045059	1.020933	0.947308
Community College	.090980	.099275	.112023
Educational Service Unit	.015000	.015000	.014999
Natural Resource District	.028519	.038858	.038715
Agricultural Society	.012995	.011664	.010628
<b>TOTAL</b>	<u>\$1.936797</u>	<u>\$1.901057</u>	<u>\$1.834003</u>

The 2010 tax rate at the industrial site outside the Albion city limits is \$1.534498 per \$100 of actual value.

## **CITY SALES TAX**

Albion has a 1 1/2 percent city sales tax funding public works improvements, an economic development plan, and new fire hall project.

Cedar Rapids, Petersburg, and St. Edward have a 1 percent city sales tax.

## LOCAL BONDED INDEBTEDNESS

<b>City of Albion</b> (as of 8/31/10)	
City—General Obligation Bonds	\$523,369
City—Municipal Building Bonds - Fire Hall	\$410,000
<b>Village of Cedar Rapids</b> (as of 10/1/10)	
City—Revenue Bonds	\$148,688
City—General Obligation Bonds	\$206,947
<b>Village of Petersburg</b> (as of 9/1/10)	
City—General Obligation Bonds	\$24,719
<b>Village of Primrose</b> (as of 9/30/10)	
City—Revenue Bonds	\$7,930
City—General Obligation Bonds	\$65,676
<b>City of St. Edward</b>	None
<b>County of Boone</b>	None
<b>School District</b> (as of 9/30/10)	\$1,700,783

## SCHOOL BOND ISSUES

Type	Date Issued	Original Amount	Unpaid Balance As of 9/30/10	Interest Rate (%)	Date Due
Boone Central - Albion	3/1/03	\$665,000	\$429,068	2.0–4.25	9/1/13
Cedar Rapids	11/15/01	\$2,275,000	\$1,271,715	2.25–4.6	8/31/16



Boone County Courthouse, Albion

# LOCAL GOVERNMENT

## COUNTY GOVERNMENT

Boone County has nine precincts and is governed by three county commissioners, who are elected by popular vote for four-year terms. The county, along with 17 other counties, belongs to the Northeast Nebraska Economic Development District. The actual county budget for 2009–10 was \$3,209,632.

Zoning classifications are:

- A-1 Agricultural - Primary District
- A-2 Agricultural - Secondary District
- A-3 Agricultural - Transitional District
- R-1 Residential District
- R-M Mobile Home Residential District
- C-1 Commercial District
- I-1 Light Industrial District
- I-2 Heavy Industrial District
- PU Public/Semi-Public Use District
- FP Flood Plain Overlay District

## MUNICIPAL GOVERNMENT

Albion and St. Edward, cities of the second class, have a mayor-council form of government; Albion also has a city administrator. The mayor and council members are elected by district for four-year terms.

The villages of Cedar Rapids, Petersburg, and Primrose are governed by Boards of Trustees. Trustees are elected by district for four-year terms.

The 2009–10 actual budgets were:

Community	Actual Budgets
Albion	\$3,120,066
Cedar Rapids	\$62,179
Petersburg	\$50,727
Primrose	\$84,611
St. Edward	\$67,558

## FIRE PROTECTION

### Albion

Fire protection is provided in Albion by a 38-member volunteer fire department; 21 volunteers are EMTs. The department has a cooperative agreement with the Rural Fire Department in providing protection to areas outside the city limits.

Albion has 95 fire hydrants. The fire insurance classification inside the corporate limits is 5; outside it is 9. Annual expenditures for fire protection for the past three years averaged \$43,500.

Equipment in the Albion fire department:

Year/Make	Description
<b>City/Rural</b>	
1982 GMC	1,000 gal. tanker
1987 Chevrolet	1,000 gal. tanker
1990 Chevrolet	750 gal. fire truck engine
1994 Freightliner	Fire truck engine
1996 Chevrolet	First response truck
1997 Freightliner	Rescue truck
1998 Ford	Ambulance
2003 Kenworth	Fire truck engine
2009 Ford	Ambulance

### Cedar Rapids

Fire protection in Cedar Rapids is provided by a 25-member volunteer fire department in rural Fire District 4.

There are 35 fire hydrants in Cedar Rapids. The fire insurance classification inside the corporate limits is 7; outside it is 9. Annual expenditures for the last three years averaged \$40,307.

Equipment in the Cedar Rapids fire department:

<b>Year/Make</b>	<b>Description</b>
<b>City</b>	
1973 Ford	750 gal. per min. pumper
<b>Rural</b>	
1975 GMC 6x6	1,200 gal. tanker/ 250 gal. per min.
1980 Chevrolet	1,400 gal. tanker/ 250 gal. per min.
1981 Ford	1,400 gal. tanker/ 250 gal. per min.
2000 Chevrolet	1st responder, 300 gal.
2009 Ford	1st responder, 300 gal.
<b>City/Rural</b>	
1985 Chevrolet	Cargo van
1996 Ford	Ambulance
ONAN	60 kW mobile generator

### **Petersburg**

Fire protection is provided in Petersburg by a 35-member volunteer fire department. The department provides protection for the rural areas around Petersburg as well as Raeville, an unincorporated community in Boone County. There are 28 fire hydrants in Petersburg. The fire insurance classification inside the corporate limits is 7; outside it is 9. Approximately \$25,000 is spent annually on fire protection. A new building to house fire trucks and equipment was built in 2008 next to the existing fire hall.

Equipment in the Petersburg fire department:

<b>Year/Make</b>	<b>Description</b>
<b>City</b>	
1996 Ford E350	Ambulance
<b>Rural</b>	
1976 Ford	1,000 gal. tanker
1982 Ford	Van
1984 GMC	1,500 gal. tanker
1984 Ford	Grass rig/200 gal.
1999 GMC	750 gal. pumper

### **Primrose**

Primrose is provided fire protection by a 20-member volunteer fire department, which also provides protection to areas outside the village limits. There are 13 fire hydrants in Primrose. The fire insurance classification inside the corporate limits is 7; outside it is 9. Annual expenditures for the last three years averaged \$15,190.

Equipment in the Primrose fire department:

<b>Year/Make</b>	<b>Description</b>
<b>City</b>	
1970 Ford	750 gal. per min./ 500 gal. tanker
1986 Chevrolet	Diesel 4x4, 1 1/4-ton pickup
<b>Rural</b>	
1979 Military	6x6, 5-ton 1,000 gal. tanker/60 gal. per min.
1983 Ford	1,400 gal. tanker/ 60 gal. per min.

### **St. Edward**

Fire protection in St. Edward is provided by a 35-member volunteer fire department with 12 members certified as EMTs. The department also provides protection for areas outside the city limits.

The city has 24 fire hydrants. The fire insurance classification inside the city limits is 7; outside it is 9. Annual expenditures for the last three years averaged \$17,390.

A new building combining the fire hall, city offices, and police department was built in 2006–07 at a cost of approximately \$800,000. The building was funded in part by a Community Development Block Grant along with city funds and donations.

Equipment in the St. Edward fire department:

<b>Year/Make</b>	<b>Description</b>
<b>City</b>	
1975 Ford	750 gal. per min.
1995 Chevrolet	Pickup
<b>Rural</b>	
1965 International	1,500 gal. tanker
1977 GMC	1,000 gal. tanker
1998 GMC	1,000 gal. per min.
2010 Ford E-450	Ambulance

## **LAW ENFORCEMENT**

### **Police Department**

The **Albion Police Department** is staffed with three full-time police officers. The department has three patrol cars and other standard equipment. Annual expenditures during the last two years averaged \$200,500.

**Cedar Rapids, Petersburg, and Primrose** contract with the Boone County Sheriff's Department for police protection. One deputy lives in Petersburg.

**St. Edward** employs one police officer. Equipment in the police department includes one patrol car and standard equipment.

### **Sheriff's Department**

The Boone County Sheriff's Department in Albion is staffed with four sworn officers and seven dispatchers/correction officers. Equipment in the department includes a base radio station, intoxilizer, holding facility, and other standard equipment. Regular patrol by the police and sheriff's departments provide protection to existing industries. The Boone County Sheriff's Department operates the Emergency 911 service covering Boone County.

Crime rates per 1,000 population, 2009:

<b>Location</b>	<b>Violent Crimes</b>	<b>Property Crimes</b>
Nebraska	2.7	26.7
U.S.	4.3	30.4

### **State Patrol**

Troop B of the Nebraska State Patrol is headquartered in Norfolk. Troop B serves 23 counties and headquarters 48 patrol officers. A satellite office in Columbus, 50 miles southeast of Albion, stations 4 patrol officers, 2 carrier enforcement officers, and 3 investigators; 2 troopers are stationed in Albion.

## **STREETS**

### **Albion**

Albion has 19 miles of streets, 12 miles of which are hard-surfaced with concrete. Local load restrictions do not exist. Ninety-five percent of the streets have curbs and sidewalks.

Street maintenance includes street sweeping, snow removal, and sand and salt sprinkling.

The one- to six-year plan includes street improvements as well as curbs and gutters. These projects, estimated at \$1,490,000, will be funded by bond issues and city sales tax.

### **Cedar Rapids**

There are 18 miles of streets in Cedar Rapids, of which 99.9 percent are paved. There are no local load restrictions. Six percent of the streets have curbs and 80 percent have sidewalks.

Street maintenance equipment includes a street sweeper, backhoe, maintainer, rotary mower, and dump truck.

### **Petersburg**

There are ten miles of streets in Petersburg, eight miles of which are hard-surfaced with concrete or asphalt. Ten percent of the streets have curbs and 50 percent have sidewalks.

Street maintenance includes patching, grading, armor coating, crack filling, and snow removal.

Street improvements completed annually include armor coating some of the streets. These improvements are funded by the city at an estimated cost of \$10,000–\$15,000.

## Primrose

There are three and one-half miles of streets in Primrose, three miles of which are hard-surfaced. There are no local load restrictions. Five percent of the streets have curbs and 50 percent have sidewalks. Snow removal is provided in the community.

## St. Edward

There are 11 miles of streets in St. Edward, 10 miles of which are hard-surfaced. Five percent of the streets have curbs and 75 percent have sidewalks.

Street maintenance equipment includes a truck with sander and blade and a tractor with blade and loader.

Approximately \$15,000 in city funds are spent annually on street maintenance.

## BUILDING AND ZONING REGULATIONS

### Albion

The 2009 ICC Codes are enforced within Albion.

Zoning classifications in Albion:

TA	Transitional Agricultural
C-1	General Commercial
C-2	Downtown Commercial
C-3	Highway Commercial
I-1	Light Industrial
R-1	Low Density Residential District
R-2	Medium Density Residential District
R-3	High Density Residential District
PUB	Public and Semi-Public
FF/FW	Flood Plain (Overlay District)

## St. Edward

The Uniform Building, Plumbing, and Electrical Codes are enforced in St. Edward.

Zoning classifications in St. Edward:

A-1	Agriculture District
R-1	Residential District
R-2	Multiple Dwelling District
B-1	Business District
M-1	Industrial District

## PLANNING

A Comprehensive Plan for **Boone County** was completed in 1999 by JEO & Associates of Wahoo, Nebraska.

**Albion** has a nine-member planning commission. Each member serves a three-year staggered term. A Comprehensive Plan was completed for Albion in 1999 by JEO & Associates of Wahoo, Nebraska. The plan was updated in 2010 by Hanna:Keelan Associates, P.C. of Lincoln, Nebraska.

A planning and zoning study was completed for **Cedar Rapids** by JEO & Associates of Wahoo, Nebraska, in 1999.

**St. Edward** has a nine-member planning commission with members serving terms of one, two, and three years, and one alternate member serving a three-year term. A planning and zoning study is currently being completed for St. Edward by Hanna:Keelan Associates, P.C. of Lincoln, Nebraska.



Albion City Offices



Cedar Rapids City Hall & Library on Historical Register



Petersburg City Hall



Primrose City Hall & Library



St. Edward Fire,  
City Hall & Police  
Department



Albion Fire Hall



Cedar Rapids Fire  
Department



Petersburg Fire  
Department



Primrose Fire Department

## COMMUNITY FACILITIES

### SCHOOLS AND COLLEGES

#### Boone County Schools

Type of School	Location	Classrooms	Students	Teacher/ Pupil Ratio	Computer/ Pupil Ratio
Elementary (Pre-K-5)	Boone Central - Albion	11	241	1:10	1:2
Elementary (K-6)	Cedar Rapids	4	60	1:14	1:2
Elementary (K-6)	St. Edward	7	72	1:10	1:3
Middle School (6-8)	Boone Central - Petersburg	13	133	1:11	1:2
High School (9-12)	Boone Central - Albion	12	220	1:10	1:2
High School (7-12)	Cedar Rapids	16	70	1:9	1:1
High School (7-12)	St. Edward	11	62	1:6	1:2

**Boone Central School District** covers approximately 125 square miles and had a 2009-10 actual valuation of \$565,828,124 and an actual valuation per student of \$952,067. Boone Central Schools is comprised of Boone Central High School (9-12 in Albion), Boone Central Middle School (6-8 in Petersburg), and Boone Central Elementary School (K-5 in Albion). Boone Central High School is classified by the Nebraska State Activities Association as a Class C1 school. Boone Central Schools is accredited by the North Central Association of Colleges and Schools. The 2009-10 operating expenses totaled \$7,086,500, with an average cost of \$12,111 per student. ABC Preschool was added to the school system during the 2006-07 school year.

The ability of teachers to integrate units of instruction into an existing broad curriculum for the 80-acre Olson Nature Preserve and the community business partners such as the Albion banks, the Good Samaritan Wolf Memorial Home, and the Boone County Historical Society has been unique to Boone Central Schools. Place-based instruction coordinated to state standards in Boone Central Schools strengthens the school connection to the families, farms, and businesses that support the school.

#### Test Results

Name	% Students Taking Test	Composite
ACT	70	22.3

The **Cedar Rapids School District 6** covers 194.1 square miles and had a 2009-10 actual valuation of \$176,963,967. The actual valuation per student was \$786,058. Operating expenses for 2009-10 totaled \$2,311,071, with an average cost of \$17,316 per student.

The **St. Edward School District 17** covers approximately 160 square miles and had a 2009-10 actual valuation of \$111,038,387 from Boone County, \$65,215,419 from Platte County, and \$21,802,159 from Nance County for a total of \$198,055,965. The 2009-10 operating expenses totaled \$2,289,946, with an average cost of \$15,063 per student. The actual valuation per student was \$755,363 (Boone County only).

Distance learning is available in Boone Central Schools and St. Edward Public School.

## **Parochial School**

**St. Michael's Catholic School** in Albion serves preschool through eighth grade students. Recognized by the Nebraska Department of Education as an accredited school, it is governed by the policies and principles of the Archdiocese of Omaha and the Board of Education with St. Michael's Parish. The school, with eight classrooms, serves approximately 100 students. The teacher/pupil ratio is 1:11 and the computer/pupil ratio is 1:2. In addition to required classes, students also receive instruction in religion, music, computers, library, band, and choir. Student activities include participation in the sacraments, student government, public school sports, fall and spring programs, academic competitions, educational fair displays, mini-classes, craft show, St. Pat's carnival, Catholic Schools week, dessert theater, and various other activities.

Enrollment is open to Catholic students as well as students from other religious denominations. Financial assistance is available. Tuition and book fees are assessed.

## **Educational Service Unit**

Boone County Schools are served by Educational Service Unit 7 (ESU7), headquartered in Columbus. Services include the state-mandated core services of staff development, technology training/infrastructure, and material resources as well as those services determined by the member school districts through advisory input. ESU7 serves the seven surrounding counties of Boone, Butler, Colfax, Merrick, Nance, Platte, and Polk and provides services to more than 1,100 teachers and 15,000 public and nonpublic students in the area.

## **Special Schools**

**NorthStar** of Nebraska in Columbus serves adults in Boone, Colfax, Nance, and Platte counties with habilitative/vocational training and residential services.

## **Community College**

Boone County is served by the **Central Community College** 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 Columbus, Grand Island, and Hastings and off-campus centers in Holdrege, Kearney, and Lexington. Classes are available through extended learning programs in approximately 80 communities within the college's service area. During the 2009–10 academic year, 25,020 students were enrolled in Central Community College courses.

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

Central Community College offers 33 career and technical education programs, including more than 700 vocational technical and academic transfer college credit courses. Classes are offered by multiple delivery methods, including traditional lecture/lab class settings. Some of the alternative delivery methods used include:

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

—**On-line Learning:** More than 300 courses are available on line including all coursework needed to complete an associate of arts or associate of science degree for transfer to colleges and universities as well as associate of applied science degrees in accounting, agribusiness, business administration, business technology, health information, management services, information technology, and paralegal.

**Adult 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



Boone Central Elementary School, Albion



Boone Central High School, Albion



Cedar Rapids Elementary & High School



Boone Central Middle School, Petersburg



St. Edward Elementary & High School



St. Michael's School, Albion

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 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 delivering various training programs.

### **Columbus Campus**

The Columbus Campus is located 45 miles southeast of Albion, adjacent to a lake and

outdoor recreation area. It offers 21 career education programs and academic transfer courses in 26 areas. Two campus residence halls are home to 164 students.

A gymnasium, weight room, and locker rooms are available for fitness programs, physical education classes, intramural sports, and intercollegiate competition in women's softball and volleyball and men's basketball and golf.

The Fine Arts Center theater provides seating for 340 people for a variety of concerts, plays, and other presentations offered each year.

Student writing and art are published in the annual Hilltop Review literary magazine. Students also display artwork to the public during the annual Fine Arts Festival.

The campus offers training for business and industry on a wide range of topics and is home to a nationally recognized Mechatronics Learning Lab, established in 2005, which emphasizes electronics, pneumatics, hydraulics, and robotics. It is maintained through state and national business and government funding.

The campus provides extensive learning opportunities at off-campus locations in a nine-county area, including a learning center in the Cargill Meat Solutions plant in Schuyler, operated through a collaborative agreement between the company and the college.

The Columbus Campus also offers distance learning classes in area high schools through CCC's Early College Program.

For further information on Central Community College, visit [www.cccneb.edu](http://www.cccneb.edu).

**Central Community College**  
**2009–10 Academic Year**

(Note: Numbers can be duplicated between award levels)

<b>Program</b>	<b>Degree</b>	<b>Diploma</b>	<b>Certificate</b>
Academic Transfer	118	NA	NA
Agriculture	10	3	2
Associate Degree in Nursing	76	NA	NA
Auto Body Technology	8	12	71
Automotive Technology	6	4	10
Business Administration/Accounting	64	39	77
Business Technology	11	18	43
Commercial Art	4	5	5
Commercial Horticulture	4	3	8
Construction Technology	14	12	35
Criminal Justice	10	NA	NA
Dental Assisting	11	7	NA
Dental Hygiene	15	NA	NA
Diesel Technology	14	13	57
Drafting	20	13	28
Early Childhood Education	30	13	13
Electrical Technology	10	5	4
Electronics Technology	10	4	4
Health Information Management Services	10	15	13
Heating, Air Conditioning & Refrigeration	2	3	22
Hospitality Management & Culinary Arts	5	10	14
Human Services	24	12	1
Industrial Technology	8	9	36
Information Technology	5	13	33
Machine Shop Technology	7	13	30
Media Arts	10	13	30
Medical Assisting	11	1	0
Medical Technology	10	0	0
Paralegal	1	5	0
Parts Sales & Management	5	2	3
Practical Nursing	NA	59	NA
Quality Control	3	0	7
Truck Driving	NA	NA	68
Welding Technology	11	22	62
<b>Total</b>	<b>547</b>	<b>328</b>	<b>676</b>

NA-Not available

## Colleges and Universities

**Wayne State College (WSC)** located in Wayne, 86 miles northeast of Albion, serves approximately 3,600 students from throughout Nebraska and Iowa as well as more than 32 other states and 24 foreign countries. At the undergraduate level, WSC offers more than 70 nonteaching majors and minors plus 38 various teaching endorsements in four academic schools including arts and humanities, business and technology, education and counseling, and natural and social sciences. Masters degrees are also available in business, education, and organizational management.

Of those undergraduate students declaring a major, approximately 12 percent major in the arts and humanities, 23 percent in education and counseling, 24 percent in business and technology, and 41 percent in natural and social sciences.

Founded in 1891, the college became a State College in 1909. The picturesque 128-acre campus serves as a state arboretum and features a walking/jogging trail, numerous indoor and

outdoor recreation facilities, a renovated and expanded Student Center, a state-of-the-art business building, and a studio arts building.

The Office of Continuing Education at Wayne State College offers undergraduate and graduate coursework via Internet and distance learning. In addition, a variety of courses are also offered on site in several area cities. Schedules and course offerings vary.

The College Center of South Sioux City, opening in 2011, is a collaborative effort of Northeast Community College and Wayne State College. Northeast and Wayne State will offer opportunities for students to earn associate, baccalaureate, and master's degrees, a combination of customized training for business and industry, continuing education, licensing programs, and career and technical training. The College Center sits on 57 acres of land along U.S. Highway 77, donated by the Community Development Agency of South Sioux City.

For more information, contact Wayne State College at (800) 228-9972 or [www.wsc.edu](http://www.wsc.edu).

<b>Wayne State College</b>				
<b>Program</b>	<b>Undergraduate</b>		<b>Graduate</b>	
	<b>Majors*</b>	<b>Degrees**</b>	<b>Majors*</b>	<b>Degrees**</b>
Applied Human & Sport Physiology	42	4	—	—
Art	45	11	—	—
Business	380	122	82	20
Chemistry	46	21	—	—
Computer Information Systems	77	16	—	—
Computer Science	34	4	—	—
Counselor Education/Counseling	—	—	60	18
Criminal Justice	189	28	—	—
Curriculum & Instruction	—	—	206	102
Early Childhood	25	7	—	—
Early Childhood Education	111	19	—	—
Elementary Education	389	47	—	—
English	79	20	—	—
Exercise Science	83	13	8	2
Family & Consumer Sciences	62	16	—	—

\*Includes first and second majors for fall 2010 (as of 10/15/10)

\*\*Includes degrees awarded December 2009 through August 2010

Wayne State College				
Program	Undergraduate		Graduate	
	Majors*	Degrees**	Majors*	Degrees**
French Education	1	1	—	—
Geography	28	5	—	—
Graphic Design	43	8	—	—
Health & Physical Education	86	11	—	—
History	61	6	—	—
Human Service Counseling	96	25	—	—
Industrial Technology	120	20	—	—
Interdisciplinary Studies	4	1	—	—
Life Sciences	102	40	—	—
Mass Communication	46	9	—	—
Mathematics	37	4	—	—
Middle Level Education	34	3	—	—
Music	70	10	—	—
Natural Sciences	9	1	—	—
Organizational Management	—	—	24	11
Physical Science	6	0	—	—
Political Science	26	9	—	—
Pre-Professional	263	0	—	—
Psychology	69	10	—	—
School Administration	—	—	140	24
Social Sciences	59	10	—	—
Sociology	19	4	—	—
Spanish	27	11	—	—
Special Education	90	6	5	40
Speech Communication	40	18	—	—
Sport Management	107	23	—	—
Technology	6	6	—	—
Theatre	9	2	—	—
Undeclared	312	0	—	—
<b>Total</b>	<b>3,332</b>	<b>571</b>	<b>525</b>	<b>177</b>

\*Includes first and second majors for fall 2010 (as of 10/15/10)

\*\*Includes degrees awarded December 2009 through August 2010

## Other Schools

Colleges, universities, and community colleges frequently attended by Boone County high school graduates include:

<b>Community/ College or University</b>	<b>Mileage</b>
<b>Columbus</b> Central Community College, Columbus Campus	50
<b>Norfolk</b> Northeast Community College	52
<b>Grand Island</b> Central Community College, Grand Island Campus College Park	78
<b>Wayne</b> Wayne State College	86
<b>Seward</b> Concordia University	92
<b>Fremont</b> Midland University	97
<b>Milford</b> Southeast Community College, Milford Campus	105
<b>Hastings</b> Hastings College	110
<b>Crete</b> Doane College	120
<b>Lincoln</b> Nebraska Wesleyan University University of Nebraska-Lincoln Southeast Community College, Lincoln Campus Union College	122
<b>Kearney</b> University of Nebraska-Kearney	135
<b>Omaha</b> College of St. Mary's Creighton University Metropolitan Community College University of Nebraska at Omaha Grace College	135

## CHURCHES

<b>Denomination</b>	<b>Number of Churches</b>
<b>Albion</b>	
Albion Bible Church	1
First Baptist	1
Catholic	1
Church of Christ	1
Lutheran, ELCA	2
Lutheran, Missouri Synod	1
New Life Assembly of God	1
Presbyterian (Akron - country church)	1
Seventh Day Adventist	1
South Branch - Emmanuel Lutheran	1
United Church of Christ - Congregational	1
United Methodist	1
Word of Life Ministries	1
<b>Cedar Rapids</b>	
Catholic	1
Lutheran, Missouri Synod	1
United Methodist	1
<b>Petersburg</b>	
Catholic	1
<b>Primrose</b>	
Presbyterian	1
<b>Raeville</b>	
Catholic	1
<b>St. Edward</b>	
Baptist	1
Catholic	1
Lutheran, Missouri Synod	1
Methodist/Presbyterian	1

## SPECIALIZED SERVICES

The **East-Central District Health Department** serves primarily the four counties of Boone, Colfax, Nance, and Platte. Some activities serve a broader service area. The Health Department is a full-service health department and services

include: (1) family medical care to include primary medical care by full-time medical and nursing staff, pediatrics, prenatal care, reproductive health care, diabetes care and prevention program, immunizations, and paternity testing; (2) dental health care by a dentist and dental hygiene students; (3) nutritional programs such as the Womens, Infants, and Childrens (WIC) nutritional supplement program, weight loss program, and physical fitness center; (4) environmental health program with asbestos inspections, radon materials and test kits, mercury collection program, childhood lead information, and maternal child health; (5) community health programs such as tobacco prevention program, school screening for vision, hearing and dental problems, Early Childhood Intervention programs for children with developmental delays, infectious disease surveillance programs (TB, influenza, hepatitis, etc.), Avian flu workshops and other public health emergency response preparation, and confidential and anonymous HIV testing and referral; (6) mental health services to include psychiatric care, substance abuse evaluations, substance abuse treatment, and child and adult therapy and evaluation.

**Center for Sexual Assault and Domestic Violence Survivors**, a non-profit agency, was incorporated in 1990 and serves Platte, Boone Butler, Colfax, Nance, and Polk Counties. The center provides a variety of services for survivors of domestic violence and/or sexual assault, including a 24-hour hotline, shelter, advocacy and crisis counseling, education, and more. The services are free and confidential.

**Central Nebraska Community Services (CNCS)**, a non-profit agency, was created in 1965 as a result of President Johnson's Economic Opportunity Act. CNCS specializes in bringing resources totaling more than \$11.6 million into the 22,985 square miles of the service area. CNCS addresses the needs of 15,000 unduplicated persons in north-central Nebraska through programs and services. Programs offered include (1) Community Economic Development providing economic growth opportunities, job creation, and affordable living environments for families

in rural communities; (2) Early Childhood Programs promoting children's physical, social, emotional, and cognitive development while assisting the entire family in efforts to reach economic self-sufficiency; (3) Family Outreach providing assistance during crisis, linkage to resources, advocacy for services, financial counseling, and goal attainment; and (4) Health and Nutrition fostering the health lifestyles of central Nebraskans through health promotion, prevention, and education.

Some services offered include:

- Car Seat Program
- Commodity Supplemental Food Program
- Community Assessment
- Community Housing Development
- Emergency Assistance
- Every Woman Matters
- Head Start/Early Head Start
- HOPE Case Management Immunizations
- Project THRIVES (Transitional Housing for Rural Independence, Viability, and Economic Stability)
- Weatherization Assistance
- WIC (Women, Infants & Children)

## HEALTH CARE

### Hospital

The **Boone County Health Center** in Albion is a fully accredited and licensed hospital with 25 beds and 5 neonatal layettes. The largest employer in Boone County, the hospital has a market area of 15,000 people. Since its inception as a county hospital in 1949, continual additions and renovations have made the hospital one of the most modern rural facilities in the state.

Services offered include emergency services, general health services, home health services, oncology, on-site laboratory services, public health services, radiology, surgery and anesthesia, therapy and rehabilitation, and mental health.

The Health Center also offers a complete line of weekly and monthly specialty clinics staffed by specialists from across the local area. The hospital is affiliated with seven area nursing homes.



Boone County Health Center in Albion



Cedar Rapids Medical Clinic



St. Edward Medical Dental Clinic



Wolf Memorial Good Samaritan Center, Albion



Cloverlodge Care Center, St. Edward



Samaritan Estates Assisted Living, Albion

## **Clinics**

Seven family practitioners, one pediatrician, and three physician assistants staff the Health Center's Albion Clinic and satellite clinics located in Elgin, Fullerton, Newman Grove, and Spalding.

Two physicians staff clinics located in Cedar Rapids and St. Edward.

## **Rescue Squads**

### **Albion**

The Albion Volunteer Fire Department, with 23 certified Emergency Medical Technicians and 1 paramedic, respond to rescue calls with two modern, fully-equipped rescue units owned by the city and county.

### **Cedar Rapids**

There are 11 certified volunteer Emergency Medical Technicians in Cedar Rapids who respond to calls with one ambulance that is co-owned by the village of Cedar Rapids and the Rural Fire Department. The unit is a registered Basic Life Support provider.

### **Petersburg**

Fourteen volunteer Emergency Medical Technicians in Petersburg respond to rescue calls with one ambulance and carryall. There are three First Responders.

### **Primrose**

Cedar Rapids Rescue Squad provides service to Primrose.

### **St. Edward**

St. Edward has 12 certified volunteer Emergency Medical Technicians who respond to emergency situations with an ambulance.

## **Nursing Homes**

The **Good Samaritan** campus in Albion consists of Wolf Memorial Good Samaritan Center (a skilled care center), Samaritan Estates Assisted Living, and the Cottages (independent senior

apartments). All three entities are owned and operated by the Evangelical Lutheran Good Samaritan Society of Sioux Falls, South Dakota.

**Wolf Memorial Good Samaritan Center (GSC)** in Albion, built in 1963, is a skilled nursing facility certified by Medicare and Medicaid. The center, with a capacity for 60 residents, is licensed for 40 private and 10 semi-private rooms. Wolf Memorial offers 24-hour skilled nursing care; individualized programs of occupational, physical, and speech therapies; restorative care; respite care; and individualized activity programs, including intergenerational programming, outings, and many special events. Local bus transportation is also offered.

This Christian care campus has a chapel at Wolf Memorial GSC available to all residents, families, staff members, and the community. With the help of many local pastors, bi-weekly worship services are held.

**Cloverlodge Care Center** in St. Edward, built in 1973, has a capacity for 55 beds. The center is accredited as a skilled facility and certified by Nebraska Health and Human Services. Services include 24-hour nursing care, rehabilitation, and hospice.

## **Assisted Living**

**Samaritan Estates Assisted Living**, constructed in 2003, has 20 units and is licensed for 28 residents. It boasts a fireplace lounge, outdoor patio, private family room/dining room, and a guest room, which is available for rent. Basic services include three meals daily, 24-hour staff coverage, 24-hour emergency response system, weekly light housekeeping, weekly bed linen and personal laundry service, medication reminders/administration, bathing assistance twice weekly, minimum assistance with activities of daily living, and transportation to scheduled local medical appointments or other destinations.

## **LIBRARY**

The **Albion Public Library** contains 16,500 volumes and has an average annual circulation of 26,000. The computerized

library has cassettes, audio books, a microfilm reader-printer, and three computers with Internet access. Library activities include a children's reading group.

Local organizations have established a designated area within the library for a resource center. The center houses resource materials and computer equipment to be used by entrepreneurs and others interested in starting small businesses.

A lift was installed in 2005 through generous local donations and a grant from Peter Kiewit.

The **Cedar Rapids Public Library** is listed on the State and National Historic Registers. The library contains more than 12,000 volumes and has an average annual circulation of 4,000. The library is a member of the Northeast Library System, and the library board and librarians are accredited with the state. Activities include summer reading program and story hour as well as school tours during National Book Week. Three computers with Internet are available for public use. The library contains best sellers, reference books, large print books, audio books, audio cassettes, puzzles, DVDs, paperback exchange, cake pans, candy molds, and videos.

The **Petersburg Public Library** contains 6,000 volumes and has an average annual circulation of 2,500. The library has a computer with Internet access available for the public. Library activities include summer reading programs.

The **Primrose Public Library** has more than 4,000 volumes.

The **St. Edward Public Library** is a member of the Nebraska Library System. The library contains approximately 30,000 volumes and has an average annual circulation of 8,500. Activities include summer reading program and story hour for the youth. The library contains audio books, cassettes, reference books, large print books, and best sellers. There are eight computers with Internet access available for the public. A genealogy section with classes is available as well.

## RECREATION

### Albion

There are three parks in Albion covering 30 acres. Facilities include tennis and basketball courts, baseball and softball diamonds, soccer fields, picnic shelters, swimming pool, playground equipment, rest rooms, and RV hookups.

### Cedar Rapids

Cedar Rapids has four parks covering eight acres. Facilities include a covered dance pavilion, rest rooms, concession stand, ball field, two sand volleyball courts, batting cage, playground, bleachers, announcer's booth, five picnic shelters, canoe landing, playground equipment, fishing, fire pits, camping, camper hookups, swimming pool, basketball/tennis courts, and nine-hole private cow-patty golf course.

### Petersburg

There are two parks in Petersburg covering 24 acres. Facilities include picnic shelters, camp ground, RV hookups, rest rooms, playground equipment, baseball fields, lighted tennis courts, lighted sand volleyball courts, lighted basketball courts, and a four-hole golf course.

### Primrose

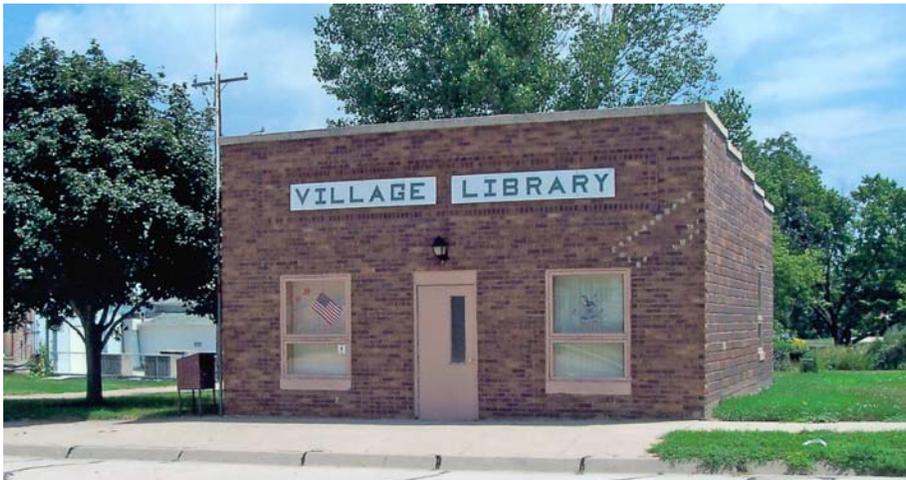
Primrose has one park covering approximately four acres. Facilities include a lighted ball field, picnic tables/shelters, grills, and playground equipment.

### St. Edward

There are two parks in St. Edward covering 20 acres. Facilities include two lighted baseball diamonds, two areas with playground equipment, picnic shelters, grills, campground, horseshoe pits, sand volleyball court, heated swimming pool, basketball/tennis court, bandstand, concessions building with rest rooms, and football and soccer fields.



Albion Public Library



Village Library, Petersburg



St. Edward Public Library



Albion Park



Albion Park



Albion Swimming Pool



Cedar Rapids Swimming Pool



Main Park with Playground & Concession Stand in Cedar Rapids



Cedar Rapids Basketball & Tennis Courts



Cedar Rapids Old Bridge



Petersburg Park



Pride in Heritage Mural, Petersburg



Primrose Park



St. Edward Playground



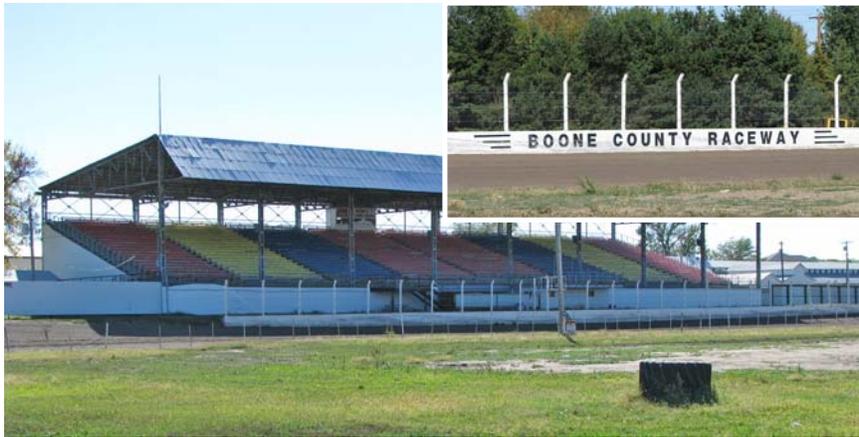
St. Edward Swimming Pool



Baseball Field in St. Edward City Park



9-Hole Golf Course and Country Club in Albion



Boone County Raceway in Albion



Boone County Event Center in Albion

**Area facilities:**

- Auto Racing — Stock car racing in Albion
- Ball Diamonds — 1 lighted baseball and 4 softball diamonds (2 lighted) in Albion; ball diamonds in Cedar Rapids, Petersburg, and Primrose; 2 lighted diamonds in St. Edward
- Boating — Canoeing on Cedar River; Pibel Lake, 35 miles; Lake North, 45 miles; and Calamus Reservoir, 70 miles
- Bowling — 12-lane bowling alley in Albion
- Fishing — Excellent fishing in Cedar River, Beaver Creek, and other lakes within a 1-hour drive
- Fitness — Boone County Fitness Center in Albion
- Golf — Private 9-hole grass greens course with clubhouse and pro shop in Albion; private 9-hole cow-patty course in Cedar Rapids; public 4-hole golf course in Petersburg; other golf courses within 40 miles
- Hunting — Pheasant, duck, quail, dove, coyotes, deer, raccoon
- Skating — Flooded areas in Albion; roller skating within 41 miles
- Sand Volleyball — Sand courts in Albion, Cedar Rapids, Petersburg, and St. Edward
- Soccer — 1 field in Albion
- Swimming — Public pools in Albion, Cedar Rapids, and St. Edward; indoor pool in Albion

- Tennis — 4 hard-surfaced, lighted courts in Albion; courts in Cedar Rapids, Petersburg, and St. Edward
- Theatres — Indoor theatre seating 250 in Albion

**Annual Events:**

<b>Month</b>	<b>Events</b>
<b>Albion</b>	
May	Memorial Day Parade & Services, Beef-O-Rama
June	Quarter Horse Show, Alumni Weekend, Smoke 'N Chrome Car Show
July	Boone County Fair, Rodeo
August	Rhythm & Ribs
September	Veteran's Day Parade & Activities
October	Halloween Event
December	Santa Clause Day
<b>Cedar Rapids</b>	
February	Polar Dip & Chili Cook-off
March	Melodrama Performances, Talent Show
May	Memorial Day Services
June	Community Picnic, Activities & Dance
August	Alumni Banquet & Dance
December	Santa Clause Day
<b>Petersburg</b>	
June	Carnival Days
August	Nebraska State Antique Tractor & Horse Plowing Bee, Summer Trail Ride, "Bash in the 'Burg"
September	Parish Bazaar
October	Punkin Chunkin™
December	Santa Day, Christmas Dinner

**Primrose**

June Alumni every other year  
Father’s Day Weekend

**St. Edward**

Spring Easter Egg Hunt  
May Alumni Banquet & Dance,  
Memorial Day Services  
August Beaver Valley Days -  
Community 3-day  
celebration  
October Community Halloween Party -  
Pumpkin & Costume  
Contest for Youth  
November Holiday Extravaganza  
December Santa Clause Day & Chili Feed

Summer recreation programs include baseball, softball, T-ball, volleyball, horseshoe, swimming, tennis, golf, soccer, and bowling.

Senior Citizen Centers in Albion, Cedar Rapids, Petersburg, and St. Edward offer a variety of activities including cards, crafts, and daily meals at the center as well as home delivery.

The Boone County Fitness Center, in Albion, is an indoor recreational center offering fitness equipment, walking track, Olympic-size swimming pool, and organized fitness activities. An expansion to the fitness center in 2002 included one-half court basketball room, cardiovascular room, aerobic/dance room, weight room, and expanded locker rooms.

The Boone County Historical Museum in Albion, opened in 1972, displays many articles from Boone County.

A small village of antiques is located 18.5 miles from Albion. Farm machinery and cars that were rebuilt to the original state are on display. Pork barbecues are held annually in August, and the Akron Flats Steam Show is held every two years at this village.

Cedar River Valley in Boone County provides many sports enthusiasts with excellent fishing, canoeing, camping, and hunting.

Cultural activities, including lecture and theatre series, are provided by the Albion Arts Council, Cedar Valley Art Guild, Piecing Pals Quilt Guild, and Cedar Rapids Garden Club. Other cultural activities including Friends of Music, Community Concert Association, and Community Theatre Group are available within a one-hour drive.

**HOUSING**

**New Construction**

Nineteen new homes were constructed in Boone County in the past two years and it is estimated five will be built in 2011. The cost of new home construction averages \$100 per square foot. Building permits were issued for 32 single-family homes during the last five years.

**Boone County Housing Market (as of 12/10):**

**Number of Homes on the Market**

Single Family - 16

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

Single Family Home  
2,500 sq. ft. - 3 bedroom \$125,000  
1,600 sq. ft. - 3 bedroom \$86,000  
1,000 sq. ft. \$50,000

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

Less than \$100,000 8  
\$100,001–\$150,000 6  
\$150,001–\$200,000 1  
\$200,001+ 1

**Rentals**

3 bedroom home \$350  
Apartment - 2 bedrooms \$225  
Apartment Vacancy Rate 32%

**Low Cost, Independent Living & Retirement Housing**

**Albion Manor**, built in 2002, is an eight-plex for low-income seniors.

**Cedar Valley Apartments**, two low-cost duplexes, were built in Cedar Rapids in 1991.

The duplexes are handicapped accessible with garages.

**Centennial Cottages** is a 15-unit complex built in 1971 in St. Edward. The complex has 5 two-bedroom units and 10 one-bedroom units. The community building has a meeting room, laundry, office, and maintenance room. A guest cottage is available for rent.

The **Cottages**, owned and operated by the Evangelical Lutheran Good Samaritan Society of Sioux Falls, South Dakota, was constructed in Albion in 1964. This independent living facility consists of 13 apartments. Tenants are provided access to a laundry facility, as well as grounds maintenance, infrastructure maintenance, and optional home-delivered meals. In 2006 a screened-in outdoor gazebo was built by the Boone Central Schools construction class, adding an enjoyable area for residents to gather together with family and friends.

**Harmony Homes**, built in 1966 by the Albion Housing Authority, is a low-cost housing facility with 40 ground-level units. Facilities include a community room with kitchen and laundry. Social activities are provided.

**Hillcrest Apartments** is an eight-unit facility in St. Edward for low- to moderate-income persons. Financed by the Farmers Home Administration, the facility is owned by the St. Edward Housing Corporation, a nonprofit organization.



Albion Manor

**Parkview Apartments**, built in 1977 in Albion, has 24 three-room units. Facilities include a community room and plaza, laundry room, and elevator. Services include indoor mail delivery, handi-bus pick-up, Meals on Wheels, and prescription and grocery delivery.

**Petersburg Country Cottages**, a six-unit elderly, low-income housing facility, was completed in 1997.

**Wolf Memorial Good Samaritan Apartments** is a complex of 13 one-bedroom apartments in Albion for seniors age 62 and older desiring independent living. The Boone County Health Center is located one block away.

## FINANCIAL

Financial institutions located in Boone County:

- Bank of St. Edward
- Boone County Bank
- Cedar Rapids State Bank
- Cornerstone Bank
- First National Bank of Fullerton
- First National Bank of Schuyler
- Great Western Bank
- Petersburg State Bank



Cedar Valley Apartments,  
Cedar Rapids



Centennial Cottages in St. Edward



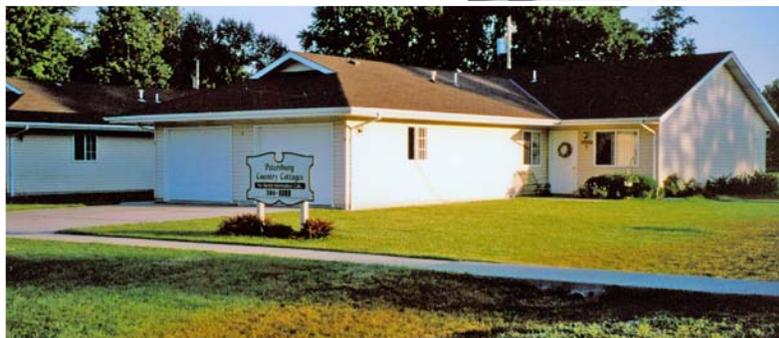
The Cottages in Albion



Harmony Homes in Albion



Hillcrest Apartments in St. Edward



Petersburg Country Cottages



Boone County Historical Museum in Albion



Albion Veteran's Club



Boone County Senior Center in Albion



Cedar Rapids Senior Center



Beaver Valley Senior Center in St. Edward



St. Edward Community Building

## COMMUNITY SERVICES

### PROFESSIONAL

	Albion	Cedar Rapids	Petersburg	Primrose	St. Edward
Attorneys.....	X				
Auctioneers.....	X	X	X		X
Certified Public Accountants.....	X				X
Chiropractors.....	X				
Dentists.....	X				X
Medical Doctors (residing in Boone County)					
—family practitioners.....	X				X
—pediatricians.....	X				X
Medical Doctors (on hospital consulting staff)					
—cardiologists.....	X				
—ear, nose & throat.....	X				
—general surgeons.....	X				
—obstetricians/gynecologists.....	X				
—oncologists.....	X				
—ophthalmologists.....	X				
—orthopedic surgeons.....	X				
—pulmonologists.....	X				
—rheumatologists.....	X				
—speech therapists.....	X				
—urologists.....	X				
—vascular surgeons.....	X				
Nurse Practitioners.....					X
Nurses, Licensed Practical.....	X	X			X
Nurses, Registered.....	X	X	X		X
Optometrists.....	X				
Pharmacists.....	X				X
Physician Assistants.....	X				
Podiatrists.....	X				
Veterinarians.....	X	X	X		X

### BUSINESS AND COMMERCIAL

Accounting/Bookkeeping Agencies.....	X	X	X		X
Advertising Agencies.....	X				
Agricultural Implement Dealers.....	X				X
Antique Shops.....	X		X		
Apparel Stores—children’s.....	X				
—combination.....	X				
—men’s.....	X				
—women’s.....	X				
Appliance Stores.....	X				

	Albion	Cedar Rapids	Petersburg	Primrose	St. Edward
Auto Repair & Service.....	x	x	x		x
Auto Supply Parts .....	x	x			
Automobile Dealers (new & used) .....	x	x	x		x
Bakeries.....	x				x
Banquet Facilities, Halls & Auditoriums .....	x	x	x	x	x
Beauty Salons & Barber Shops.....	x	x	x	x	x
Bed & Breakfast.....	x		x		
Caterers .....	x				x
Child Care Services.....	x	x	x		x
Contractors—building.....	x	x	x	x	x
—carpentry .....	x	x	x	x	x
—concrete .....	x	x	x	x	
—electric .....	x	x	x	x	x
—excavating.....	x	x	x		x
—flooring .....	x		x		x
—general .....	x	x	x	x	x
—gravel.....	x	x	x		
—heating & air conditioning.....	x	x		x	x
—painting.....	x	x	x		
—plumbing.....	x		x		x
—remodeling & repairing .....	x	x	x	x	x
—roofing .....	x	x	x	x	x
—well digging.....	x	x	x		x
Communications Services & Repairs .....	x	x	x		x
Convenience Stores.....	x	x	x		x
Copying & Duplicating Services .....	x	x	x		x
Department Stores.....	x				
Drug Stores .....	x				x
Electric Motor Repair .....	x		x		x
Farm/Ranch Supplies .....	x		x		x
Fast Food Establishments .....	x	x			x
Feed & Seed.....	x	x	x	x	x
Fertilizers .....	x	x	x	x	x
Floral Shops .....	x				x
Funeral Homes .....	x	x			x
Furniture Stores.....	x		x		
Garbage Collection .....	x	x	x	x	x
Gift Shops .....	x	x	x		x
Grain Dealers .....	x	x	x		x
Grocery Stores .....	x	x	x		x
Guest House .....	x		x		
Hardware Stores.....	x		x		
Hay Grinders & Balers.....	x	x	x		x
Health Clubs.....	x				

	Albion	Cedar Rapids	Petersburg	Primrose	St. Edward
Heat Treating Metals Shops .....	x				
Heavy Equipment Repair Shops .....	x				x
Industrial Gas Suppliers.....	x				
Insurance Companies .....	x	x	x		x
Laundry, Self-Service .....	x		x		
Lawn Services.....	x	x	x		x
Liquor Stores.....	x	x	x	x	x
Lumberyards .....	x	x	x		
Machine Shops.....	x	x	x		x
Meat Markets .....	x	x	x		x
Motels .....	x				
Nurseries & Garden Centers .....	x				
Office Machine Repairs .....	x				
Office Equipment Services & Supplies .....	x		x		x
Photography Studios .....	x				x
Powder Coating.....					x
Preschools (accredited).....	x	x	x		x
Printers .....	x				x
Real Estate Firms .....	x	x			x
Rental Storage Units .....	x	x	x		x
Restaurants.....	x	x	x	x	x
Service Stations (gas & oil) .....	x	x	x	x	x
Shoe Stores.....	x				
Specialized Shops—testing diesel, injection pumps.....	x				
—meters.....	x				
Television & Radio Repair.....	x				
Theaters.....	x				
Tool & Die Makers .....	x				
Upholstery Shops .....					x
Variety Stores .....	x				
Web Designers & Computer Support.....	x	x			x
Welding Shops .....	x	x			x

## A Walk through Boone County



## AGRICULTURE & RAW MATERIALS

### AGRICULTURE

2007 Statistics	Boone County	State of Nebraska
Number of Farms	619	47,712
Land in Farms (acres)	405,334	45,480,358
Average Size of Farms (acres)	655	953
Market Value of Agricultural Products Sold	\$300,213,000	\$15,506,035,000
Market Value Per Farm	\$484,998	\$324,992
Total Acres Irrigated	173,086	8,558,559
Percent of Farmland Irrigated	42.7%	18.8%
<b>Five-Year Average Production of Leading Crops (2005–2009)</b>		
Hay Alfalfa (Dry)	88,592 tons	4,008,400 tons
All Wheat*	91,025 bu.	71,900,000 bu.
Corn for Grain	26,909,740 bu.	1,377,890,000 bu.
Soybeans	4,709,760 bu.	233,518,000 bu.
<b>Five-Year Average Livestock Population (2006–2010)</b>		
All Cattle	105,600	6,450,000

\*4-year average

During the past five years, Boone County ranked in the top ten counties in Nebraska in the production of hay alfalfa four of five years.

Source: National Agricultural Statistics Service, 2005–2010  
2007 Census of Agriculture

### RAW MATERIALS

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

Adee Honey Farms of Cedar Rapids is the Nebraska branch location for the Adee Honey Farms of Bruce, South Dakota, the largest family-owned apiary in the United States. The

Cedar Rapids branch sets out an average of 10,000 hives per year with a production of 600,000 pounds of processed honey. A considerable amount of wax is barrelled and trucked to the headquarters in Bruce, South Dakota, for shipment. One of the major benefits of the business is the pollination of crops and gardens.

# CLIMATE

## TEMPERATURE, PRECIPITATION, AND HUMIDITY

Month	AVERAGES						Humidity*	
	Temperature			Precipitation		Morning	Afternoon	
	Min.	Mean	Max.	Rain (Inches)	Snow (Inches)			
January	9.0	20.9	32.8	0.60	6.1	76	66	
February	13.0	24.8	36.6	0.77	6.4	78	66	
March	23.0	35.2	47.5	1.55	6.4	79	64	
April	35.5	48.6	62.0	2.61	1.6	77	55	
May	46.5	59.6	72.6	3.95	0.1	79	56	
June	56.9	69.5	82.1	4.04	0.0	81	58	
July	61.8	75.1	88.5	3.05	0.0	82	59	
August	59.7	73.0	86.3	3.28	0.0	85	61	
September	49.8	63.7	77.7	2.55	0.0	82	58	
October	37.2	51.7	66.3	1.61	0.4	78	55	
November	23.4	36.1	49.0	1.02	3.3	78	62	
December	13.5	25.1	36.5	0.70	6.0	78	67	
<b>Annual</b>	35.8	48.6	61.5	25.73	30.2	80	61	

\*Recorded at Norfolk Weather Station

### FROST DATA

Average date of spring freeze probability .....	May 4
Average date of fall freeze probability .....	September 30
Average length of freeze free season probability .....	149 days
Average number of heating degree days based on 65° Fahrenheit .....	6,851
Average number of cooling degree days based on 65° Fahrenheit .....	908
Wind speed in miles per hour (annual average) .....	11
Prevailing wind direction (annual average) .....	South

Source: High Plains Regional Climate Center, University of Nebraska, 1893–2008, [www.hprcc.unl.edu](http://www.hprcc.unl.edu)