

Geneva

NEBRASKA COMMUNITY GUIDE

www.genevane.org
www.fillmorecountydevelopment.org
www.fillmorecounty.org
www.visitfillmorecounty.org



The following pages contain basic information about Geneva, Nebraska. This information was compiled by the Fillmore County Development Corporation, city of Geneva, Geneva Chamber of Commerce, Fillmore Central Public Schools, Fillmore County Hospital, Geneva Volunteer Fire Department, Fillmore County Officials, and Nebraska Public Power District in order to promote community development and quality of life.

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ABOUT GENEVA NEBRASKA



“Values and Vision” is not just a logo, it is the spirit of Geneva. The citizens value the tradition of the founders of cooperation and growth. At the core of the community is the preservation of many of the 19th century buildings including the Fillmore County Courthouse, the focal point of the town square. Geneva citizens have a vision for the future that includes new and growing businesses, upgraded infrastructure, continuation of the strong medical community, and an excellent school system. All of this is set in the background of a robust agricultural economy. Many of the businesses and services are closely related to agriculture, the number one industry in Fillmore County.

The values and the vision that Geneva illustrates makes the community a place where people want to live, work, play, and raise a family.

2014 U.S. Census Population

Geneva	2,141
Fillmore County	5,661

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Cover photo courtesy of Joe Bixby

Economic Development

Firms with retail sales tax permits in Geneva reported 2014 net taxable retail sales of \$30,515,670, while Fillmore County reported retail sales of \$50,444,585.

In the past five years, one new industry has located in Fillmore County with an investment of more than \$3 million and four industries have expanded both in capital investment and employees. Twenty new small businesses have opened, nine small businesses have expanded, and four businesses have transitioned to new ownership.

Geneva received two Community Development Block Grants for homeowner rehabilitation and a HOME and a Nebraska Affordable Housing Grant is being used for the Homeowners Opportunity Program (HOP) to assist home owners with down payment assistance.

Geneva received a Downtown Revitalization grant and has added new lighting in the downtown area. The city has also assisted businesses in adding awnings and doing other improvements to their store fronts.

Economic Development Organizations

Established in June 1989, the Fillmore County Development Corporation (FCDC) is a non-profit corporation that fosters economic development within the county and local communities. The corporation works with retention and expansion of existing businesses and industries, entrepreneurs, as well as recruiting new industries to locate in Fillmore County. The FCDC is also one of the county’s lead organizations on issues such as leadership, housing, transportation, and tourism.

The FCDC Industrial Park at 2105 R Street adjacent to Geneva has 12.91 acres available. The price of the industrial zoned property is \$8,500 per acre. A 60.3-acre parcel is located at R Street and along U.S. Highway 81. Another industrial property at 1st and K Streets in northwest Geneva is priced at \$5,000 per acre.



Sunflower Marketing



Metal-Tech Partners



TMK IPSCO

Geneva's Top Ten Manufacturing Employers

	<i>Employees</i>
Metal-Tech Partners	85
<i>Telecommunication equipment, metal fabrication</i>	
Sunflower Marketing	25
<i>Screen printed textiles</i>	
TMK IPSCO	18
<i>Steel tubing</i>	
Geneva Welding & Supply, Inc.	12
<i>Steel & aluminum products</i>	
Bioiberica Nebraska, Inc.	12*
<i>Dietary supplement</i>	
BIO-TEE USA, Inc.	12*
<i>Pharmaceutical</i>	
Lauber Seed Professionals, LLP	9
<i>Seed production</i>	
Geneva Milling Co., Inc.	6
<i>Livestock feed</i>	
Overland Ready-Mix	6
<i>Ready-mix concrete</i>	
Midwest Steel Fabricators Inc.	2
<i>Metal fabrication</i>	

*shared employees

Geneva's Top Ten Nonmanufacturing Employers

	<i>Employees</i>
Fillmore County Hospital	110
<i>Medical</i>	
Fillmore Central Public Schools	85
<i>Education</i>	
Heritage Crossing	82
<i>Nursing home</i>	
Fillmore County	72
<i>Government</i>	
Youth Rehabilitation & Treatment Center ...	62
<i>Juvenile correction facility</i>	
Heartland Bank	48
<i>Financial</i>	
Sargent Drilling	30
<i>Well & pump service</i>	
Plains Equipment Group	21
<i>Farm equipment</i>	
Nick's Farm Store	15
<i>Implement dealer, seed store</i>	
City of Geneva	14
<i>Government</i>	
Geneva Implement Co.	14
<i>Farm equipment</i>	



Geneva Welding & Supply, Inc.



BIO-TEE USA, Inc. / Bioiberica Nebraska, Inc.



Lauber Seed Professionals, LLP



Geneva Milling Co., Inc.



Overland Ready-Mix



Metalworks & More



All American Book Bindery



Sargent Drilling



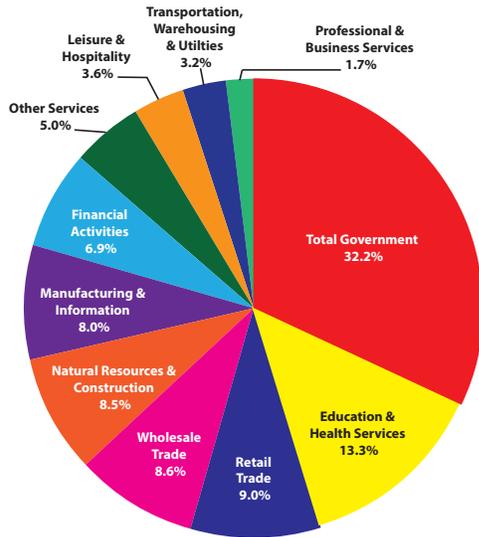
Midwest Steel Fabricators Inc.



Andrews Electric Co., Inc.



Nonfarm Wage & Salary Employment, Fillmore County, 2014 Annual Average



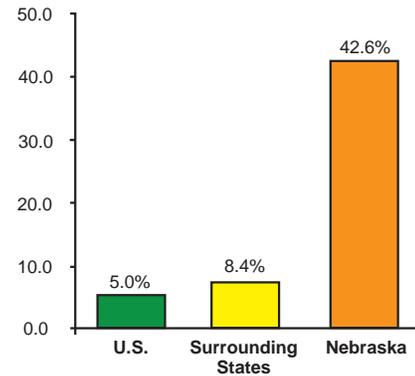
Source: Nebraska Department of Labor

Unemployment Rate Annual Average 2014

Fillmore County	2.4%
Nebraska	3.3%
United States	6.2%

Source: U.S. Bureau of Labor Statistics

2007-2012 Percent Change Value Added Per Dollar Manufacturing Production Worker Wages Nebraska, Surrounding States & U.S.



Surrounding states include data for states contiguous to Nebraska as a group, including Colorado, Iowa, Kansas, Missouri, South Dakota, and Wyoming.

Source: U.S. Census Bureau, www.census.gov

Geneva Labor Supply Annual Average 2014

	Fillmore & Contiguous Counties*	Fillmore County
Non-farm wage and salary workers.....	36,562	2,305
Total employment.....	43,955	3,212
Labor force population	45,339	3,291
TOTAL POTENTIAL LABOR SUPPLY		
County high school graduates annually.....		70
Commuting out of county (2011).....	1,197	
Unemployed.....		79
Total.....		1,346

NOTE: Does not include estimated number of homemakers, season and part-time workers, and workers who would shift from low-paying jobs who could be expected to work for industry.

*Contiguous counties include Clay, Hamilton, Jefferson, Nuckolls, Saline, Seward, Thayer, and York Counties in Nebraska.

Unionization

Nebraska has a right to work provision in its constitution. In 2012, 6.0 percent of Nebraska's wage and salary workers were members of labor unions compared to a national figure of 11.3 percent.

Local Labor Unions

- Fillmore Public Schools - Nebraska State Education Association
- Youth Rehabilitation & Treatment Center - National Association of Public Employees; American Federation of State, County, and Municipal Employees

Fringe Benefits

Local industries estimate fringe benefits to range from 20 to 30 percent of wages.

Average Hourly Earnings for Production Workers, 2014



Source: U.S. Bureau of Labor Statistics (www.bls.gov)

Average Annual Unemployment Insurance Contribution Per Covered Employee, 2013



Source: Values calculated by Ken Lemke, Nebraska Public Power District, from U.S. Department of Labor, Employment and Training Administration. Average Employer Contribution Rates by State, 2014. <http://workforcsecurity.doleta.gov>

Wage Sampling: Hourly wage rates for various occupations, Southeast Region, Nebraska

Standard Occupational Code Title	Hourly 10th %tile	Hourly 50th %tile	Hourly 90th %tile
Accountants and Auditors	16.31	23.86	45.88
Computer Programmers	15.66	29.34	45.68
Registered Nurses	20.11	26.52	35.13
Retail Salespersons	8.13	10.44	16.10
Secretaries and Administrative Assistants, Except Legal, Medical	9.69	13.79	19.14
Customer Service Representatives	8.10	10.64	21.27
Office Clerks, General	8.26	10.97	16.28
Assemblers and Fabricators, All Other*	9.86	15.28	19.35
Laborers and Freight, Stock, and Material Movers, Hand	9.36	13.74	18.62
Machinists	13.54	19.91	28.16
Welders, Cutters, Solderers, and Brazers	12.58	17.25	22.67
Welding, Soldering, and Brazing Machine Setters*	11.61	17.21	22.60
Heavy and Tractor-Trailer Truck Drivers	12.23	14.49	22.84
Cutting, Punching, and Press Machine Setters, Operators	10.46	13.49	18.40
Electricians	16.35	21.23	30.59
Tool and Die Makers	14.11	19.01	23.37

*Wage information taken from Nebraska Statewide
Source: Nebraska Workforce Development, Occupational Employment Statistics Program, Second Quarter 2015

Workforce

The Nebraska Department of Labor serves employers and job seekers across Nebraska through its “One-Stop Career Centers” located across the state. Services for employers include employee recruitment and screening, posting job openings, tax credit information, and labor market and labor law information. Job seekers can find

a full array of employment and training related services including on-site services provided by a network of mandatory Workforce Investment Act partners. The nearest One-Stop Career Center is located in York, 25 miles from Geneva.

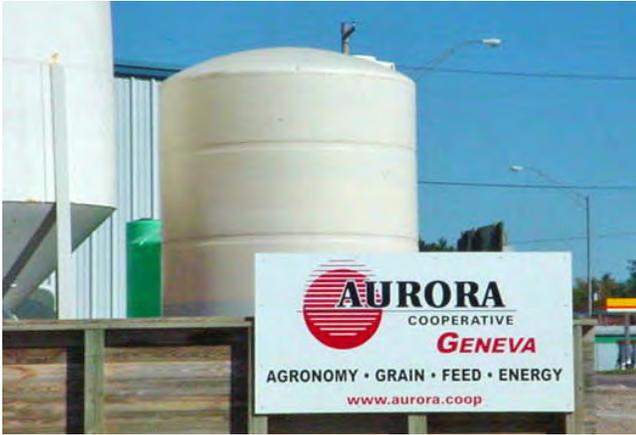
To learn more about these and other services, visit neworks.nebraska.gov.



Century Lumber Center



Geneva Home Center



Aurora Cooperative



Heath Machine Shop



WinField Farmers Cooperative



Geneva Implement Co.



Nick's Farm Store



Plains Equipment Group



Auto Value



NAPA Auto Parts - Action Auto Supply



Certified Truck and Trailer Repair Inc.



B & J Automotive LLC



MaKen Irrigation



CARQUEST Auto Parts



Weaver Repair



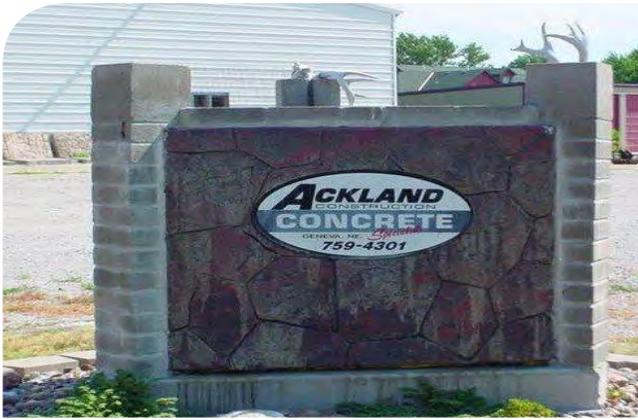
Midwest MotorSports



Geneva Tire Pros



Diesel Pickup Shop



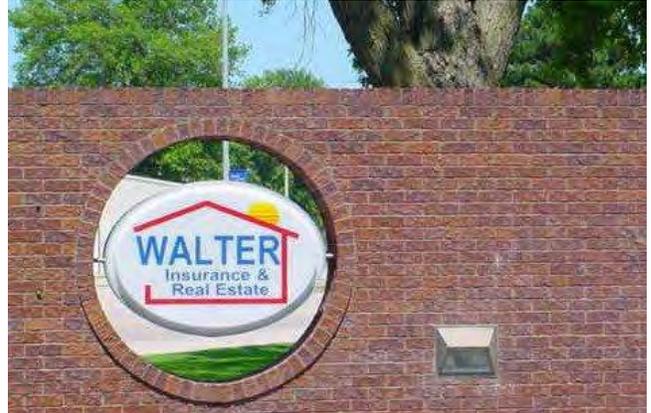
Ackland Construction Concrete



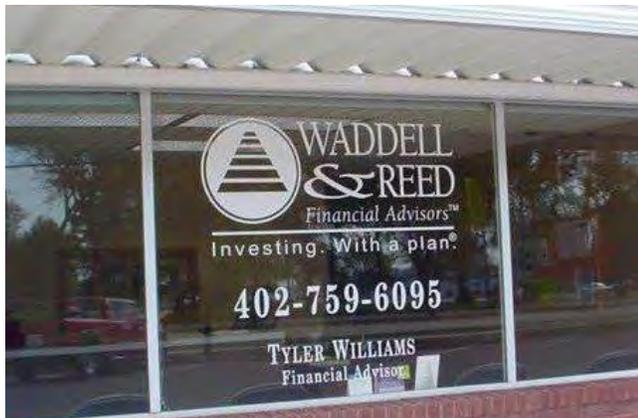
Raymond James Financial Services



Geneva TV & Appliance, Inc.



Walter Insurance & Real Estate



Waddell & Reed Financial Advisors



Dick Schoenholz Real Estate & Auction Service



Edward Jones Investments



Bergen Real Estate



Geneva Inn



Cottonwood Title Company



Barbur Floral



Hotel Geneva



A Little Inspiration and Geneva Floral



Farmer & Son Funeral Home

Market Access

Highways

Geneva is located on the four-lane Pan American Highway, U.S. Highway 81 (north-south), and State Highway 41 (east-west). U.S. Highway 6 (east-west) is located 7 miles north of Geneva. There are no local load restrictions. Interstate 80 (east-west) is 20 miles north, Interstate 70 (east-west) is 125 miles south, and Interstate 29 (north-south) is 106 miles east of Geneva.

Trucklines

More than 13,500 licensed motor carriers with worldwide connections are based in Nebraska and serve businesses throughout North America. Wynne Transport has one terminal in Geneva.

The following trucking map is based on Lincoln, Nebraska, 68 miles northeast of Geneva.



Source: Nebraska Department of Economic Development. Legal Trucking Distances from Lincoln, Nebraska [maps]. 2014. 1:26,000,000; generated by Melissa Trueblood; using ESRI Business Analyst Desktop 10.2.1 Software and Data.

Bus Line

Greyhound serves Lincoln, 68 miles northeast of Geneva.

Rail

The nearest rail service is provided by BNSF Railway Company at Fairmont, Nebraska, eight miles north of Geneva. For more information on rail service, visit www.bnsf.com.

Manning Railroad is a short line off of the BNSF Railroad at the east edge of Farimont, eight miles north of Geneva. The seven-mile line runs southeast to Burress, Nebraska.

Amtrak provides Hastings, 46 miles west of Geneva, with rail passenger service throughout the United States. For more information, visit www.amtrak.com.



Air

The Fairmont State Airfield is located six miles north of Geneva. The airport has a 4,400 foot hard-surfaced, lighted runway and a 3,600 foot hard-surfaced runway. Other services include 100 low-lead fuel, rest rooms, courtesy car, beacon, windsock, hangars, and tie downs. There are 25 private planes hangared there. Charter service is available. The elevation at the airport is 1,636 feet, the latitude is 40-35N, and the longitude is 097-34W.

Nearest Commercial Air Service

Lincoln Airport	
<i>Lincoln</i>	68 miles, 67 minutes
Central Nebraska Regional Airport	
<i>Grand Island</i>	70 miles, 73 minutes
Eppley Airfield	
<i>Omaha</i>	127 miles, 123 minutes

Water

Barge service is not available near Geneva.

Pipeline

NuStar Pipeline has a terminal in Geneva with 25 tanks having a capacity of 49,413 barrels. Products include diesel, gasoline, and propane.



Infrastructure

Nebraska Highlights

Energy costs are often a considerable part of any business' operational budget. These costs can vary greatly between states, but in Nebraska (the only state in the nation where all electric utilities are publicly owned) electric costs are passed to consumers at low, cost-of-service rates. As a result, the state claims industrial rates well below the national average. Nebraska electric utilities are able to offer low rates, in part, because they draw from a balanced and efficient "mix" of generation resources. This mix includes coal, natural gas, oil, diesel, and methane along with carbon-free generation, like nuclear power, wind power, and hydropower.

Nebraska Public Power District (NPPD) is the state's largest electric generating utility in terms of chartered territory, which includes all or parts of 86 of Nebraska's 93 counties. NPPD relies upon nine major generating facilities, more than 5,000 miles of high-voltage power lines, approximately 260 substations, and thousands more miles of distribution lines. Because the system is interconnected to electrical grids in other states, NPPD works with regional utilities and industry entities to ensure power is delivered safely and dependably to Nebraskans.

NPPD has a new wholesale Economic Development Rate (EDR) for qualifying projects. To be eligible for the new, low EDR, a project must be a customer of NPPD's

Retail Division or an NPPD wholesale customer, generate a new or additional electric load of at least one megawatt, have a minimum monthly load demand factor of 60 percent, and end-use customer enters into a written agreement with the State or any political subdivision to provide an economic development project pursuant to state or local law.

NPPD is the state's leader in generating electricity with renewable resources. NPPD owns and operates three hydropower facilities and a 36-turbine, 60-megawatt wind energy facility. NPPD has invested millions in the state's development of wind power during the past 13 years. Knowing that it would be more economical for ratepayers, NPPD recently signed 20-year, multi-million-dollar agreements with private wind developers to purchase power generated from community-based, wind-powered generation facilities. In addition, NPPD continues to explore other opportunities to add more wind power to its generation portfolio in the next ten years.

With a proven not-for-profit power system, strong infrastructure, a commitment to renewable energy, and a plan for meeting customers' needs well into the future, Nebraska's public power utilities help make Nebraska an excellent location for industries.

Natural gas in Nebraska is also attractive to industry for service, supply, and price. A gas-producing state, Nebraska is close and well-connected by pipeline to the major gas fields of the central and southern plains. The state's average cost of industrial gas is less than both the regional and national averages.

The pipelines of two major companies, Northern Natural Gas and Kinder Morgan, provide an ample supply of natural gas to most areas of Nebraska. Depending on usage requirements, natural gas is offered both on a "firm" and "interruptible" basis.



Beatrice Power Station



Cooper Nuclear Station



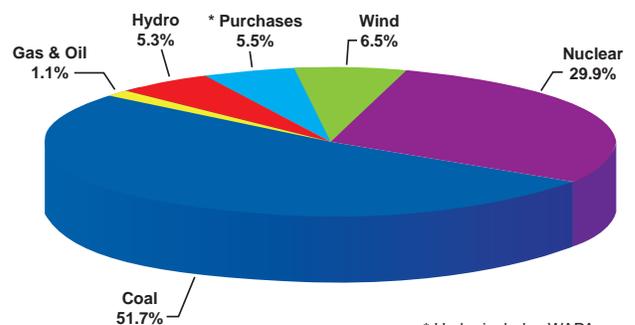
Gerald Gentleman Station



Ainsworth Wind Facility

NPPD's Sources of Energy - 2014

(Native Load + Nonfirm Sales)



* Hydro includes WAPA
Carbon Free Resources 58.3%

Nebraska's Energy Costs Are Among The Lowest In The Nation

2013 Average Retail Price of Energy Costs						
	Electric <i>(Cents per Kilowatt Hour)</i>			Natural Gas <i>(Dollars per Thousand Cubic Feet)</i>		
	Residential	Commercial	Industrial	Residential	Commercial	Industrial
U.S. Average	12.12	10.29	6.82	10.32	8.08	4.64
NEBRASKA	10.31	8.62	7.22	8.39	6.49	4.72
California	16.39	14.57	11.17	9.92	7.81	6.57
Colorado	11.87	9.87	7.22	7.82	7.25	5.90
Illinois	10.25	7.88	5.73	8.20	7.57	6.00
Indiana	10.84	9.48	6.59	8.43	7.59	6.54
Iowa	11.15	8.47	5.66	8.99	6.97	5.43
Kansas	11.56	9.54	7.07	10.19	9.10	4.85
Massachusetts	15.73	14.51	13.09	13.60	11.29	10.31
Michigan	14.59	11.07	7.78	9.09	7.82	6.97
Minnesota	11.94	9.53	7.06	8.19	6.86	4.94
Missouri	10.52	8.72	6.14	10.88	9.00	8.19
Nevada	15.72	12.80	10.71	10.89	9.55	8.19
New Jersey	18.84	15.23	6.29	12.49	7.98	7.44
New York	11.91	9.38	6.10	9.46	6.20	6.14
Ohio	12.82	9.26	7.00	11.58	10.15	9.21
Pennsylvania	11.37	8.03	5.93	10.50	7.25	3.92
Wisconsin	13.70	10.84	7.54	8.65	7.07	6.02

Source: U.S. Energy Information Administration, 2013 Annual

Geneva Utilities

Electricity

Geneva is provided retail electric service by Nebraska Public Power District (NPPD). Geneva is served from NPPD's statewide transmission system at 115 kV. NPPD's subtransmission voltage is 69 kV. Distribution service is provided from two substations at 12.5 kV.

Base Electric Rates *(effective 1/1/13)*

Summer bills run from June–September.
Winter bills run from October–May.

All rates are subject to application of a Production Cost Adjustment (PCA) and Base Rate adjustments.

Base rate adjustments include customers who are served from distribution facilities for which NPPD has a Lease Payment or Debt Service obligation and/or a Gross Revenue Tax obligation.

Residential Service		
Customer Charge:	\$19.00 per month	
Summer	Winter	per kWh for the first 750 kWh used per month
10.61¢	8.67¢	
10.61¢	6.23¢	per kWh for all additional use

General Service

Customer Charge:

Single Phase	\$21.00 per month
Three Phase	\$26.00 per month

Summer	Winter	
11.16¢	9.23¢	per kWh for the first 1,000 kWh used per month
11.16¢	8.00¢	per kWh for all additional use

General Service Demand

Customer Charge:

Single Phase	\$100.00 per month
Three Phase	\$115.00 per month

Summer	Winter	
12.58¢	9.45¢	per kWh for the first 200 kWh per kW of demand used per month
4.58¢	3.62¢	per kWh for all additional use

High Tension Service

Customer Charge: \$425.00 per month

Demand Charge:

Summer	Winter	
\$14.40	\$10.65	per kW of billing demand

Energy Charge:

Summer	Winter	
4.48¢	3.69¢	per kWh for all on-peak energy
3.84¢	2.95¢	per kWh for all off-peak energy

General Service Demand and High Tension Service rates are subject to various adders and discounts depending upon the customer's requirements, metering, etc.

NPPD has off-peak and load management rates available to qualifying customers.

Prospective customers should contact Nebraska Public Power District, (877) 275-6773, www.nppd.com, for further information regarding electric rates and service.

The Perennial Public Power District, a wholesale power customer of Nebraska Public Power District, serves the rural area surrounding Geneva and some customers inside the city limits such as those in the Industrial Park. For information regarding electrical services in the Perennial Public Power District service area, contact Jamey Pankoke, general manager, York, Nebraska, (402) 362-3355 or (800) 289-0288, or visit www.perennialpower.com.

Natural Gas

Black Hills Energy, a subsidiary of Blacks Hills Corp. serves 200,000 natural gas customers in 106 eastern Nebraska communities. Black Hills Energy Nebraska headquarters is located in Lincoln.

Black Hills Energy is the distributor of natural gas in Geneva. The transmission provider is Tallgrass Energy Partners, LP. Geneva is served by a 6-inch line. Natural gas, with an average value of 1,000 Btu per cubic foot, is available for residential, commercial, and industrial customers for base and peak use on a firm basis. Interruptible service is available for customers with alternate fuel capability. Annual curtailment of interruptible customers varies with the type of service selected by the customer.

Rates vary slightly due to seasonal and commodity price fluctuation. Current rates for the commercial/light industrial class customer, as well as one year's history for Nebraska Area 3, can be found on Black Hill's website at www.blackhillsenergy.com.

Contact the Economic Development Department of Black Hills Energy at (800) 232-1850 for information regarding gas rates and service.



Nebraska Public Power District Substation

Other Fuels

LP Gas

LP gas is available for residential use at Geneva Welding. Lichti Bros Oil Co., Inc., of Geneva and Shickley supplies LP gas for residential, commercial, and industrial uses.

Oil

Oil is available for residential, commercial, and industrial uses at Lichti Bros Oil Co., Inc., of Geneva and Shickley.



Lichti Bros Oil Co., Inc.

Water

The municipal water system in Geneva is supplied by four wells, which have an average depth of 250 feet. The system, serving the entire city, has a combined pumping capacity of 3,300 gallons per minute and an overhead storage capacity of 300,000 gallons. The average daily demand is 525,000 gallons, and the historic peak daily demand is 1,017,000 gallons. The system has a maximum capacity of 5,052,000 gallons per day. The static pressure is 65 pounds per square inch and the residual pressure is 63 pounds per square inch.

The water table has not changed during the past five years.

Water Rates (effective 2015)

Residential & Commercial

Rates for water service inside and outside city limits are listed below:

Service line diameter of:	Inside City Limits	Outside City Limits
1" or less	\$8.50	\$16.50
1¼"–1½"	\$18.50	\$36.50
2"	\$23.50	\$47.00
3"	\$50.00	\$98.75
4"	\$75.50	\$151.25

Industrial

Negotiable



Geneva Water Tower

Sewerage

Geneva has a municipal sanitary sewerage system and a storm sewer system. The treatment plant (sequencing batch reactor aerobic digester) was constructed in 2006 and has a daily capacity of 350,000 gallons and an average daily flow of 250,000 gallons.

Sewer-Use Charges *(effective August 2015)*

Residential, Commercial & Industrial

Customer Charge: \$17.20 per month (flat fee based on a 3-month average for January, February, and March) plus \$2.60 per 100 cu. ft. of water

Solid Waste Disposal

Privately owned waste removal services are available in Geneva. Wastes are hauled to landfills in David City, Milford, and York. Large dumpsters are available upon request.



Waste Water Treatment Plant

Recycling

Recyclable items may be taken to the Geneva city disposal site on Mondays, Wednesdays, and Fridays from 2:30 p.m. to 6:30 p.m. and on Saturdays from 9:30 a.m. to 12:00 noon and 1:00 p.m. to 5:30 p.m. Items accepted include newspapers, cardboard, tin and aluminum cans, plastic bottles and jugs, shredded paper, computer paper, magazines, packing peanuts, paper egg cartons, and brown paper bags.



Communications Tower



U.S. Post Office

Communications

Nebraska is the first state to be served totally by digital switching, and continues to be served by one of the nation's most advanced telecommunications networks.

Telecommunications

Providers / Services

Windstream Communications

Fiber optic local exchange telephone service, wireless service, interexchange long distance service, business equipment, and service to Geneva and surrounding area

Geneva Broadband

High-speed fiber optics, full service computer repair, local area network support, and engineering design services to residential and business customers in Fillmore County

Unite Private Network

High band width, fiber-based communications network, and related services

Internet

Internet providers include Geneva Broadband, Superior Inet, U.S. Cellular, Windstream Communications, and Zito Media.

Post Office

The U.S. Postal Service in Geneva provides house-to-house delivery service and has one mail receipt and two dispatches daily.

Package Delivery Service

United Parcel Service (UPS) and the U.S. Postal Service provide package delivery services in the Geneva area.

Newspaper

The Nebraska Signal, the local weekly newspaper, has 3,500 subscribers. Other papers delivered locally are the Hastings Tribune, Omaha World-Herald, Lincoln Journal Star, and York News-Times.



The Nebraska Signal

Radio

Stations Carrying Local News

Call Letters	Frequency	Location
KAWL-AM	1370 KHz	York
KTMX-FM	104.9 MHz	York
KHAS-AM	1230 KHz	Hastings
KRVN-AM	880 KHz	Lexington
KLIN-AM	1400 KHz	Lincoln
KKNB-FM	104.1 MHz	Lincoln
KFGE-FM	98.1 MHz	Milford

Television

Stations Carrying Local News

Call Letters	Channel	Location
KHAS	4	Hastings
KLKN	8	Lincoln
KOLN	10	Lincoln
NETV	29	Lincoln

Tax Structure

Nebraska Highlights

- Nebraska assesses income tax based upon the amount of federal taxable income
- No state property tax
- No inventory tax
- No personal property tax on intangibles
- No sales tax on:
 - raw materials when used as ingredients or component parts in manufacturing operations
 - sales of energy for processing or manufacturing purposes
 - water used exclusively in manufacturing and processing
 - qualified agricultural machinery and equipment
 - manufacturing machinery, equipment, and related services
- Sales and use tax refunds are available on qualifying air and water pollution control equipment
- Sales and use tax refunds are available on property qualifying for certain investment incentives

The Nebraska State Government is financed by an individual income tax, corporate income tax, 5.5 percent sales and use tax, corporate occupation tax, and selective excise taxes (liquor, tobacco, motor fuels, etc.). Local governments are financed primarily by property taxes, although some cities and counties collect a local option sales tax of between 0.5 and 2.0 percent.

Property taxes are levied against real and personal property by local political subdivisions such as counties, cities, school districts, fire districts, etc.,

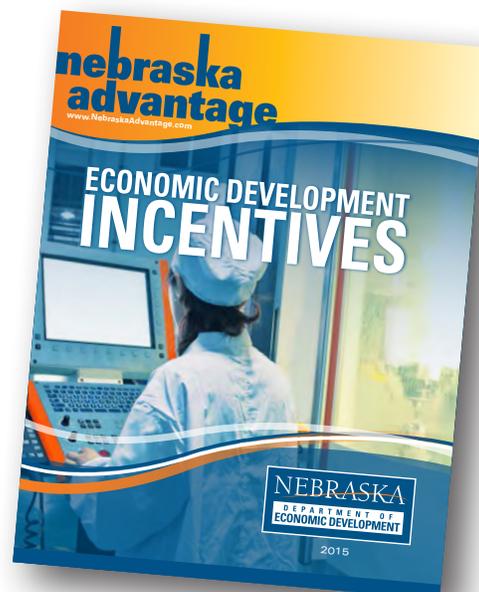
to provide for local services. All real property except agricultural land is assessed at actual or market value. Agricultural land is assessed at 75 percent of actual value. Personal property is assessed at net book value. Tax rates are expressed in dollars and cents for each \$100 of actual value.

Market value is determined by each county assessor through professionally accepted mass appraisal methods, which include, but are not limited to:

- Comparison with sales of real property of known or recognized value, taking into account location, zoning, current functional use, and other statutory guidelines (sales comparison approach)
- Earning capacity of the real property (income approach)
- Cost less depreciation (cost approach)

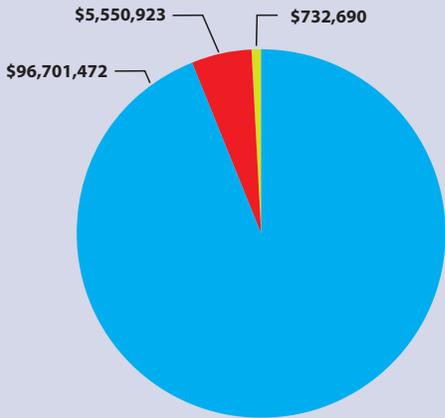
Nebraska Tax Incentives

Nebraska's performance-based tax incentive programs demonstrate the state's commitment to creating a favorable business environment for your business expansion or location. Known collectively as the "Nebraska Advantage Package," this multi-tiered program provides investment credits, wage credits, sales tax refunds based on investment and job creation in Nebraska. Qualified companies, large and small can take advantage of these benefits. For more information on the qualifications and potential benefits available to your company, contact the Nebraska Department of Economic Development, (800) 426-6505 or visit www.neded.org.



2014 Actual Valuation City of Geneva, Nebraska

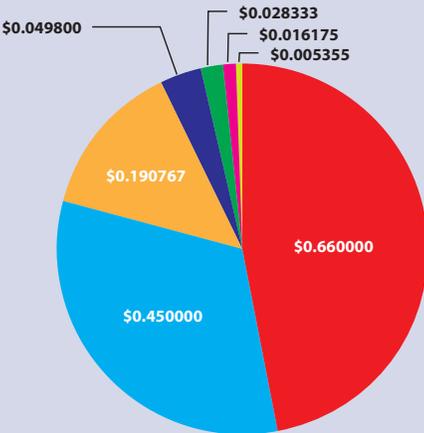
Real Estate Personal Property Special (Railroads & Utilities)



Total: \$102,985,085

Geneva 2014 Tax Rates

School District Community College Fire District
City Natural Resource District
County Educational Service Unit



Total: \$1.400430 (dollars and cents per \$100 of actual value)

Local Bonded Indebtedness

As of 2014:

City Revenue Bonds	\$430,000
City General Obligation Bonds	\$4,645,000
School District Bonds	None
County Bonds	\$1,403,000



Fillmore County Courthouse



City Hall

Local Government

Geneva, a second-class city, has a mayor-council form of government with a city administrator. The 2013–14 actual budget was \$6,496,430.

Fillmore County has 16 townships and is governed by seven county commissioners, who are elected by popular vote for four-year terms. The actual county budget for 2013–14 was \$29,728,987. The county belongs to the Southeast Nebraska Development District along with 14 other counties.

Fire Protection

Fire protection is provided to the city by a 35-member volunteer fire department; 8 members are certified emergency medical technicians and 1 is a paramedic. The department provides protection outside the city limits by operating the Rural Fire District's equipment and providing mutual aid for other communities as needed.

There is one fire station and 160 fire hydrants in Geneva. The fire insurance classification inside the city limits is 4; outside it is 9 to 10. Annual expenditures for fire protection for the past three years averaged \$49,000.



Geneva Fire Department

Law Enforcement

The city of Geneva contracts with the Fillmore County Sheriff's Department to provide law enforcement for the city. Annual expenditures for the last three years averaged \$141,000.

Sheriff

The Fillmore County Sheriff's Department has five sworn officers and five full-time support personnel. Regular patrol by the sheriff's department provides protection to existing industries in the area.

2013 Crime Rates (per 1,000 population)

	<i>Violent Crimes</i>	<i>Property Crimes</i>
Nebraska	2.4	25.3
U.S Total	3.7	27.3

Source: www.ncc.nebraska.gov
www.fbi.gov

State Patrol

Troop H of the Nebraska State Patrol is headquartered in Lincoln, 68 miles east of Geneva. One patrol officer is stationed in Geneva.

Streets

Geneva has 17 miles of hard-surfaced streets; 4 miles are concrete, 12 miles are asphalt, and 8 blocks are brick. Restrictions on oversized loads are enforced. Eighty percent of the streets have curbs and 70 percent have sidewalks.

Building Regulations

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

Planning

Geneva has a nine-member planning commission. Members are appointed by the Mayor and approved by the City Council to serve three-year terms.

The Comprehensive Plan for Geneva was prepared in 1998 by Hanna:Keelan Associates, P.C., of Lincoln and updated in 2009.

Education

Fillmore Central Public Schools	Students	Teacher/ Pupil Ratio	Computer/ Pupil Ratio
Elementary - Geneva Grades K–4	195	1:20	1:1
Middle School - Fairmont Grades 5–8	158	1:20	1:1
High School - Geneva Grades 9–12	155	1:12	1:1

School District No. 25 in Fillmore County covers 245 square miles and had a 2013–14 actual valuation of \$872,221,326, with an actual valuation per student of \$1,597,475. This Class 3 school is accredited by the state of Nebraska.

The 2013–14 school operating expenses totaled \$7,850,000, with an average cost per pupil of \$12,678.

Report Card 2013–2014	
ACT Test	Composite
Fillmore Central High School	21.7
Nebraska	21.5
National	20.9
Source: Nebraska Department of Education	

Grace Lutheran School	Students	Teacher/ Pupil Ratio	Computer/ Pupil Ratio
Elementary - Geneva Grades K–6	16	1:16	1:1
Middle School - Geneva Grades 7–8	4	1:4	1:1



Fillmore Central Elementary School - Geneva



Fillmore Central High School - Geneva



Fillmore Central Middle School - Fairmont



Grace Lutheran School - Geneva

Educational Service Unit

Educational Service Unit 6 (ESU), headquartered in Milford, serves five counties including Fillmore County. ESU 6 services include technology training, repair of media equipment, video tape library, speech therapy, resource teachers, psychological services, special education supervision, physical and occupational therapy, services for early childhood development and children with autism, staff development, telecommuting, and cooperative federal project programs. Additional services include effective schools training, board workshops, test booklet loan, and Star Lab.

Special Schools

On March 4, 1891, by a legislative act, the Girls Industrial School was established on 70 acres in Geneva. Currently named the Youth Rehabilitation & Treatment Center - Geneva (YRTC-Geneva), the facility remains the only state-operated correctional facility for delinquent teenage females in the state of Nebraska and operates as a part of the Department of Health and Human Services.

The mission of the YRTC-Geneva is to protect society by providing a safe, secure, and nurturing environment in which the youth who come may learn, develop a sense of self, and return to the community as productive and law-abiding citizens. To accomplish this, the YRTC-Geneva provides diverse programming that responds to each youth's unique needs. The average daily population is 55, with a rated capacity of 88.

The program at the YRTC-Geneva is designed to meet the needs of each youth under a plan which includes an individual profile with psychological testing; evaluation and counseling services; academic testing and enrollment in an individualized school program; medical, dental, and optometric evaluation and testing to determine physiological well being; a chemical appraisal if there are signs of drug and alcohol abuse; and a classification study to learn background history, current needs, and other ancillary services. A complete testing regimen is administered to ensure that each youth's program fits individual needs.

The YRTC-Geneva education program is accredited by the Nebraska Department of Education as a special purpose school. Under the direction of a principal, a full schedule of academic classes is offered along with GED programming and independent living programs. A full grade program exists, including Title I and Special Education Services for appropriate youth. In addition to the regular school term, an eight-week summer school is offered.

Higher Education

An abundance of public colleges and universities are available in Nebraska. There are also a number of community colleges as well as private colleges and trade schools. A large number of degree programs are available and some institutions offer courses and workshops specially tailored to meet specific training needs of industry, education, and business.

Several of Nebraska's universities are ranked as national leaders at making quality education affordable.



Fillmore Central High School Marching Band



Southeast Community College - Milford

Colleges & Universities Frequently Attended by Fillmore Central High School Graduates

	Miles
York York College	25
Crete Doane College	42
Milford Southeast Community College	44
Hastings Hastings College	46
Seward Concordia University	53
Beatrice Southeast Community College	61
Lincoln University of Nebraska - Lincoln Southeast Community College	68
Kearney University of Nebraska at Kearney	104
Peru Peru State College	113



Youth Rehabilitation & Treatment Center

Quality of Life

Health Care

Hospital/Clinics

Fillmore County Hospital is located in Geneva. The newly built \$18.5 million, 55,587-square-foot county-owned hospital opened in 2012 and is licensed for 20 acute care beds.

Specialty clinics at the hospital include cardiology; dermatology; ear, nose, and throat; gastroenterology; hematology/oncology; neurology; obstetrics and gynecology; orthopedic; ophthalmology; podiatry; plastic/reconstructive surgery; pulmonology; surgery; psychology; urology; vascular; and wound care.

Services provided include outpatient services, in-house diagnostics services, and inpatient services.

The hospital owns and operates one ambulance for patient transfer.

St. Elizabeth's Hospital, Nebraska Heart Institute, and **Bryan LGH Medical Center** provide local patrons with care in Lincoln, 68 miles northeast, as well as the **Mary Lanning Hospital** in Hastings, 46 miles west.

Fillmore County Hospital opened a 13,200-square-foot **Inpatient Behavioral Health Clinic** in July 2015. The clinic serves the 55 plus age population and provides both outpatient therapy and 10 beds for in-patient treatment.

Fillmore County Medical Center, attached to the hospital, is a family practice/general practice health center.

Rescue Squad

The **Geneva Rescue Squad**, with one ambulance, has nine volunteer emergency medical technicians (EMTs). The rescue squad provides emergency rescue services to Geneva with an ambulance equipped with an auto external defibrillator (AED), advanced airway equipment, and standard equipment. The EMTs complete 40 hours of mandatory training each year and are recertified every three years.

Nursing Homes

Heritage Crossing - 68-bed nursing care

Assisted / Independent Living

Heritage Crossing - 30 assisted living units
4 independent living cottages

Low Cost and/or Retirement Housing

Pioneer Manor - 20 units



Fillmore County Medical Center



Fire-Rescue Truck



Fillmore County Hospital



Kleinschmidt Physical Therapy & Athletic Training



Geneva Senior Center



Heritage Crossing



Fillmore County Wellness Center



Mid America Vision Center



Pioneer Manor



Sullivan Family Dentistry



Weaver Pharmacy

Library

The **Geneva Public Library** contains 27,700 volumes and has an average annual circulation of 88,000. The library provides three meeting rooms for public use. Other services include books, magazines, videos, DVDs, books on cassette tapes and CDs, music CDs, ten computers with wireless Internet service, fax machine, and photocopier. The Fillmore County genealogy department is housed at the library. The library has a story hour for preschoolers, summer reading program, and summer story hour. For additional information, visit www.genevane.org/379/library.



Geneva Public Library

Churches

Denomination

- Assembly of God
- Baptist
- Catholic
- Church of Christ
- Evangelical Free
- Lutheran, ELCA
- Lutheran, Wisconsin Synod
- United Methodist



Prince of Peace Lutheran Church



Assembly of God Church



Grace Lutheran Church



Evangelical Free Church



Congregational United Church of Christ



United Methodist Church



Geneva Baptist Church



St. Joseph Catholic Church

Recreation

There are five parks in Geneva covering 14.5 acres. **City Park** provides picnic tables, grilling stands, playground equipment, swimming pool, tennis courts, sand volleyball court, horseshoe pits, four agri-limed lighted ball fields, rest rooms, two shelters, log cabin, and band stand.

Cumberland, Schneider, Skylark, and Siebert Parks are all mini parks with playground equipment located in residential areas.

The **City of Geneva Boys Pond** was created in the early 1900's naturally when dirt from the site was used for railroad and street development. The pond is on one acre of land and is fully stocked with fish. It is surrounded by picnic and rest room facilities. There is a 100-foot pedestrian bridge that spans the pond. Children 16 and younger and adults 62 and older are allowed to fish.

The **Lions Club** building, available for rent, is located adjacent to the city park.

Geneva Activity and Education Department (GAED) offers a wide range of programs. Approximately 1,500 people participate annually in nearly 30 programs offered by GAED. Activities offered include Youth Soccer; Women's, Co-ed, and Youth Volleyball; Firearm/Bow Hunter's Education; Co-ed Softball; Swimming Lessons; Life Guard Training; Water Aerobics; CPR/First Aid; Youth Dance; Adult Clogging; Men's, Women's, and Youth Basketball; Youth Wrestling; Adult Welding; K-2 Basketball Camp; Youth Golf; Sign Language; Basic Investing; Summer Education/Recreation; Exploration Station; Youth Art Class; Jazzercise; Youth Spanish Class; Dog Obedience; Kindermusik; Bowling; Youth Cooking; and Emergency Medical Services classes.

Area attractions include:

- Auto Racing - Junction Motor Speedway, McCool Junction (15 miles)
- Baseball - Legion baseball and summer leagues
- Boating - Within 25 miles
- Bowling - Within 25 miles
- Fishing - A city-owned and stocked fishing pond and nearby Lone Star Recreation Area
- Golf - Private course with public access, nine-hole grass green golf course with clubhouse
- Hunting - Excellent "in-season" hunting for a variety of game including deer, turkeys, pheasants, quail, ducks, and geese

- Skeet Shooting - Shooting range by Geneva Gun Club
- Swimming - Municipal pool in the city park
- Theater - The movie theater seats 300 people and is also used for dramatic arts, music, and comedy productions by both the Geneva Arts Council and Fillmore Central High School

Annual Celebrations

January/ March/ September/ November	Geneva Arts Council Events <i>Instrumental and vocal musical groups, theatrical presentations</i>
February/ March	Veteran Dinners <i>Dinners honoring veterans</i>
March	Rural Living Expo <i>70 plus booths, food, entertainment, style show</i>
July	Summer Celebration <i>Street dance, parade, games, entertainment, food, fireworks at fairgrounds</i>
July	Fillmore County Fair <i>Entertainment, FFA and 4-H shows and exhibits, BBQs, carnival</i>
October	Halloween Costume Parade and Midnight Madness <i>Parade, stores open for trick or treaters</i>
November	China Luncheon <i>Lunch, style show, prizes</i>
November	Fillmore County Health Fair
December	Tour of Homes, Twelve Days of Christmas <i>Tour of homes, musical events and programs, crafts, wagon rides, pictures with Santa, open houses throughout downtown stores</i>



Geneva Rec Center



Geneva Chamber Office
Vintage 1922 Gas Station



Scenes from City Parks



Swimming Pool in City Park



Tennis Courts in City Park



Soccer Fields



Boy's Pond



Hidden Hills Country Club



Fillmore County Fair Grounds



Rialto II Theater



Lakeshore RV Park



East Side Event Center



Log Cabin - Geneva City Park



Lions Club next to City Park



Celebrations in Geneva



Barn Quilt Project
- Four T's -



Antique Steam Engine
Along Highway 81

Financial Institutions

- Cornerstone Bank - Geneva Branch
- Heartland Bank
- York State Bank - Geneva Branch



Cornerstone Bank



Heartland Bank



York State Bank

Housing

Six new homes and one duplex were constructed in the past three years. The cost of new home construction averages \$155 per square foot.



Housing in Geneva



New Housing in Geneva

Community Services

With a business climate full of opportunity, Geneva continues to upgrade its infrastructure, beautify its historic downtown, and expand its retail choices. Geneva offers a full pallet of services to its residents and an ideal blend of small town living with large city amenities. The residents of Geneva have combined talent and strong work ethic to create a perfect setting in which to work and live.

Professional

- Attorneys5
- Auctioneers.....2
- Certified Public Accountants.....1
- Medical
 - Anesthesiologists 10
 - Cardiologists19
 - Chiropractors.....2
 - Dentists 1
 - Dermatologists 1
 - Family Practice Physicians5
 - General Surgeons4
 - Hematologists & Oncologists3
 - Neurologists 4
 - Nurses, Registered27
 - Obstetricians & Gynecologists5
 - Ophthalmologists 1
 - Orthodontists 1
 - Orthopedic Surgeons/Sports Medicine7
 - Otolaryngologists 1
 - Pathologists.....5
 - Pharmacists 4
 - Physical Therapists2
 - Physician Assistants.....6
 - Plastic Surgeons 1
 - Podiatrists 2
 - Psychiatrists 1
 - Psychologists 1
 - Pulmonologists.....4
 - Radiologists 17

- Urologists1
- Vascular Surgeons1
- Veterinarians.....4

Business and Commercial

- Accounting/Bookkeeping Agencies4
- Agricultural Implement Dealers3
- Apparel Stores
 - Children’s.....3
 - Combination3
 - Women’s.....3
- Appliance Stores3
- Auto Repair & Services5
- Auto Supply Parts.....3
- Aviation Seeding & Spraying3
- Bakeries.....1
- Banquet Facilities, Halls,
Auditoriums, and Meeting Rooms.....5
- Beauty Salons/Barber Shops8
- Caterers.....2
- Child Care Services.....4
- Computer Services2
- Contractors
 - Concrete2
 - Electric.....3
 - Excavating.....2
 - Flooring.....1
 - General.....11
 - Grain Bins and Steel Buildings2
 - Gravel1
 - Heating & Air Conditioning.....1
 - Painting.....1
 - Plumbing.....1
 - Remodeling7
 - Roofing6
 - Well Digging1
- Convenience Stores3
- Dance Studios 1

Department Stores	1	Laundromats.....	1
Discount Stores	1	Lawn Services	1
Dry Cleaning & Laundries.....	1	Lumberyards.....	1
Electric Motor Repair	6	Machine Shops.....	1
Farm/Ranch Supplies	2	Nurseries & Garden Centers	1
Feed & Seed Dealers	2	Office Equipment Sales, Service & Supplies.....	2
Fertilizers	2	Pharmacies.....	1
Floral Shops	2	Photography Studios	1
Funeral Homes	1	Preschools.....	1
Furniture Stores.....	1	Printers	1
Gift Shops.....	5	Real Estate Firms	3
Grain Dealers	2	Restaurants	10
Grocery Stores	1	Service Stations.....	3
Hardware Stores.....	1	Television & Radio Repair Shop.....	1
Health Clubs.....	2	Theaters	1
Hotels/Motels.....	(30 rooms) 2	Upholstery Shops	1
Insurance Companies.....	7	Variety Stores	2
Landscaping Equipment & Supplies.....	1	Welding Shops	2



Geneva Senior Center



VFW



Agriculture & Raw Materials

In 2013 Nebraska ranked fourth among the states in corn exports, third in total cash receipts from farm and ranch marketing, and fifth in agricultural exports. Nebraska's farms and ranches utilized 45.3 million acres or 92 percent of the state's total land area. Cash receipts from farm markets in 2013 contributed more than \$23 billion to the state's economy and 5.9 percent of the U.S. total. Food processing is the state's largest manufacturing sector and foreign markets are important for many of the state's manufacturers.

Sources: Nebraska Agriculture Rankings - USDA ERS, USDA NASS; Food Processing Status - Bureau of Labor Statistics, Quarterly Census of Employment and Wages

The **Ogallala Aquifer** underlies 174,000 square miles in parts of eight states. The Ogallala Aquifer within Nebraska contains approximately 65 percent of the water in storage in the entire aquifer. With the implementation of more efficient irrigation systems and other water management measures, the Ogallala Aquifer will remain a valuable resource in Nebraska.

Nebraska's Natural Resource Districts (NRDs) have responsibility for managing groundwater resources. The Nebraska Department of Natural Resources maintains responsibility for administration of surface water rights. In locations where groundwater and surface water are connected, the responsibility is shared among the NRDs and the state for achieving a sustainable balance between water supplies and water use.



Nebraska's Rank Among States

1st...

Beans, Dry Edible, Great Northern, 2014
Cattle on Feed, Jan. 2015
Cropland, Irrigated Acres, 2012
Popcorn, 2012
Red Meat Production, Commercial, 2014

2nd...

Beans, Dry Edible, Light Red Kidney, 2014
Beans, Dry Edible, Pinto, 2014
Bison, 2012
Cattle and Calves, All, Jan. 2015
Millet, Proso, 2014

3rd...

Cash Receipts from Farm Marketings, 2013
Corn for Grain, 2014
Dry Edible Beans, All, 2014

4th...

Beef Cows, All, Jan. 2015
Land in Farms, 2014
On Farm Grain Storage Capacity, Dec. 2014
Off Farm Grain Storage Capacity, Dec. 2014

5th...

Beans, Dry Edible, Black, 2014
Sorghum for Grain, 2014
Sorghum for Silage, 2014
Soybeans, 2014
Winter Wheat, 2014

6th...

Sugarbeets, 2014
Cropland, 2012
Hay, All, 2014
Hogs and Pigs, All, Dec. 2014
Principal Crops, Harvested, 2014

7th...

Hay, Alfalfa, 2014
Hay, Other, 2014
Principal Crops, Planted, 2014

8th...

Wheat, All, 2014
Sunflower, All, 2014

10th...

Corn for Silage, 2014
Potatoes, Fall, 2014

Source: Nebraska Department of Agriculture - USDA, NASS, NFO, and NBA

Fillmore County

2012 Statistics	Fillmore County	State of Nebraska
Number of Farms.....	472.....	49,969
Land in Farms (acres)	328,386.....	45,331,783
Average Size of Farms (acres).....	696.....	907
Market Value of Agricultural Products Sold	\$334,806,000.....	\$23,068,756,000
Market Value Per Farm.....	\$709,334.....	\$461,661
Total Acres Irrigated.....	210,981.....	8,296,573
Percent of Farmland Irrigated.....	64.2%.....	18.3%

Source: 2012 Census of Agriculture

Five-Year Average Production of Leading Crops (2010–2014)	Fillmore County	State of Nebraska
Corn for Grain.....	34,942,400 bu.	1,502,660,000 bu.
Hay, Alfalfa.....	18,300 tons*	3,002,600 tons
Sorghum for Grain.....	225,275 bu.*	8,443,000 bu.
Soybeans.....	6,408,200 bu.	256,058,000 bu.
Winter Wheat.....	116,920 bu.	58,434,000 bu.

* Four-year average

Five-Year Average Livestock Population (2011–2015)	Fillmore County	State of Nebraska
All Cattle	35,100	6,340,000

Fillmore County ranked in the top ten counties in Nebraska in the production of corn twice out of the past five years and in the top eight counties for soybean production each of the last five years.

Source: National Agricultural Statistics Service

In August 2015, Fillmore County received the **Livestock Friendly County** designation from the Nebraska Department of Agriculture.

Raw Materials

Sand and gravel, nonmetallic minerals, are available in commercial quantities; however, there are no known metallic minerals found in the Geneva area.

White corn is grown in the area, cleaned, and sent to manufacturers for making tortilla chips.

Bovine trachea and swine intestine linings are made into intermediate products in Geneva and then shipped to Spain for further refinement for the pharmaceutical, food supplement, and functional foods industry.



Climate

Nebraskans enjoy four distinct seasons... spring, summer, fall, and winter

Nebraska has a continental climate, with hot summers and cold winters. Temperatures are highly variable from season to season and year to year. The majority of the state has an average annual maximum temperature of 60°F to 65°F with average annual minimum temperatures in the 30°F to 40°F range. State temperature records are -47°F and 118°F. The average number of days in excess of 100°F range from 5 (northeast) to 11 (southwest) with most of the state between 6 and 9 days. Minimum temperatures below zero occur on average 7 days per year in southeast Nebraska to 20 days in north-central Nebraska.

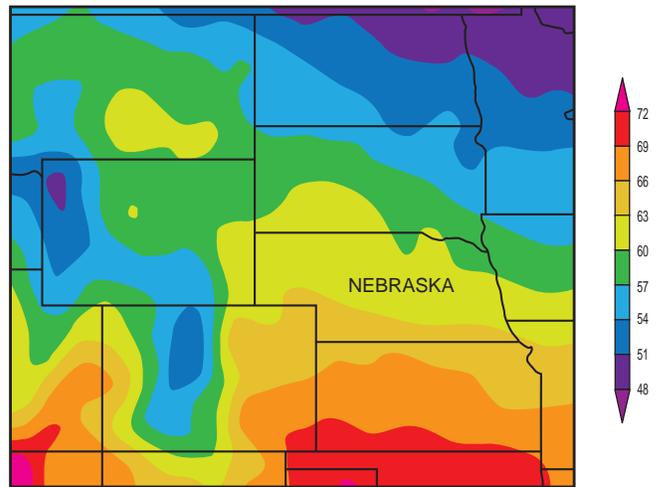
Precipitation

Precipitation is also variable and ranges from an annual average of 15 to 20 inches in the west to 30 to 35 inches in southeast Nebraska. Approximately 75 percent of the precipitation falls as rain from April to September. Annual average snowfall ranges from 20 inches in the southeast to 50 inches in the northwest. Snowfall usually increases during late winter and reaches a maximum in March.

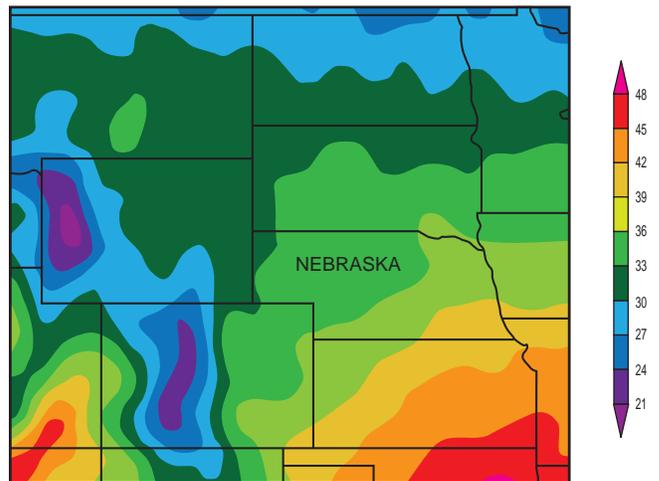
Growing Season

The growing season fluctuates in length, but on average it ranges from 120 days in the extreme northwest to 170 days in the southeast. The average date of the last freeze in spring varies from April 25 in extreme southeast Nebraska to May 21 in extreme northwest. The first fall freeze typically occurs from September 20 in the extreme northwest to October 6 in the southeast part of the state.

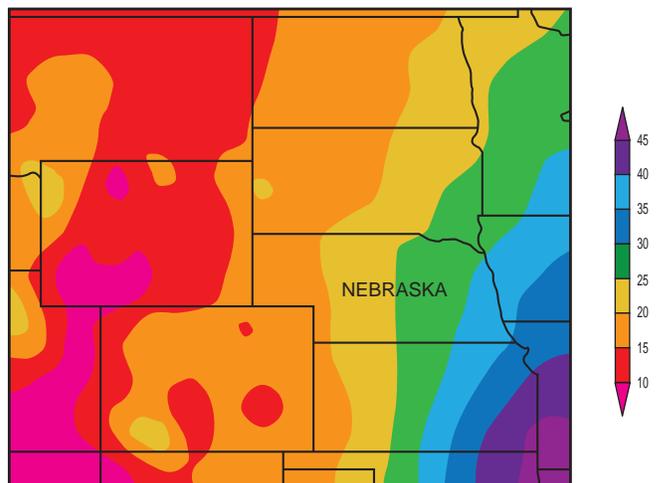
Annual Maximum Temperature (F)



Annual Minimum Temperature (F)



Annual Precipitation (inches)



Based on 30-yr. climate normals 1981–2010 data from the High Plains Climate Center, University of Nebraska-Lincoln, www.hprcc.unl.edu.

Geneva

NEBRASKA Values & Vision



Geneva

N E B R A S K A



September 2015



Nebraska Public Power District

Always there when you need us

www.nppd.com

Nebraska Public Power District (NPPD), Nebraska's largest electric utility, assists in the economic development of the areas it serves. For more information on NPPD's economic development assistance, contact the Economic Development Department, 1414 15th Street, PO Box 499, Columbus, NE 68602-0499, (800) 282-6773, Ext. 5534, email: econdev@nppd.com, or visit our website at econdev.nppd.com.

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