

What's Happening on Main Street?

MAIN STREET MANNING

January 2014



315 Main Street
P.O. Box 261



A Main Street Community Since 2009



MORE MONEY! MAIN STREET MANNING AWARDED \$45,000 CHALLENGE GRANT

On Tuesday, January 7th, a large contingent of Manning residents traveled to Des Moines for the 2014 Main Street Iowa Challenge Grant Announcement Ceremony. Main Street Manning was awarded \$45,000 to be used for the interior renovation of Cliff's Place located at 417 Main Street. This award represents matching funds - meaning that the grant recipient must invest, at a minimum, the same amount of private money in their property.

As is evident from the street, Cliff's Place has seen, perhaps, the most significant "change" to the exterior of their building as result of the Downtown Revitalization project. From the beginning, the Waterburys knew that the work to their façade would necessitate similarly extensive changes to the inside of the restaurant. Through design discussions relating to the DTR, we learned that their wish list included restoring some of the interior historic properties - tin ceilings, original hardwood floors, etc. These plans and their willingness to make a personal investment, made them the perfect nomination for this grant opportunity.

With lots of work from the Waterbury family and the help of our own in-house grant writer extraordinaire, Dawn Rohe, we submitted an excellent and very worthy application.

Our congratulations to the Waterbury family and for those of you who dine at Cliff's Place regularly - the fun has just begun!



Pictured above are the Waterbury Family and representatives from MSM at the 2014 Challenge Grant Ceremony held at the Des Moines Botanical Center. From left to right: Ron Reischl, Dawn Rohe, Colleen Nelson, Jon Waterbury, Vicki Waterbury, Jim Waterbury, Kris Waterbury & Harvey Dales. Dori Rotert and Sheryl Dammann also attended this exciting event!

REFRESH MANNING TRUST FUND GRANT ANNOUNCEMENT

The Refresh Manning Trust Fund started in December 2012 with two \$5000 donations. The trust fund will award \$500 in January 2014 to a 501(c)3 non-profit or political subdivision headquartered within the Manning city limits. A link to the grant application is available on the Manningla.com homepage. Submissions are due Friday, January 10th, 2014. There is a limit of one application per nonprofit. The minimum application amount is \$250 and the maximum is \$500.

The Refresh Manning Trust Fund is administered by the Community Foundation of Carroll County (CFCC). The fund follows Endow Iowa guidelines. A major component of the Endow Iowa Program is a state tax credit equal to 25% of the donation. The Endow Iowa program also allows a federal tax deduction. The trust is designed to exist in perpetuity and to implement an annual spend rate not to exceed 5 percent. It is hoped the perpetual fund will grow and benefit Manning much as the Warren Timmerman Trust fund does today. Through 2013, \$546,000 of Timmerman contributions to Manning projects has made Manning a better community to live in.

The Refresh Manning Trust Fund is accepting donations. One hundred percent of the money is reinvested in the community. Donations can be sent to CFCC, c/o Iowa Savings Bank, P.O. Box 967, Carroll, IA 51401. Checks should be made out to CFCC. Put "Refresh Manning Trust" on the "for/memo" line. The smallest donation allowable is \$100. Donations can include cash, farmland/real estate, stock/bonds, grain, life insurance and 401k Required Minimum Distributions.

If you have any questions, call the Main Street Manning office at (712) 655-6246.

DOWNTOWN REVITALIZATION UPDATE

Despite frigid temperatures, crews continue work on the DTR project. Concealed structural conditions and the resulting additional work requested by building owners has added over \$100,000 to this already massive project. That work made a contract extension necessary and substantial completion is now scheduled for January 31st. However, if record-low temperatures continue, the general contractor may request more time. Substantial completion simply means that all major work has been accomplished, including all storefronts - glass and bricks. In any case, Renaissance Restoration, Inc. will return in the spring to apply final coats of paint and to finish some mortar work.

Board Members

- ◆ Ron Reischl, President
- ◆ John Opperman, VP
- ◆ Lois Croghan, Secretary
- ◆ Dawn Rohe, Treasurer
- ◆ Joni Warner
- ◆ Harvey Dales
- ◆ Jeff Blum
- ◆ Greg Sextro
- ◆ Bob Stessman

Committee Chairs

- Business Improvement - Open Design - Joni Warner
- Organization - Jean Voege
- Promotion - Pam Kusel

Student Members

- ◆ Madison Coon-Senior
- ◆ Gina Vollstedt - Senior
- ◆ Alexis Leslie - Junior
- ◆ Riley Willison - Junior

Staff

- ◆ Colleen Nelson, Program Director

For additional information or if you are interested in joining a committee or volunteering in any capacity, please call the Main Street Manning Office at 655-6246 or email mainstmann@mmctsu.com or contact any board member.

MISSION STATEMENT

The mission of Main Street Manning is to preserve and revitalize our historic town and to stimulate business, residential and recreational growth through the coordinated efforts of volunteers, private business, and local government for the benefit of present and future generations.

As we look ahead to 2014, I'd like to take this opportunity to thank everyone who contributes to the MSM program. *Contribution*: If you look it up, you'll find this word described as one of the following; a donation, a regular payment, or a role played in achieving something. Each of those apply to the varied ways our Main Street program is supported by this community.

Treasure. Financially, MSM could not operate without the annual *contributions* from a number of our investors. Every three years, those businesses and individuals pledge to give a set dollar amount on an annual basis. This helps our board to determine a budget, not only for operations, but for the various programs sponsored by MSM. Others choose to designate that their donations be used specifically for one of those programs and those monies generally come as "one time" gifts. Again, this allows us to do more than just pay the bills.

Talent. Our successful operation depends on the talent *contribution* from different people with different skill sets. The Main Street program is based on a four-point approach with committees developed to address each of those four points; BUSINESS IMPROVEMENT, DESIGN, ORGANIZATION AND PROMOTION. These committees are comprised of people with talents that lend themselves to the specific purpose of each defined group.

Time. The gift of time is sometimes the most taxing *contribution* because it requires that you take those hours away from something else - whether it be work, family or fun. The Main Street program is volunteer driven - no one, other than the state-mandated program director (me), is paid for their time. That includes the board of directors and all committee members who attend regular monthly meetings and other work sessions and planning activities as needed. A host of other volunteers are called on for special events and fundraising activities. Each month, I submit all reported volunteer hours to the state office. We totaled over **3000 hours for 2013....WOW!** Pictured below is just one of the dedicated groups of volunteers. This is the committee that planned and orchestrated our first annual and **very successful** Main Event Family Feud fundraiser. From conception to implementation, this event was in progress for most of 9 months.

In closing, I want to personally thank each and every one of you for the **role you play** in the Main Street Manning program. YOU help US **contribute**, to Manning's future! *Colleen Nelson, Program Director*



Back Row: *Lois Croghan, Laurie Stein, Jean Behrens, Marsha Clausen & Gwen Jahn*
 Front Row: *Elissa Riesberg, Jean Voegel (Event Chair) & Jen Riessen*
 Not pictured: *Jamie Blum*

2013 Main Street Manning Investors

- Ag Processing, Inc.*
- Aspinwall Coop*
- Beyond Imagination Printing*
- Brink & Sextro Law*
- Carroll County (Supervisors)*
- City of Manning EDA*
- Country Interiors/Croghan Const.*
- First National Bank*
- Home Mutual Insurance*
- Horizon Equipment*
- Johnson Woodhouse Funeral Home*
- L & M Bowl*
- Lori's Flowers*
- MMCTSU (in kind)*
- Manning Betterment Foundation*
- Manning Chamber of Commerce*
- Manning Community Chest*
- Manning Insurance Agency*
- Manning Light Board*
- Manning Natural Gas Dept.*
- Manning Monitor (in kind)*
- Manning News Journal*
- Manning Pharmacy*
- MRHC and Clinic*
- Ohde Funeral Home, Inc.*
- Puck Custom Enterprises*
- Rasmussen Lumber*
- Sassie Seconds*
- Soll's Service, Inc.*
- State Farm Insurance*
- Stone Printing*
- Templeton Savings Bank*
- Veterinary Associates*
- Vision Care Clinic*
- Warner Welding*
- West Central Rural Water Assn.*
- West Street Market*

- Randy & Jean Behrens*
- Harvey & Kathy Dales*
- Leroy & Freda Dammann*
- Troy & DeEtte Grabill*
- Lyle & Harriett Gross*
- Jason & Dawn Hoffman*
- Keith Kerkhoff*
- Bill & Phyllis Opperman*
- John & Nancy Opperman*
- Ron Reischl*
- Robert & Diane Riggert*
- Dawn Rohe*
- Karl & Donna Rutz*
- Phyllis Schendel (Memorial Gift)*
- Bob & Lois Stessman*
- Lowell & Lois Stribe*
- Dr. Bob & Janice Vonnahme*

Business, Civic and Government Organizations

Individuals

MANNING, IT'S REFRESHING Apparel Available to Order

Men's & Women's Sport Tek Quarter-Zip Pull Overs - \$40

Men's & Women's Polos - \$25

Blue & Gray Sofstyle T's - \$15 - Available NOW

(Size and Color Samples in the MSM Office)

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 Please "like" us then follow and comment on our activities.

Visit www.ManningIA.com to stay informed!