



THE REVIEW

CALENDAR

The Region XII Council of Governments Newsletter

October 2023

November

- 15 - RDC Loan Review Comm.
11:30 AM, COG Training Room
- 16 - Executive Board Meeting
12:30 PM, COG Training Room
COG Housing
1:30 PM, COG Training Room
- 23 & 24 - Thanksgiving;
Office Closed
- 29 - City Managers Meeting
11:00 AM, COG Board Room

December

- 6 - RDC Loan Review Comm.
11:30 AM, COG Training Room
- 7 - Executive Board Meeting
12:30 PM, COG Training Room
- 20 - MIDF
3:00 PM, Virtual
- 25 & 26 - Christmas Observed;
Office Closed

January

- 1 - New Year's Day;
Office Closed
- 10 - RDC Loan Review Comm.
11:30 AM, COG Training Room
- 11 - Executive Board Meeting
12:30 PM, COG Training Room

COG Celebrates its 50th in Templeton

Region XII COG was founded in the summer of 1973 and has been serving cities, counties, and citizens in our region these past five decades. Nearly 200 people gathered at the Templeton Center on September 7th for a dinner marking the event. Joe McKinney, Executive Director of the National Association of Development Organizations (Washington DC) keynoted the evening, discussing the role of regional organizations in the development and advancement of rural areas. Special guest Angela Martinez, Director of the Economic Development Administration's Denver Regional Office, highlighted EDA's relationship with the COG in planning, business lending, and disaster recovery and resiliency. COG Executive Director Rick Hunsaker provided a timeline of the COG's activities and thanked previous employees and board members for their contributions over the years, which combined have resulted in the COG becoming a strong and effective organization.



EXECUTIVE BOARD

John Muir, Chair
Greene Co. Supervisor

Ranell Drake, Vice Chair
Sac Co. Supervisor

Stephanie Hausman, Treasurer
Carroll Co. Supervisor

Rick Thompson, Secretary
Audubon Co. Supervisor

Dave Muhlbauer
Crawford Co. Supervisor

Steve Smith
Guthrie Co. Supervisor



NEW STAFF

Aaron Schulz has recently joined the Region XII team as a new Housing Inspector. Aaron was born and raised in Carroll. He is a Carroll High School Graduate. Aaron and his wife Carrie have three great kids. Aaron brings a background in plumbing & heating, construction and electrical to Region XII team. He loves helping people in the region and seeing projects come together.



Schulz

Michelle Kooiker has recently joined the Region XII team as the Executive Secretary. Michelle and her husband Aaron moved to Carroll in March after Aaron accepted the City Manager position. They have two boys, Ashton, who married Zoie this past April, and Landon. In her spare time she enjoys spending time with family, going to Landon's college track and field meets, attending Iowa Hawkeye football games, traveling and attending Christian concerts. Michelle is excited to be working at Region XII and enjoying getting familiar with Carroll and the surrounding area.



Kooiker

Iowa Waste Exchange to Hold Financial Assistance Workshop

The Iowa Waste Exchange (Area 2) will host a Financial Assistance for Rural Communities workshop beginning at 5:30 p.m. at the Gateway Conference Center in Ames, Iowa on November 15, 2023. Speakers from the Iowa Department of Natural Resources will present an overview of and offer guidance in preparing and submitting successful applications for the Brownfields Redevelopment Program, Derelict Building Grant Program, Increased Food Storage Capacity Grant Program, and the Solid Waste Alternatives Program as well as showcasing community projects funded through these respective programs. For questions contact Shelly Codner, scodner@region12cog.org, (319) 404-1942. For additional information and to register click [HERE](#). The cost of the workshop is \$25.00.

Region XII Partnership Program

The COG's Partnership Program is an opportunity for private, non-government businesses and organizations to become a part of the COG's mission to provide various needed services to the region's cities and counties. Partners listed below. For more information, contact Rick Hunsaker at rhunsaker@region12cog.org. This list is up to date as of December 31, 2022.

PLATINUM MEMBERSHIP - \$2,000 Monogram Quality Foods, Denison

GOLD MEMBERSHIP - \$1,000

Availa Bank, Carroll

Dakota Business Finance, Sioux Falls

SILVER MEMBERSHIP - \$500

Bank Iowa, Denison

Bauer Built, Paton

Greene County Medical Center, Jefferson

Guthrie County REC, Guthrie Center

Holmes Murphy & Associates, Waukee

Home State Bank, Jefferson

Iowa Corn Processors, Glidden

Iowa State Bank, Sac City

Landmands Bank, Audubon

Mid-Iowa Insurance & Real Estate, Carroll

Raccoon Valley Electric Cooperative, Glidden

United Bank of Iowa, Carroll

West Central Iowa Rural Water Association, Manning

Western Iowa Power Cooperative, Denison

BRONZE MEMBERSHIP - \$250

Agri Drain Corporation, Adair

American Home Shield, Carroll

Audubon County Economic Development, Audubon

Audubon County Mem. Hospital & Clinics, Audubon

Audubon State Bank, Audubon

Badding Construction, Carroll

Bruner Bruner Reinhart & Morton, Carroll

Carroll County Growth Partnership, Carroll

Chamber & Development Council of Crawford County, Denison

Commercial Savings Bank, Carroll

Community State Bank, Paton

Coon Rapids Municipal Utilities, Coon Rapids

Core-Mark DBA Farner-Bocken, Carroll

Corn Belt Telephone, Wall Lake

Crawford County Memorial Hospital, Denison

Denison Municipal Utilities, Denison

Drees Company, Carroll

Exchange State Bank, Exira

Farmers State Bank, Lake View

Farmers State Bank, Yale

Ed M Feld Equipment Company, Carroll

Game One, Carroll

Greene County Development Corporation, Jefferson

Guthrie County State Bank, Guthrie Center

Iowa Savings Bank, Carroll

Iowa Trust & Savings Bank, Panora

JEO Consulting Group, Inc., Carroll

Marne & Elk Horn Telephone Company, Elk Horn

Panora Telecommunications, Panora

Principal Fin. Group-Matt Ramaekers, Carroll

Scranton Manufacturing/New Way, Scranton

Snyder & Associates, Atlantic

St. Anthony Regional Hospital, Carroll

Sundquist Engineering, Denison

Templeton Savings Bank, Templeton

Templeton Telephone Company, Templeton

Veenstra & Kimm, West Des Moines

Wall Lake Lumber Company, Wall Lake

Western Iowa Networks, Breda

Westside State Bank, Westside

COG Secures \$1 Million for Business Lending

Region XII COG finalized paperwork to make \$1,000,000 available to businesses in its region looking to expand, start-up, or transition ownership. Through the agreement, USDA Rural Development will provide the COG a loan, and the COG will, in turn, re-lend the funds to job-creating businesses in its service area. The USDA loan was secured with no local match. This is the fourth time the COG has sought and been awarded Intermediary Relending Program (IRP) funding from the USDA.

Typically coupled with loans from a conventional lender, the COG's niche is providing gap funds to projects when lenders are unable to loan all monies needed. Businesses with projects physically located in the six-county COG service territory or in the seven central Iowa counties served by the Mid Iowa Development Fund are eligible to apply. Eligible counties are Audubon, Boone, Carroll, Crawford, Greene, Guthrie, Jasper, Marion or Sac and the non-urban portions of Dallas, Story, Polk, and Warren.

Firms may apply for up to \$400,000. For the first time, the COG can finance housing developers with these funds. Loan rates vary at time of closing depending on the prime lending rate, but are fixed for the term of the loan. The rate on this fund is currently 5.5%.

Other requirements may be required of certain projects and these are discussed with each applicant. Loan applications may be found on the COG's website by clicking [HERE](#) and information can be received from one of the county economic development offices or by contacting Tami Lehmann at Region XII COG (712-775-7802; tlehmann@region12cog.org).

Region XII COG Assists Rowland Real Estate, LLC

Region XII COG is thrilled to partner with Peoples Bank in Jefferson to assist with the financing of its first housing development project through the new IRP. Andy Rowland, owner of Rowland Real Estate, LLC, plans to build a mix of eight single family homes and three four-plex townhomes within the next two years in Jefferson. The single family homes will feature three bedrooms and two bathrooms and have a two car attached garage. They will be sold at market rate upon completion. The townhomes will offer two bedrooms, one bathroom and have a two car attached garage. Townhomes will be available for rent upon completion.

Having a mix of new housing options which align with the incomes of the local workforce is key to growth and prosperity in our rural counties. With this new funding from USDA, the COG hopes to provide gap financing needed to see additional projects through to completion.

For information about applying for these funds or how they may be used, please contact Tami Lehmann at tlehmann@region12cog.org or 712-775-7802.

REAP builds communities – how do you want to build yours?

Iowa's Resource Enhancement and Protection (REAP) assemblies are being held across the State, giving all Iowans an opportunity to share and discuss their visions for Iowa's outdoor recreation, soil and water enhancement, historical resources and land management, and more. The Region XII REAP Assembly meeting will be held on October, 17 from 3:30 - 5:30 PM at Swan Lake State Park Shelter, 22676 Swan Lake Drive, Carroll. For more information about REAP, visit the DNR website by clicking [HERE](#).

Derelict Building Grant Workshop

November 2, 2023, 5:30pm to 7:45pm
The Venue, 307 Walnut St., Atlantic



Success Story: Hear about the City of Carson’s Derelict Building Project and their process from start to finish. Take away helpful tips on grant applications, landfill diversion, deconstruction, and final steps.

Reid Bermel: Reid Bermel is an Environmental Specialist Senior that Manages the Derelict Building Grant Program with the Iowa DNR. He holds a double major in Biology and Environmental Science with over 21 years of environmental experience. Working with small communities has always been a part of various positions Reid has held, from being the Asbestos NESHAP Coordinator for South Dakota DENR, Iowa’s Small Business Environmental Liaison with IEDA, an Environmental Consultant in Michigan, and working for the Air Quality Compliance Unit at the Iowa DNR. Growing up in small rural settings, Reid uses his experience and knowledge to make it as easy as possible for cities who receive a Derelict Building Grant.

Paige Alesch: Paige Alesch is the Iowa Waste Exchange Resource Specialist serving 38 counties in western Iowa. Over the past three years she has helped cities be successful in seeking Derelict Building Grants. Paige helps applicants identify recyclable building materials from demolition projects and potential recycling markets. Paige enjoys assisting cities make a positive impact on their community while also making a positive impact on the environment.

Agenda:

5:30 p.m. – 6:00 p.m. – Dinner

6:00 p.m. – 6:30 p.m. – Tell Us About Your Derelict Building – Roundtable Discussion

6:30 p.m. – 6:45 p.m. – City of Carson Success Story

6:45 p.m. – 7:15 p.m. – Reid Bermel - Iowa Derelict Building Program

7:15 p.m. – 7:45 p.m. – Paige Alesch – Questions and Answers/Discussion

Registration:

You can register by clicking [HERE](#) or by contacting the SWIPCO office at 712-243-4196 or swipco@swipco.org. Registration fee is \$20 per person. We look forward to seeing you there!



October 2023 Grant Update

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Upcoming Grants

Funding Program	Purpose	Deadline	Eligible Applicants
Statewide Transportation Alternatives	Recreational Trail, Scenic Byway Improvements, and Historic Preservation of Transportation Related Structures	November 27, 2023	Cities, Counties, School Districts, 501(c)(3) Nonprofits
Community Foundation of Carroll County	Improving quality of life in Carroll County.	Novmeber 30, 2023	Cities, County, 501(c)(3) Nonprofits
CDBG Water and Sewer Fund	Grants to assist cities and counties with sanitary sewer system improvements, water system improvements, water and wastewater treatment facilities, storm sewer projects related to sanitary sewer system improvements and rural water connections.	January 1, 2024 April 1, 2024 July 1, 2024 October 1, 2024	Cities and Counties
Solid Waste Alternatives Program (SWAP)	Emphasis for selected projects is placed on tonnage avoided or reduced, sustainability and ability to replicate.	January 1, 2024 April 1, 2024 July 1, 2024 October 1, 2024	Local governments, public or private groups
Peter Kiewitt Foundation	Community development and recreation projects	January 15, 2024 April 15, 2024 July 15, 2024 October 15, 2024	Local governments and non-profit organizations within a 100 mile radius of Omaha Nebraska.
Regional Surface Transportation Block Grant Program	Highway and roadway improvements on the federal aid system, highway safety improvements, park and ride areas, and public transit projects	January 26, 2024	Various
Regional Transportation Alternatives	Recreational Trails, Scenic Byway Improvements, and Historic Preservation of Transportation Related Structures	January 26, 2024	Various
Community Catalyst Building Remediation Program	Provides financial assistance to cities for the redevelopment or remediation of underutilized buildings	January 29, 2024	Cities
Derelict Building Grant Program	The Derelict Building Program is available for Iowa towns of 5,000 or fewer residents' to address neglected commercial or public structures that have sat vacant for at least 6 months.	February 23, 2024	Cities under 5,000 population
Highway Safety Improvement Program (HSIP)	Provides grants for low-cost, systemic safety improvements in the \$10,000/mile range, focusing on lane departure crashes.	Ongoing	Counties
Small Town Sign Replacement Program	The program will provide up to \$5,000 of signs and signposts per applying community on a first- come, first-served basis	Ongoing	Cities
Traffic Engineering Assistance Program (TEAP)	Provides 100 hours of engineering assistance for operations and traffic safety issues.	Ongoing	Cities and Counties
CDBG Community Facilities and Services	This annual competitive program offers grants to assist communities for a variety of projects including day care facilities, senior centers, vocational workshops and other community services such as stormwater projects	Rolling Cycle	Cities and Counties
Black Hills Energy	Community development and recreation projects	Open	Local governments, private nonprofits

Recently Awarded Grants

Funding Program	Recipient	Amount	Project
POET Community Grant	City of Dedham	\$2,000	Ball Field Plaza Improvements
Bank of the West	Council of Governments Housing	\$10,000	Regional Housing Trust Fund
Timmerman Charitable Trust	Maple River Area Park	\$2,129	Shelter House HVAC
Renze Charitable Trust	Early Fire Department	\$12,864	Bunker Gear
Renze Charitable Trust	Arcadia Firefighters Association	\$10,000	Quick Attack Truck
Timmerman Charitable Trust	City of Dedham	\$10,000	City Park Improvements
USDA Housing Preservation Grant	Region XII Council of Governments	\$101,663	Owner Occupied Housing Rehabilitation in Audubon, Carroll, Crawford, Greene and Sac
Union Pacific Foundation	Arcadia Firefighters Association	\$10,000	Quick Attack Truck

Additional grants are available through private foundations and ongoing programs. If you are looking for funding for a specific project, please contact Chris Whitaker, cwhitaker@region12cog.org or 712-775-7811, for assistance in locating funding opportunities.

Does your City have a SAM registration?
Is it Active? Does Your City Have a UEI?



What is SAM.gov?

- All entities (people or organizations) that wish to do business with the federal government must register in the System for Award Management (SAM) at SAM.gov
- Businesses and grant or loan recipients must have an active SAM registration to receive federal funds (USDA funding, Community Development Block Grants, Assistance to Firefighter Grants)
- SAM registrations must be updated every 12 months to remain active
- There is NO FEE to register or renew at SAM.gov

What is a UEI?

- The UEI is a Unique Entity ID which has replaced the DUNS number
- It is a 12-character alphanumeric value
- It is assigned, managed, and owned by the federal government
- The number validates your organization's legal business name and address

If you have questions about the SAM registration or about the UEI, contact Lauren Mortensen at Region XII COG at 712-775-7814 or lmortensen@region12cog.org.

STAFF

ADMINISTRATION

- Rick Hunsaker, Executive Director rhunsaker@region12cog.org
- Mark Thomsen, Fiscal Officer mthomsen@region12cog.org
- Julie Larsen, Fiscal Clerk..... jlarsen@region12cog.org
- Tami Lehmann, Revolving Loan Fund Administrator..... tlehmann@region12cog.org
- Scott Steffen, Loan Officer.....ssteffen@region12cog.org
- Mollie Scott, De-Cat Coordinator..... mscott@dhs.state.ia.us
- Michelle Kooiker, Executive Assistant mkooiker@region12cog.org

LOCAL ASSISTANCE

- Chris Whitaker, Local Assistance Director cwhitaker@region12cog.org
- Lauren Mortensen, Economic Development Planner..... lmortensen@region12cog.org
- Alex Foley, Regional Planner..... afoley@region12cog.org
- Luke Hamill, Regional Planner..... lhamill@region12cog.org
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- Chris Brown, Office Assistant..... cbrown@region12cog.org

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