

# **Wyoming Rural Development Council**



## **Community Assessment Resource Team Report For the Town of Hartville, Platte County, Wyoming September 20 & 21, 2007**

## **THE WYOMING RURAL DEVELOPMENT COUNCIL**

The Wyoming Rural Development Council is a collaborative public/private partnership that brings together six partner groups: local/regional government, state government, federal government, tribal government, non-profit organizations and private sector individuals and organizations.

WRDC is governed by a Steering Committee representing the six partner groups. The Steering Committee as well as the Council membership has established the following goals for the WRDC:

- Assist rural communities in visioning and strategic planning
- Serve as a resource for assisting communities in finding and obtaining grants for rural projects
- Serve and be recognized as a neutral forum for identification and resolution of multi-jurisdictional issues
- Promote, through education, the understanding of the needs, values, and contributions of rural communities.

The Council seeks to assist rural Wyoming communities with their needs and development efforts by matching the technical and financial resources of federal, state, and local governments and the private sector with local development efforts.

If you would like more information about the Wyoming Rural Development Council and how you may benefit as a member, contact:

Mary Randolph, Executive Director  
Wyoming Rural Development Council  
214 West 15<sup>th</sup> Street  
Cheyenne, WY 82002  
307-777-6430  
307-777-2935 (fax)  
[Mary.randolph@wybusiness.org](mailto:Mary.randolph@wybusiness.org)  
[www.wyomingrural.org](http://www.wyomingrural.org)

## **TABLE OF CONTENTS**

### **Hartville, Wyoming Resource Team Assessment September 20 & 21, 2007**

1. Process for the Development of This Report.....	pg. 3
2. Executive Summary.....	pg. 4
3. Hartville Profile.....	pg. 5
4. Platte County Profile.....	pg. 10
5. Resource Team Members .....	pg. 22
6. Schedule of Assessment Listening Sessions.....	pg. 23
7. Major Themes and Sub themes.....	pg. 24
8. Team Member Recommendations.....	pg. 25
9. What was said at the Listening Sessions .....	pg. 53
10. 20 Clues to Rural Community Survival.....	pg. 61



*Any recommendations contained herein are not mandatory. The Wyoming Rural Development Council has not endorsed any recommendations and opinions contained herein. Neither the WRDC, nor any of its employees, contract labor, committee chairs, and/or members makes any warranty, express or implied, including warranties of merchantability and fitness for a particular purpose, or assumes any legal liability for the accuracy, completeness, or usefulness of this report or any information, recommendations, or opinions contained herein.*

## **PROCESS FOR THE DEVELOPMENT OF THIS REPORT**

The Wyoming Rural Development Council (WRDC) has provided a Resource Team to assist the Town of Hartville, Wyoming, in evaluating the community assets and liabilities, and in developing suggestions for improving the future for social, economic and environmental growth of Hartville.

The Town of Hartville requested a community assessment from the Wyoming Rural Development Council. The mayor and his committee served as the community contact and took the lead in agenda development, logistics, and publicity for the assessment. Resource Team members were selected to visit, interview citizens, business, and community leaders to develop a plan of recommended action for Hartville. The team members were carefully selected based on their fields of expertise that the Town of Hartville officials indicated would be needed to respond to the problem areas identified.

The Resource Team toured the town and interviewed approximately 40 people in eight listening sessions over a two day period from September 20-21, 2007. The team interviewed representatives from the following segments of the community: local business, city, law enforcement, youth, fire fighters, National Guard members, grandparents, parents, and the general public.

Many of these people had reviewed the questions with their respective businesses or organizations and were representing many people at the listening sessions. Each participant was asked to respond to three questions designed to begin communication and discussion, and to serve as a basis for developing the action plan. The three questions were:

*What do you think are the major problems and challenges in Hartville?*

*What do you think are the major strengths and assets in Hartville?*

*What projects would you like to see implemented in 2, 5, 10, or 20 years in Hartville?*

Upon completion of the interviews, the team met to compare notes and share comments following two days of intense study. The team then agreed that each team member would carefully analyze the things said, synthesize what they heard with their knowledge of programs and resources, prepare their notes and suggestions, and then forward these items to be combined into WRDC's final report to the Town of Hartville.

The oral report was presented to the people of Hartville on September 21, 2007 and many citizens who participated were in attendance.

Following the oral report, this formal written report is presented to the Town of Hartville.

## **EXECUTIVE SUMMARY**

On behalf of the Hartville Community Assessment Resource Team, I would like to thank the Town of Hartville and the community members who worked so hard to coordinate the Hartville Community Assessment. This report contains an abundance of information that will hopefully be used by the people of Hartville to better the community and reach its goals.

While reading this report, you will find a variety of recommendations made by the team members on the issues that were identified during the listening sessions. We encourage the town to use these recommendations to build a plan for the future of Hartville.

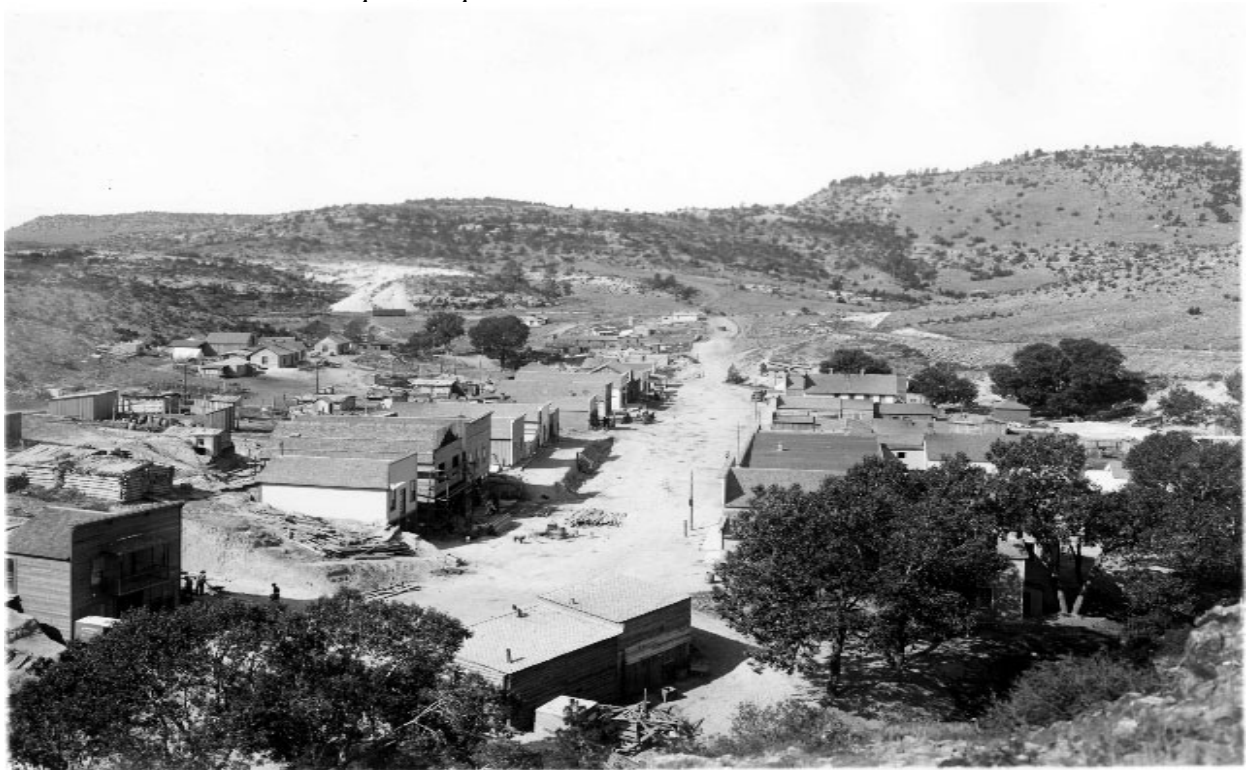
Anything is possible if everyone works together to achieve a common goal, as the community-minded citizens of Hartville already know. Every step, no matter how small, is a movement in the right direction toward achieving Hartville's goals. It can be done. What you do with the recommendations is your choice and will be accomplished by the dedicated citizens of Hartville.

Members of our team will return to Hartville to facilitate a follow-up meeting in the near future. The meeting will help determine the priorities and develop strategies for implementation in Hartville. We encourage everyone from the town to attend this meeting, even if they were unable to attend the community assessment. This follow-up goal setting meeting will identify both short term and long term goals for Hartville.

On behalf of the Town of Hartville Resource Assessment Team, let me express our gratitude for the hospitality shown us during our time in your community. Good luck on your challenges and visions.

Sincerely,

*Jo Ferguson*  
Team Leader



Hartville, WY - 1905

Source: [www-wsl.state.wy.us/.../Stimson-neg1946.jpg](http://www-wsl.state.wy.us/.../Stimson-neg1946.jpg)

## **HARTVILLE COMMUNITY PROFILE**

(Elevation: 4,500)

Hartville, one of the oldest incorporated towns in Wyoming, was established in 1884 and is located in Eureka Canyon - six miles north of Guernsey on highway 270. Hartville was first settled in the 1870s by prospectors mining for gold, silver, copper, onyx, and iron. Major Verling K. Hart, once an officer at Ft. Laramie, gave his name to the town when he opened a copper mine. At the turn of the Century Hartville was a thriving city. Copper mining brought Italian and Greek immigrants, and with them, a taste of southern European culture, including a Dante Alighieri Society and an opera house. Several of the stone buildings and those constructed with false fronts still stand today. The stone-built town jail held many a "character" in days of yore. Today, Hartville is populated by retired miners and a few young families.

By 1887, the copper had mostly run out, but then miners discovered one of the world's most extensive deposits of pure iron. Native Americans had used the red-pigmented mineral for war paint. The area became the first open pit mine in the world, named the Chicago Mine, or "The Glory Hole," a name that is still used for other open pit mines. The Chicago Mine went 650 feet deep, deep enough to fit the United Nations Building inside, and is still one of the largest open pit mines the world has ever seen. Production peaked in 1942, reaching a million tons, but then tapered off. The mine officially closed in 1984. Environmental reclamation of the area has been an ongoing project.

Hartville gave its name to a geological formation - the Hartville Uplift, which is one that is rich in ores and semi-precious stones. Recent archeological digs have uncovered that, in addition to the metals mentioned above, Native Americans came here to find jasper, moss agate, onyx, chalcedony and flint for arrowheads. The area has been a gathering place due to its mineral treasures for nearly 11,000 years.

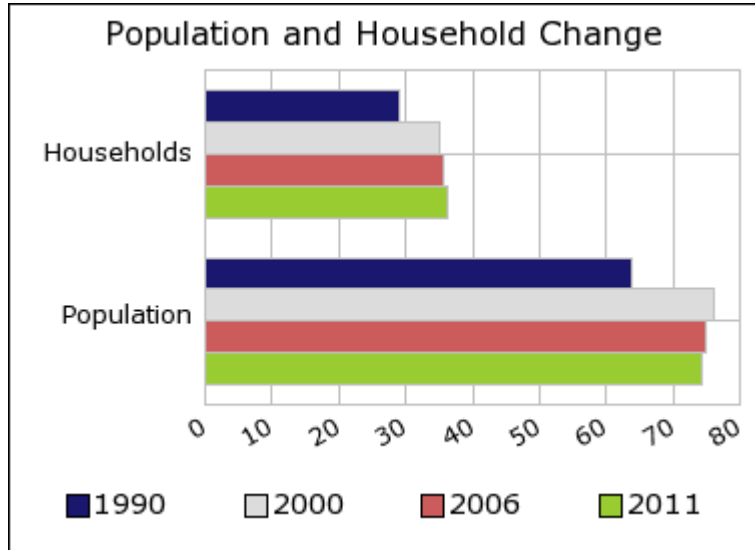
Sources: <http://www.wheatlandwy.com/Platte%20Chamber/hart.htm>  
<http://www.ultimatewyoming.com>

## Hartville Executive Summary

### Population Demographics:

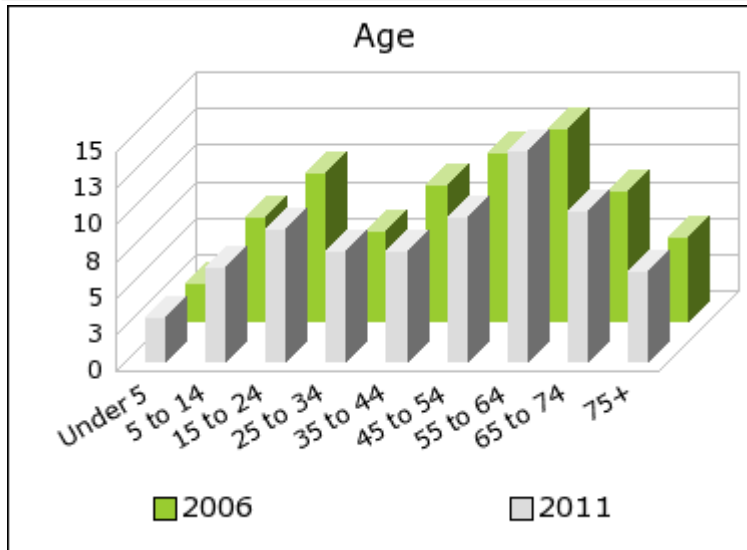
The number of households in Hartville in 1990 was **29** and changed to **35** in 2000, representing a change of **20.7%**. The household count in 2006 was **36** and the household projection for 2011 is **36**, a change of **0.0%**.

The population in Hartville in 1990 was **64** and in 2000 it was **76**, roughly a **18.8%** change. The population in 2006 was **75** and the projection for 2011 is **74** representing a change of **-1.3%**.



	1990 Census	2000 Census	2006 Estimate	2011 Projection	Percent Change	
					1990 to 2000	2006 to 2011
Total Population	64	76	75	74	18.8%	-1.3%
Total Households	29	35	36	36	20.7%	0.0%

### Population by Age



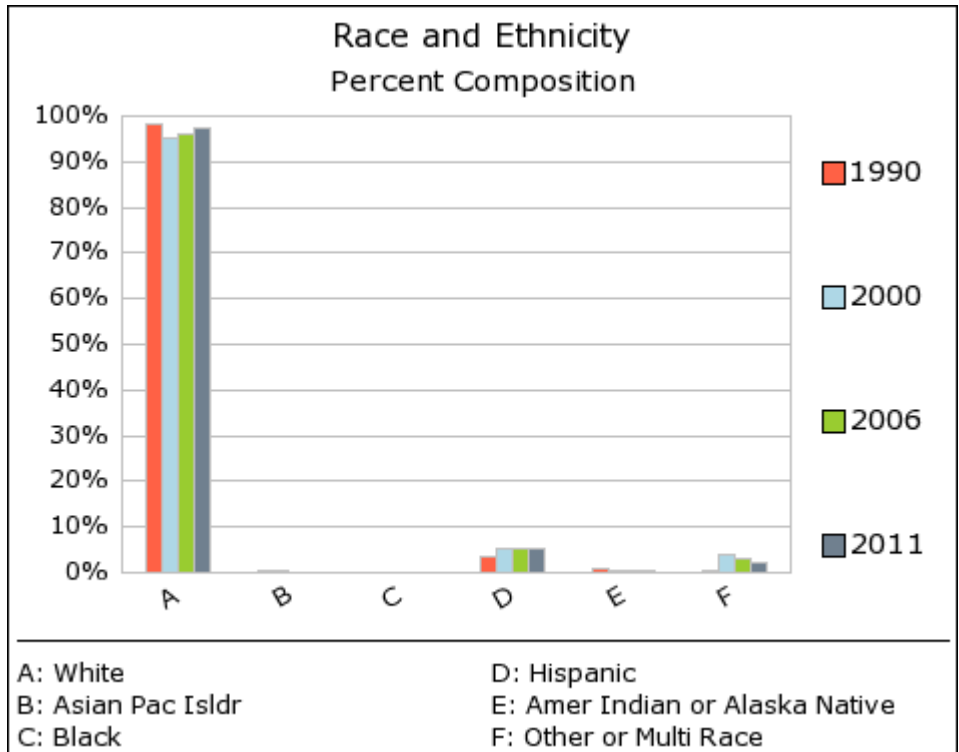
In 1990, the median age of the total population in Hartville was **41.4**, and in 2000, it was **43.6**. The median age in 2006 was **47.2** and it is predicted to change in five years to **50.0** years. In 2006, females represented **50.1%** of the population with a median age of **47.2** and males represented **49.9%** of the population with a median age of **47.1** years. In 2006, the most prominent age group in this geography is **Age 55 to 64** years. The age group least represented in this geography is **0 to 4** years.

### Age Groups

	1990 Census		2000 Census		2006 Estimate		2011 Projection		Percent Change	
		%		%		%		%	1990 to 2000	2006 to 2011
0 to 4	3	4.4%	3	3.6%	3	3.5%	3	3.8%	-3.1%	6.7%

5 to 14	10	15.2%	10	12.6%	7	9.6%	7	8.7%	-1.8%	-9.8%
15 to 19	4	5.5%	7	8.9%	6	8.0%	5	6.8%	92.5%	-14.7%
20 to 24	3	4.3%	2	3.2%	4	5.6%	4	5.4%	-9.7%	-4.2%
25 to 34	7	11.4%	6	8.2%	6	8.3%	8	10.3%	-14.5%	22.5%
35 to 44	9	13.4%	12	16.2%	9	12.4%	8	10.1%	42.9%	-18.9%
45 to 54	9	13.4%	11	14.8%	12	15.3%	10	13.3%	30.6%	-13.7%
55 to 64	9	13.9%	11	14.1%	13	17.6%	14	19.3%	20.8%	9.3%
65 to 74	7	10.4%	8	10.9%	9	11.9%	10	13.8%	23.7%	14.7%
75 +	5	8.1%	6	7.6%	6	7.7%	6	8.4%	11.9%	7.6%

**Population by Race/Ethnicity**



In 2006, the predominant race/ethnicity category in Hartville was **White**. The race & ethnicity category least represented in this geography was **Asian or Pacific Islander**.

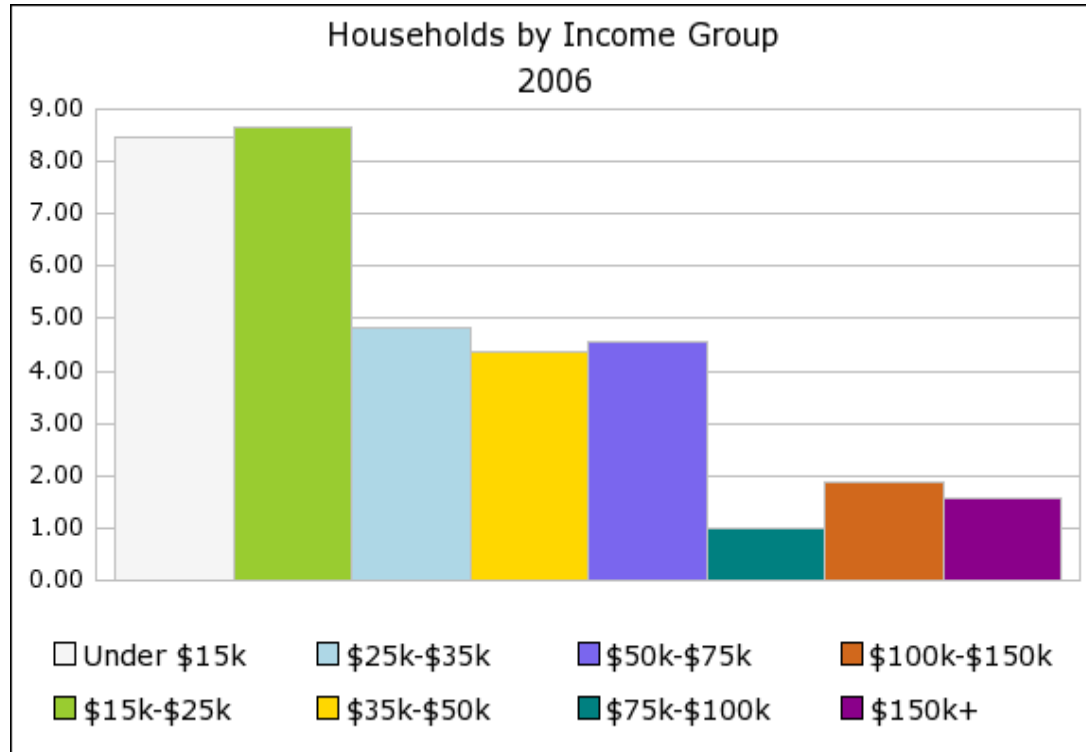
**Race & Ethnicity**

	1990 Census		2000 Census		2006 Estimate		2011 Projection		Percent Change	
		%		%		%		%	1990 to 2000	2006 to 2011
White	63	98.4%	72	95.3%	72	96.1%	72	97.3%	15.1%	0.5%
Black	0	0.0%	0	0.1%	0	0.1%	0	0.1%	N/A%	0.0%
American Indian or Alaska Native	0	0.7%	0	0.4%	0	0.5%	0	0.5%	-40.0%	0.0%
Asian or Pacific Islander	0	0.4%	0	0.2%	0	0.1%	0	0.1%	-33.3%	0.0%
Other Race	0	0.6%	1	1.7%	1	1.4%	1	0.8%	275.0%	-41.7%
Two or More Races			2	2.3%	1	1.8%	1	1.2%		-33.3%

Hispanic Ethnicity	2	3.6%	4	5.2%	4	5.3%	4	5.1%	73.1%	-4.4%
Not Hispanic or Latino	62	96.4%	72	94.8%	71	94.7%	71	94.9%	16.8%	-0.5%

### Households by Income

In 2006 the predominant household income category for Hartville was **\$15K - \$25K**, and the income group that was least represented was **\$75K - \$100K**.



### HH Income

Categories	1990 Census	%	2000 Census	%	2006 Estimate	%	2011 Projection	%	1990 to 2000	2006 to 2011
\$0 - \$15,000	14	49.7%	9	26.8%	8	23.6%	8	21.6%	-34.8%	-7.7%
\$15,000 - \$24,999	6	19.9%	10	27.9%	9	24.2%	8	22.6%	69.4%	-5.4%
\$25,000 - \$34,999	3	10.9%	3	9.6%	5	13.5%	6	15.4%	5.9%	15.4%
\$35,000 - \$49,999	3	10.6%	5	14.9%	4	12.2%	4	10.8%	69.7%	-10.6%
\$50,000 - \$74,999	2	6.7%	3	9.8%	5	12.7%	5	13.6%	76.2%	8.2%
\$75,000 - \$99,999	0	1.0%	1	2.9%	1	4.2%	2	5.1%	266.7%	25.0%
\$100,000 - \$149,999	0	0.6%	2	6.9%	2	5.2%	1	4.1%	1,200.0%	-20.0%
\$150,000 +	0	0.0%	0	1.3%	2	4.4%	2	6.7%	N/A%	52.9%
<b>Average HH Income</b>	\$20,811		\$36,291		\$39,834		\$43,665		74.4%	9.6%
<b>Median HH Income</b>	\$15,000		\$22,883		\$26,098		\$27,651		52.6%	6.0%
<b>Per Capita Income</b>	\$8,907		\$16,727		\$17,958		\$20,030		87.8%	11.5%

### Employment and Business

**Percent Change**

	1990 Census		2000 Census		2006 Estimate		2011 Projection		1990 to 2000	2006 to 2011
Age 16 + Population	50		62		64		64		23.4%	0.3%
In Labor Force	26	52.4%	37	60.3%	39	60.3%	39	60.0%	42.0%	-0.2%
Employed	25	94.3%	35	93.9%	36	92.7%	36	93.0%	41.3%	0.0%
Unemployed	1	5.3%	2	6.1%	3	7.3%	3	7.1%	62.5%	-3.1%
In Armed Forces	0	0.0%	0	0.0%	0	0.0%	0	0.0%	N/A%	N/A%
Not In Labor Force	24	47.6%	25	39.8%	26	39.8%	26	40.1%	2.9%	1.0%
Employment in Blue Collar Occupations			24	67.0%						
Employment in White Collar Occupations			12	33.0%						

**Housing Units**

	1990 Census		2000 Census		2006 Estimate		2011 Projection		1990 to 2000	2006 to 2011
Total Housing Units	53		63		65		66		18.5%	1.9%
Owner Occupied	22	42.2%	27	42.5%	27	42.3%	28	41.8%	19.4%	0.7%
Renter Occupied	7	12.2%	8	12.9%	8	12.9%	9	12.9%	25.7%	2.2%
Vacant	24	45.6%	28	44.6%	29	44.8%	30	45.3%	15.6%	2.9%

**Vehicles Available**

	1990 Census		2000 Census		2006 Estimate		2011 Projection		1990 to 2000	2006 to 2011
Average Vehicles Per HH	2.10		1.30		2.40		2.50		-35.9%	4.3%
0 Vehicles Available	1	5.0%	1	3.2%	1	2.3%	1	1.8%	-25.0%	-22.2%
1 Vehicle Available	7	21.8%	9	26.8%	9	24.2%	8	22.9%	44.3%	-4.3%
2+ Vehicles Available	22	73.2%	25	70.0%	26	73.5%	27	75.3%	12.3%	3.5%

**Marital Status**

	1990 Census		2000 Census		2006 Estimate		2011 Projection		1990 to 2000	2006 to 2011
Age 15+ Population	51		64		65		65		23.9%	0.0%
Married, Spouse Present	35	67.6%	35	54.4%	35	54.5%	35	54.5%	-0.3%	0.0%
Married, Spouse Absent	0	0.7%	1	1.8%	1	1.8%	1	1.8%	225.0%	0.0%
Divorced	4	7.5%	9	13.8%	9	13.9%	9	13.8%	127.3%	-1.0%
Widowed	4	8.0%	5	8.4%	5	8.4%	6	8.5%	29.8%	1.6%
Never Married	8	16.2%	14	21.6%	14	21.6%	14	21.6%	65.3%	0.0%

# **PLATTE COUNTY PROFILE**

<b>POPULATION BY AGE:</b>	<b>2006</b>	<b>% of Total</b>
Population under 5 years	432	5.0%
Population 5 to 14 years	1,000	11.6%
Population 15 to 19 years	545	6.3%
Population 20 to 24 years	551	6.4%
Population 25 to 34 years	900	10.5%
Population 35 to 44 years	1,007	11.7%
Population 45 to 54 years	1,398	16.3%
Population 55 to 64 years	1,235	14.4%
Population 65 to 74 years	793	9.2%
Population 75 years and over	727	8.5%
<b>TOTAL</b>	<b>8,588</b>	<b>100.0%</b>

Source: U.S. Census Bureau

<b>RACE AND HISPANIC ORIGIN</b>	<b>2006 Estimate</b>	<b>% of Total</b>
<b>TOTAL</b>	<b>8,588</b>	<b>100.0%</b>
White alone	8,416	98.0%
Black or African American alone	15	0.2%
American Indian and Alaska Native alone	61	0.7%
Asian alone	20	0.2%
Native Hawaiian/ Other Pacific Islander alone	1	0.0%
Two or More Races	75	0.9%
<b>Race alone or in combination with one or more races:</b>		
White	7,940	92.5%
Black or African American	4	0.0%
American Indian and Alaska Native	45	0.5%
Asian	14	0.2%
Native Hawaiian/ Other Pacific Islander	1	0.0%
Two or More Races	71	0.9%
<b>Hispanic Origin:</b>		
White alone	476	5.5%
Black or African American	11	0.1%
American Indian and Alaska Native	16	0.2%
Asian	6	0.1%
Native Hawaiian/ Other Pacific Islander	0	0.0%
Two or More Races	4	6.6%

Note: Hispanic is an ethnic origin not a race.

Source: U.S. Census Bureau

<b>LANDOWNERS</b>	<b>Acres</b>	<b>Square Miles</b>
<b>United States Government</b>		
National Park Service	0	0.0
Forest Service	1,141	1.8
Fish and Wildlife	0	0.0
Bureau of Land Management	82,047	128.2
Bureau of Reclamation	29,721	46.4
<b>Wyoming</b>		0.0
State Lands Commission	124,920	195.2
Recreation Commission	320	0.5
Game and Fish	40	0.1
<b>Local Government</b>		0.0
County	1,347	2.1
City	84	0.1
School District & Colleges	40	0.1
Other Lands	44,832	70.1
Surface Water	284,491	444.5
<b>Total Public</b>	<b>1,066,485</b>	<b>1,666.4</b>
<b>Total Private</b>	<b>16,621</b>	<b>26.0</b>
<b>TOTAL LAND</b>	<b>1,350,976</b>	<b>2,110.9</b>

Source: University of Wyoming, Department of Geography & Recreation

<b>COUNTY FINANCE</b>	
Assessed Valuation (For 2006)	\$121,675,601
Total Property Taxes Levied (2006)	\$8,782,557
Sales and Use Tax Distribution (FY2006)	\$3,238,365
Bank Deposits (6/30/2006)	\$188,055,000
2005 Average County Levy (mills)	72.180

Source: State of Wyoming, Dept. of Revenue & Dept. of Audit

<b>SALES TAX COLLECTIONS</b>	<b>FY 2006</b>
<b>INDUSTRY (NAICS)</b>	<b>Total Taxes (\$)</b>
Agriculture, Forestry, Fishing, & Hunting	\$7,922
Mining	\$29,597
Utilities	\$455,445
Construction	\$190,769
Manufacturing	\$105,935
Wholesale Trade	\$349,470
Retail Trade	\$2,322,757
Transportation and Warehousing	\$3,857
Information	\$144,213
Financial Activities	\$159,179
Professional & Business Services	\$91,454
Educational & Health Services	\$1,756
Leisure & Hospitality	\$707,469
Other Services	\$182,110
Public Administration	\$756,357
<b>TOTAL</b>	<b>\$5,508,290</b>

Source: State of Wyoming, Department of Revenue

<b>SELECTED STATISTICS: SCHOOL YEAR 2005- 2006</b>	
Number of School Districts	2
Number of Schools	13
Fall Enrollment	1,388
High School Graduates	96
Average Daily Membership (ADM)	1,401
Average Daily Attendance (ADA)	1,321
Certified Teachers	154
Certified Staff	17
Administration	17
Classified Staff	111
Students Transported Daily	368
Bonded Indebtedness, 6/30/2004	\$4,900,000
Total General Fund Revenues	\$15,559,155
Total General Fund Expenditures	\$17,054,495
Operating Cost Per ADM	\$14,061

Source: State of Wyoming, Dept. of Education, Statistical Report

Series No. 3, annual

<b>CRIME OFFENSES BY CONTRIBUTOR: 2006</b>	
Murder	0
Rape	2
Robbery	0
Aggravated Assault	8
Burglary	21
Larceny	126
Motor Vehicle Theft	6
Violent Crimes	10
Property Crimes	153
<b>TOTAL</b>	<b>163</b>

Source: State of Wyoming, Attorney General's Office, DCI

<b>COUNTY EMPLOYMENT STATISTICS</b>	
Labor Force (Apr 2007) <i>p</i>	3,864
Employed (Apr 2007) <i>p</i>	3,708
Unemployed (Apr 2007) <i>p</i>	156
Unemployment Rate (Apr 2007) <i>p</i>	4.0%
Ave. Weekly Wage - Covered Emp. (Q3_06)	\$551

Source: State of Wyoming, Department of Employment  
*p* = preliminary

<b>PERSONAL INCOME</b>	2004
Total Personal Income (000s \$)	\$248,081
Per Capita Personal Income	\$28,591
Per Capita Current Transfer Receipts	\$5,584
Per Capita Dividends, Interest, and Rent	\$6,300
Average Wage and Salary Disbursements	\$28,979
Average Non-farm Proprietors' Income	\$14,268

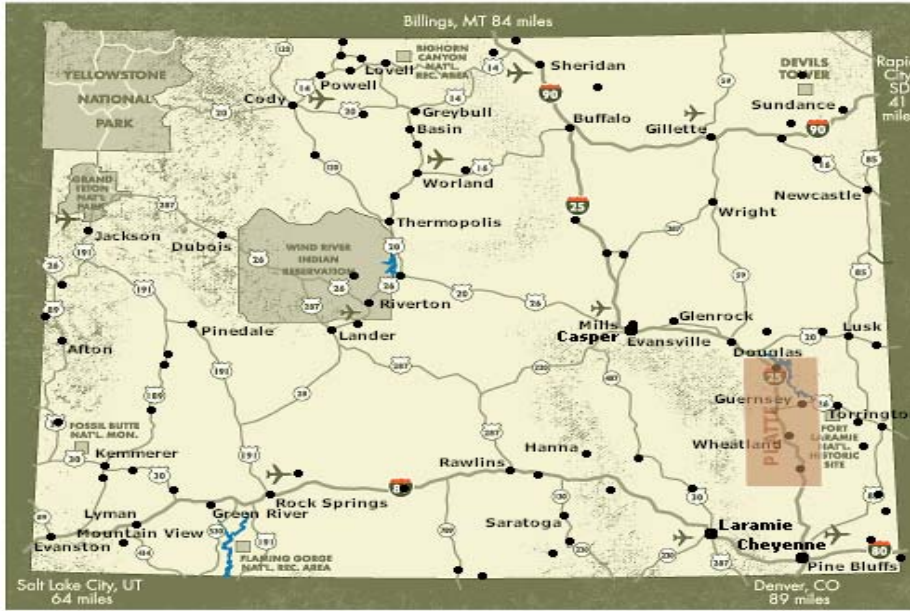
Source: U.S. Department of Commerce

<b>FULL AND PART TIME EMPLOYMENT</b>	2004
Wage and Salary	3,732
Proprietors	1,958
Farm	633
Forestry, Fishing, Related Activities	(D)
Mining	(D)
Utilities	(D)
Construction	327
Manufacturing	139
Wholesale Trade	(D)
Retail Trade	687
Transportation and Warehousing	309
Information	41
Finance and Insurance	174
Real Estate, Rental, and Leasing	179
Professional and Technical Services	228
Management of Companies and Enterprises	(D)
Administrative and Waste Services	(D)
Educational Services	(D)
Health Care and Social Assistance	(D)
Arts, Entertainment, and Recreation	92
Accommodation and Food Services	461
Other Services, except Public Administration	251
Government and Government Enterprises	889
<b>TOTAL</b>	<b>5,690</b>

<b>EARNINGS (000s of \$):</b>	2004
Wage and Salary	\$108,149
Proprietors	\$25,844
Supplements to Wages and Salaries*	\$29,152
Farm	\$8,713
Forestry, Fishing, Related Activities	(D)
Mining	(D)
Utilities	(D)
Construction	\$11,567
Manufacturing	\$3,536
Wholesale Trade	(D)
Retail Trade	\$12,842
Transportation and Warehousing	\$15,553
Information	\$1,112
Finance and Insurance	\$5,062
Real Estate, Rental, and Leasing	\$2,575
Professional and Technical Services	\$5,540
Management of Companies and Enterprises	(D)
Administrative and Waste Services	(D)
Educational Services	(D)
Health Care and Social Assistance	(D)
Arts, Entertainment, and Recreation	\$917
Accommodation and Food Services	\$4,509
Other Services, except Public Administration	\$3,084
Government and Government Enterprises	\$32,439
<b>TOTAL</b>	<b>\$163,145</b>

\*Supplements to Wages and Salaries include employer contributions for employee pension/insurance funds and for government social insurance  
(D) - not shown to avoid disclosure of confidential information

Source: U.S. Department of Commerce, Bureau of Economic Analysis (BEA), Regional Economic Information System



## Workforce Training

1. Wyoming Department of Workforce Services offers employers up to \$2,000 per employee for training. (<http://wyomingworkforce.org/how/wdtfp.aspx>).
2. Quick Start  
Wyoming is the first state approved to license the State of Georgia's Quick Start program. The Wyoming Business Council and the Wyoming Community Colleges are partnering to provide training in:
  - Customer Service
  - Manufacturing
  - Warehousing and Distribution(<http://www.wyomingbusiness.org/business/workforce.aspx>).

## State Incentives

1. No corporate state income tax.
2. No personal state income tax.
3. Community Development Block Grants administered by Wyoming Business Council.  
Source: <http://www.wyomingbusiness.org/community/cdbg.aspx>.
  - Provides grants to local governments for community and economic development projects.
  - Provides convertible loans to grants based on job creation.
4. Partnership Challenge Loan Program administered by Wyoming Business Council.  
Source: <http://www.wyomingbusiness.org/financial/loan.aspx>.
  - Provides low interest loans to community development organizations.
  - Provides gap financing for projects with the Wyoming Business Council participating with a commercial lender.

- Industrial Development Revenue Bonds. Cities and counties may issue tax-exempt bonds to provide financing for manufacturing. Source: <http://www.wyomingbusiness.org/financial/idrb.aspx>.

## Taxes

- No corporate state income tax.
- No personal state income tax.
- No inventory tax.
- Platte County has a 5% sales and use tax (statewide base of 4% plus 1% optional county tax). Source: Wyoming Department of Revenue, Excise Tax Division (July 2007).
- Unemployment Insurance - taxable base rate of \$18,100. Tax rates by industry grouping - WY Dept. of Employment. Source: <http://wydoe.state.wy.us/doi.asp?ID=456>.
- Workers' Compensation - rates vary by occupation and can be found at: Source: <http://wydoe.state.wy.us/doi.asp?ID=812>.
- Property taxes. Average tax rate in Platte County is 7.2336%. Source: Wyoming Department of Revenue, Ad Valorem Division

### Tax computation:

Fair Market Value of Property \* Level of Assessment (9.5% for Residential and Commercial Property) \* Tax Rate

**Example:** Tax on a commercial facility valued at \$1,000,000 is as follows:  $\$1,000,000 \times 0.095 = \$95,000$   
 $\$95,000 \times 0.072336 = \$6,872$ .

State assesses agricultural lands at 9.5% of agricultural value, residential and commercial at 9.5% and industrial at 11.5% of fair market value.

## Cost of Living Index (Prices as of January 3, 4, and 5, 2007, Statewide Average = 100)

Food	Housing	Apparel	Transportation	Medical	Recreation & Personal Care
98	75	102	100	107	98

Source: State of Wyoming, Economic Analysis Division (<http://eadiv.state.wy.us/wcli/NewsRelease-4Q05.pdf>).

## Average Price of Single-Family Home (2005)

\$101,802

Source: A Profile of Wyoming <[www.wyomingcda.com](http://www.wyomingcda.com)>

## Higher Education

Eastern Wyoming Community College: Campus in Torrington  
 Laramie County Community College: Campus in Cheyenne  
 University of Wyoming Outreach Program

## Transportation

### 1. Airports:

#### Laramie Regional (LAR)

3 miles west of Laramie

Commercial Service: Great Lakes (United Express)

Daily flights to: Denver

Runways: 7,700 x 150 ft., asphalt

6,300 x 100 ft., asphalt

Fixed Base Operators: Cowboy Aviation

#### Guernsey Municipal (7V6)

East edge of Guernsey

Runway: 5,500 x 75 ft., asphalt

Fixed Base Operators: Wyoming Aviation

#### Phifer Airfield (EAN)

East edge of Wheatland

Runway: 5,900 x 70 ft., asphalt

Fixed Base Operators: Wright Flying Service

### 2. Highways:

Interstate 25

U.S. 26

State 270

### 3. Railroad:

Guernsey Rail spur for commercial use

Burlington Northern Santa Fe

## Platte County Business Report (Estimate)

**Daytime Population: Total Employees (2006) 3,470**

**Business Counts: Total Establishments (2006) 496**

<b>Employees By Occupation</b>	<b>2006</b>	<b>% of Total</b>
<b>"White Collar" Employees</b>	1,844	53.1%
Administrative Support Workers	570	16.4%
Executive Managers & Administrators	339	9.8%
Professional Specialty Occupations	503	14.5%
Sales Professionals	67	1.9%
Sales Workers & Clerks	261	7.5%
Technical Sales & Administrative	21	0.6%
Technologies & Technicians	83	2.4%
<b>"Blue Collar" Employees</b>	1,623	46.8%

Construction, Repair & Mining	148	4.3%
Farming, Forestry & Fishing	116	3.3%
Handlers, Helpers & Laborers	114	3.3%
Machine Operators, Assemblers & Inspectors	65	1.9%
Other Services Field Based	27	0.8%
Other Services Site Based	576	16.6%
Precision Craft & Repair	379	10.9%
Private Household Service	0	0.0%
Protective Services	50	1.4%
Transportation & Materials Moving Workers	148	4.3%
<hr/>		
<b>Establishments: Size</b>	<b>2006</b>	<b>% of Total</b>
<hr/>		
1 - 4 Employees	340	68.5%
5 - 9 Employees	81	16.3%
10 - 19 Employees	42	8.5%
20 - 49 Employees	23	4.6%
50 - 99 Employees	7	1.4%
100 - 249 Employees	1	0.2%
250 - 499 Employees	2	0.4%
500 - 999 Employees	0	0.0%
1,000+ Employees	0	0.0%
<hr/>		
<b>Major Industry: Employees</b>	<b>2006</b>	<b>% of Total</b>
<hr/>		
Agricultural, Forestry, Fishing	131	3.8%
Construction	351	10.1%
Finance, Insurance & Real Estate	190	5.5%
Manufacturing	82	2.4%
Mining	18	0.5%
Public Administration	284	8.2%
Retail Trade	666	19.2%
Services	1,119	32.2%
Transportation & Communications	545	15.7%
Unclassified	3	0.1%
Wholesale Trade	81	2.3%
<hr/>		
<b>Major Industry: Establishments</b>	<b>2006</b>	<b>% of Total</b>
<hr/>		
Agricultural, Forestry, Fishing	22	4.4%
Construction	20	4.0%
Finance, Insurance & Real Estate	41	8.3%
Manufacturing	13	2.6%
Mining	1	0.2%
Public Administration	44	8.9%
Retail Trade	110	22.2%
Services	183	36.9%
Transportation & Communications	44	8.9%
Unclassified	3	0.6%
Wholesale Trade	15	3.0%

<b>Retail Trade: Employees</b>	<b>2006</b>	<b>% of Total</b>
Auto Dealers & Gas Stations	104	15.6%
Bars	29	4.4%
Building Materials Hardware & Garden	48	7.2%
Catalog and Direct Sales	18	2.7%
Clothing Stores	9	1.4%
Convenience Stores	42	6.3%
Drug Stores	14	2.1%
Electronics & Computer Stores	0	0.0%
Food Markets	69	10.4%
Furniture Stores	9	1.4%
General Merchandise Stores	44	6.6%
Home Furnishings	5	0.8%
Liquor Stores	8	1.2%
Music Stores	1	0.2%
Other Food Service	19	2.9%
Other Food Stores	5	0.8%
Restaurants	196	29.4%
Specialty Stores	46	6.9%
Total Retail Trade	666	100.0%
<b>Retail Trade: Establishments</b>	<b>2006</b>	<b>% of Total</b>
Auto Dealers & Gas Stations	18	16.4%
Bars	6	5.5%
Building Materials Hardware & Garden	13	11.8%
Catalog & Direct Sales	1	0.9%
Clothing Stores	2	1.8%
Convenience Stores	5	4.5%
Drug Stores	3	2.7%
Electronics & Computer Stores	0	0.0%
Food Markets	3	2.7%
Furniture Stores	4	3.6%
General Merchandise Stores	3	2.7%
Home Furnishings	3	2.7%
Liquor Stores	3	2.7%
Music Stores	1	0.9%
Other Food Service	2	1.8%
Other Food Stores	4	3.6%
Restaurants	18	16.4%
Specialty Stores	21	19.1%
Total Retail Trade	110	100.0%
<b>Service: Employees</b>	<b>2006</b>	<b>% of Total</b>
Advertising	0	0.0%
Auto Repair/Services	16	1.4%
Beauty and Barber Shops	17	1.5%

Child Care Services	39	3.5%
Colleges & Universities	0	0.0%
Computer Services	0	0.0%
Dry Cleaning & Laundry	6	0.5%
Entertainment & Recreation Services	39	3.5%
Health & Medical Services	74	6.6%
Hospitals	188	16.8%
Hotels & Lodging	100	8.9%
Legal Services	27	2.4%
Membership Organizations	71	6.3%
Miscellaneous Repair Services	9	0.8%
Motion Pictures	7	0.6%
Museums & Zoos	2	0.2%
Other Business Services	18	1.6%
Other Education & Library Services	15	1.3%
Other Personal Service	9	0.8%
Primary & Secondary Education	364	32.5%
Professional Services	20	1.8%
Social Services	98	8.8%
Total Services	1,119	100.0%
<hr/>		
<b>Service: Establishments</b>	<b>2006</b>	<b>% of Total</b>
Advertising	0	0.0%
Auto Repair/Services	8	4.4%
Beauty and Barber Shops	9	4.9%
Child Care Services	4	2.2%
Colleges & Universities	0	0.0%
Computer Services	0	0.0%
Dry Cleaning & Laundry	3	1.6%
Entertainment & Recreation Services	6	3.3%
Health & Medical Services	22	12.0%
Hospitals	6	3.3%
Hotels & Lodging	16	8.7%
Legal Services	10	5.5%
Membership Organizations	31	16.9%
Miscellaneous Repair Services	7	3.8%
Motion Pictures	2	1.1%
Museums & Zoos	2	1.1%
Other Business Services	6	3.3%
Other Education & Library Services	5	2.7%
Other Personal Service	4	2.2%
Primary & Secondary Education	11	6.0%
Professional Services	13	7.1%
Social Services	18	9.8%
Total Services	183	100.0%

## Platte County Consumer Expenditure Report (Estimate)

	<b>2006 Estimate</b>	<b>2011 Projection</b>	<b>% Change 2006 - 2011</b>
Total Households	3,684	3,717	0.9%
Total Average Household Expenditure	\$42,029	\$44,434	5.7%
Total Average Retail Expenditure	\$18,642	\$19,678	5.6%

## Consumer Expenditure Detail (Average Household Annual Expenditures)

	<b>2006 Estimate</b>	<b>2011 Projection</b>	<b>% Change 2006 - 2011</b>
Airline Fares	\$304.05	\$326.20	7.3%
Alcoholic Beverages	\$499.06	\$532.35	6.7%
Alimony & Child Support	\$213.67	\$229.30	7.3%
Apparel	\$605.34	\$638.70	5.5%
Apparel Services & Accessories	\$65.51	\$70.10	7.0%
Audio Equipment	\$74.63	\$78.44	5.1%
Babysitting & Elderly Care	\$327.42	\$349.74	6.8%
Books	\$52.10	\$55.17	5.9%
Books & Supplies	\$129.88	\$140.49	8.2%
Boys Apparel	\$35.88	\$37.44	4.3%
Cellular Phone Service	\$355.31	\$371.76	4.6%
Cigarettes	\$287.13	\$295.84	3.0%
Computer Hardware	\$287.22	\$307.13	6.9%
Computer Information Services	\$135.30	\$145.05	7.2%
Computer Software	\$22.38	\$23.95	7.0%
Contributions	\$1,509.55	\$1,625.61	7.7%
Coolant & Other Fluids	\$6.80	\$7.15	5.1%
Cosmetics & Perfume	\$89.49	\$94.36	5.4%
Deodorants & Other Personal Care	\$24.83	\$26.20	5.5%
Education	\$921.10	\$996.06	8.1%
Electricity	\$1,173.64	\$1,222.68	4.2%
Entertainment	\$2,402.20	\$2,548.35	6.1%
Fees & Admissions	\$572.84	\$618.86	8.0%
Finance Chgs Exc Mort & Veh	\$478.00	\$504.51	5.5%
Floor Coverings	\$58.36	\$63.48	8.8%
Food & Beverages	\$6,831.39	\$7,171.41	5.0%
Food At Home	\$3,658.55	\$3,806.26	4.0%
Food Away From Home	\$2,673.78	\$2,832.80	5.9%
Footwear	\$79.86	\$83.23	4.2%
Fuel Oil & Other Fuels	\$118.88	\$124.49	4.7%
Funeral & Cemetery	\$82.77	\$87.57	5.8%
Furniture	\$493.82	\$529.70	7.3%
Gasoline & Oil	\$2,024.70	\$2,120.74	4.7%
Gifts	\$1,083.82	\$1,165.69	7.6%
Girls Apparel	\$34.31	\$36.01	5.0%

Hair Care	\$49.18	\$51.87	5.5%
Hard Surface Flooring	\$21.77	\$23.24	6.8%
Health Care	\$2,826.26	\$2,957.41	4.6%
Health Care Insurance	\$1,365.68	\$1,429.16	4.6%
Health Care Services	\$674.91	\$705.07	4.5%
Health Care Supplies & Equip	\$785.67	\$823.18	4.8%
Household Services	\$266.17	\$285.36	7.2%
Household Supplies	\$643.63	\$689.08	7.1%
Household Textiles	\$133.58	\$141.96	6.3%
Housewares & Small App	\$919.35	\$983.72	7.0%
Indoor Plants & Fresh Flowers	\$57.47	\$61.80	7.5%
Infants Apparel	\$23.66	\$24.90	5.2%
Jewelry	\$26.41	\$28.27	7.0%
Legal & Accounting	\$90.16	\$95.20	5.6%
Magazines	\$29.16	\$30.89	5.9%
Major Appliances	\$220.70	\$233.77	5.9%
Mass Transit	\$81.44	\$87.29	7.2%
Men's Apparel	\$178.89	\$189.30	5.8%
Mortgage Interest	\$3,124.69	\$3,351.27	7.3%
Natural Gas	\$443.49	\$463.91	4.6%
New Car Purchased	\$977.63	\$1,050.11	7.4%
New Truck Purchased	\$1,156.49	\$1,242.74	7.5%
New Vehicle Purchase	\$2,134.12	\$2,292.85	7.4%
Newspapers	\$61.11	\$64.77	6.0%
Oral Hygiene Products	\$22.77	\$24.02	5.5%
Other Lodging	\$425.91	\$466.15	9.4%
Other Miscellaneous Expenses	\$92.10	\$97.21	5.5%
Other Repairs & Maintenance	\$124.45	\$132.58	6.5%
Other Tobacco Products	\$31.92	\$32.89	3.0%
Other Transportation Costs	\$475.08	\$506.57	6.6%
Other Utilities	\$363.72	\$380.73	4.7%
Paint & Wallpaper	\$55.43	\$58.99	6.4%
Personal Care Products	\$147.67	\$155.75	5.5%
Personal Care Services	\$422.60	\$445.70	5.5%
Personal Insurance	\$416.23	\$446.15	7.2%
Pet Supplies & Services	\$238.39	\$251.80	5.6%
Photographic Equip & Supplies	\$107.34	\$113.45	5.7%
Plumbing & Heating	\$49.88	\$53.11	6.5%
Property Taxes	\$1,426.48	\$1,527.68	7.1%
Public Transportation	\$472.20	\$506.52	7.3%
Records/Tapes/CD Purchases	\$119.08	\$125.24	5.2%
Recreational Equip & Supplies	\$971.73	\$1,027.30	5.7%
Rental Costs	\$2,266.33	\$2,317.63	2.3%
Roofing & Siding	\$68.04	\$72.39	6.4%
Satellite Dishes	\$9.38	\$9.87	5.2%
Shaving Needs	\$10.58	\$11.17	5.6%
Shelter	\$8,359.05	\$8,850.78	5.9%
Telephone Svc Excl Cell	\$702.08	\$734.48	4.6%

Televisions	\$109.03	\$114.72	5.2%
Transportation	\$8,781.55	\$9,275.50	5.6%
Tuition	\$791.22	\$855.57	8.1%
Used Car Purchase	\$804.02	\$835.42	3.9%
Used Truck Purchase	\$700.67	\$728.26	3.9%
Used Vehicle Purchase	\$1,504.69	\$1,563.68	3.9%
VCRs & Related Equipment	\$44.90	\$47.23	5.2%
Vehicle Insurance	\$1,013.60	\$1,064.68	5.0%
Vehicle Repair	\$679.60	\$715.11	5.2%
Vehicle Repair & Maintenance	\$686.40	\$722.26	5.2%
Video & Audio Equipment	\$857.63	\$902.19	5.2%
Video Game Hardware & Software	\$27.97	\$29.45	5.3%
Watches	\$4.85	\$5.19	7.0%
Women's Apparel	\$187.23	\$197.72	5.6%

## Resource Team Members

Hartville, Wyoming, September 20-21, 2007

### Team Leader

#### Jo Ferguson

Sr. Rural Development Specialist  
Wyoming Rural Development Council  
214 W. 15th Street  
Cheyenne, WY 82002  
307-777-5812

[Jo.ferguson@wybusiness.org](mailto:Jo.ferguson@wybusiness.org)

#### Pat Robbins, Director

Sweetwater Econ. Development Assn.  
1400 Dewar Drive, Suite 205A  
Rock Springs, WY 82901  
307-352-6874

[parobbin@wyoming.com](mailto:parobbin@wyoming.com)

#### Laura Koenig

USDA  
1441 East "M" Street Suite A  
Torrington, WY 82240  
307-532-4800 Ext. 4

[Laura.koenig@wy.usda.gov](mailto:Laura.koenig@wy.usda.gov)

#### Pam Downing

Wyoming Dept. of Workforce Service  
122 W. 25<sup>th</sup> Street, Herschler Bldg. 2E  
Cheyenne, WY 82002  
307-777-6271

[pdowni@state.wy.us](mailto:pdowni@state.wy.us)

#### Tom Johnson

Southeast Regional Director  
Wyoming Business Council  
214 W. 15<sup>th</sup> Street  
Cheyenne, WY 82002  
307-635-7735

[Tom.johnson@wybusiness.org](mailto:Tom.johnson@wybusiness.org)

#### COMMUNITY CONTACT:

#### Noretta Cooley

Town Council Member  
P.O. Box A  
Hartville, WY 82215  
307-836-2825

[ncooley@wildblue.net](mailto:ncooley@wildblue.net)



Resource Team Agenda

Hartville, Wyoming

---

<u>Thursday, (Sept. 20, 2007)</u>	<u>Activity</u>	<u>Location</u>
12:00pm to 2:00pm	Lunch Community Resource Team Planners, meet @	Town Hall
2:00pm to 4:00pm	Resource Team leaves for area tour  If unable to start with the tour, contact: Marion Offe @ 836-3124	
4:00pm to 5:00pm	Youth Listening Session @	Town Hall
5:00pm to 6:00pm	Open To All Listening Session @	Town Hall
6:00pm to 7:30pm	Resource Team working supper @	Town Hall
7:30pm to 8:30pm	Fire Dept. & Law Enforcement @	Town Hall
<u>Friday, (Sept. 21, 2007)</u>	<u>Activity</u>	<u>Location</u>
6:30am To 7:30am	Breakfast @	Stone House
8:00am To 9:05am	Open To All Listening Session @	Town Hall
9:10am To 10:15am	Town Government Listening Session @	Town Hall
10:20am To 11:25am	Senior Citizens Listening Session @	Town Hall
11:30am To 1:15pm	Lunch @ Crazy Tony's in	Guernsey
1:30pm To 2:30pm	Open To All Listening Session @	Town Hall
2:35pm To 3:30pm	Open To All Listening Session @	Town Hall
3:30pm To 5:30pm	Team Prepares for Town Meeting	
5:30pm to 6:30pm	Town Meeting. Resource Team present its oral report.	

**HARTVILLE, WYOMING COMMUNITY ASSESSMENT**  
**September 20 & 21, 2007**  
**MAJOR THEMES**

**INFRASTRUCTURE**

- Water quality, water pipeline stability, water system
- Roads
- Sewer
- Intersection, signage
- Cellular/tower

**COMMUNITY ENHANCEMENT**

- Town Clean up
- Absentee homeowners
- Run-down, vacant properties
- Vintage lighting
- Beautification of entryway, sidewalks, and streets

**COMMUNITY SERVICES/FACILITIES**

- Complete fire hall, good fire gear & equipment, EMS
- Assisted living
- Recreation
- Post Office (accessible)

**FUNDING**

- Grant Writer
- Consistent, sufficient and sustainable funding stream

**COMMUNICATION**

- Partnership with State, Federal, County agencies and other communities
- Camp Guernsey

**HISTORICAL PRESERVATION**

- Story
- Buildings—old school house, jail
- Preservation and promotion

## **Team Member Recommendations**

### **Patricia Robbins**

Director, Sweetwater Economic Development Association  
1400 Dewar Drive Suite 205 A  
Rock Springs, Wyoming 82901  
307 352 6874 Fax 307 352 6876  
parobbin@wyoming.com

It was a pleasure participating in the Rural Community Assessment for the Town of Hartville. It was a wonderful experience to come to a community for the first time and get a glimpse of the history of the area and meet so many involved and committed people. I would like to thank everyone involved in setting up the Assessment that did such a great job in making arrangements for the team. It was truly a pleasure to spend time in Hartville.

### **Major Themes**

#### **Infrastructure**

Water, Roads, Sewer, Intersection & Signage, Residential Sites, Cell Service

One of the biggest challenges facing the Town of Hartville is the need to update and expand infrastructure including the water lines, roads, and sewer lines.

The Wyoming Business Council has a grant program that could help **expand** water, roads and sewer, but the infrastructure has to be owned by the municipality. The grants are tied to business growth and job creation and could be used by the Town to prepare the community for commercial growth.

The Business Ready Communities Grant - Community Readiness Program would allow the Town to apply for funds to prepare the town for growth. Rock Springs has used this program to extend a major road that will allow for commercial development. Green River has used this program for the extension of a road and water and sewer to undeveloped land for business recruitment. Towns are eligible for up to \$1.5 million per project.

For more information contact:

Shawn Reese, Community Readiness Program Coordinator  
Wyoming Business Council  
307 777 2813

The Community Development Block Grant Program has funds to help **update existing** infrastructure. The Wyoming Business Council administers federal Community Development Block Grant Funds which are allocated for various projects including community development. The program provides up to \$300,000 per project, based on need and requires a match.

Wyoming is given broad authority to design and structure a program that meets the community and economic development needs of Wyoming communities, however, any project funded with CDBG funds must meet one of three HUD imposed national objectives. The three objectives are:

- Benefit to low and moderate income families
- Elimination of slums and blight
- Projects which meet an urgent community development need that pose a serious and immediate threat to the health or welfare of the community

Moderate income is defined as eighty percent of the median income and adjusted by family size. For example, for most areas of the state, a household income of \$44,000 per year for a family of four is considered a moderate income.

Under the community development component of the program, public infrastructure includes projects such as water and sewer lines, streets, curb, gutter and storm drainage, and water supply and storage. Handicapped accessibility consists primarily of projects designed to make public buildings, such as town halls and county courthouses, accessible to the handicapped. Other eligible activities project examples are; community facilities such as senior centers, centers for developmentally disabled children and adults, medical and mental health clinics, and other facilities designed to assist special needs clientele

The Town of Superior, Wyoming, (population 244) recently applied for this grant to replace old, deteriorating sewer lines in town as they were creating a serious and immediate threat to the health of residents. The grant will be considered at the December board meeting.

Contact:

Terri Koerwitz, Grants Program Manager  
Wyoming Business Council  
307 777 2821

Downtown development grants target CDBG assistance to the downtown area. Generally, this includes assistance for public facilities, rehabilitation of commercial buildings, historic preservation, land acquisition, and site clearance

Contact:

Susan Flobeck, Economic Development Program Manager  
Wyoming Business Council  
307.777.2821.

Either the community development fund or the downtown development fund could possibly be used to make the Post Office handicapped accessible. Hartville is within the jurisdiction of the CO/WY District headquartered in Denver.

Contact:

Dean Granholm, District Manager CO/WY  
United State Post Service District Office  
7500 E 53<sup>rd</sup> Place, Denver 80266-9998

### Residential Lot Development

There is one current source for assistance with residential housing development:

Housing Development is administered by the Wyoming Community Development Authority (WCDA) and generally used for housing rehabilitation and housing infrastructure development. Visit [www.wyomingcda.com](http://www.wyomingcda.com) or call 307.265.0603

The second program is currently being developed: the Wyoming Workforce Housing Infrastructure Loan Program. The Wyoming Legislature created the program during the 2007 session. The purpose of the program is to promote and continue economic development at the city, town and county level by providing adequate housing necessary to create additional economic health and a stronger state economy in order to promote the economic welfare of the state and its residents. The program would allow communities to borrow money to put in publicly owned infrastructure, such as water, to residential developments to help make housing more affordable. The Business Council is currently writing the rules for the program. There is a current legislative push to amend the program to a **grant** and loan program and to increase the funding to the program considerably.

For more information contact:

Steve Achter  
Investment Ready Communities Director  
Wyoming Business Council  
307 777 2811

*To determine which of these grants would best suit the needs of the Town of Hartville I strongly suggest that the Town contact:*

Steve Elledge  
Wyoming Business Council Regional Director  
307 577 6012

*One final source:*

The **Office of State Lands and Investments, DEQ and Wyoming Water Development Office** can provide information on the following programs: Mineral Royalty Grants (MRG), Clean Water State Revolving Fund Loans (CWSRF), Drinking Water State Revolving Fund Loans (DWSRF), Joint Powers Act Loans (JPA), Transportation Enterprise Fund Account Grants (TEA), Abandoned Mine Lands Grants (AML) and Wyoming Water Development Grants/Loans (WWD).

<http://slf-web.state.wy.us/grants.aspx>

## **Community Services**

The community expressed a need for a 4x4 wheeled ambulance that could service the mountainous area surrounding the town. There are several corporate foundations that will give grants for health and safety issues such as the ambulance service. Once such foundation is:

Burlington Northern Santa Fe Foundation  
5601 West 26th Street  
Cicero, IL 60804

**Phone:** 708-924-5615

**Fax:** 708-924-5657

**Email:** [Sharon.Heft@bnsf.com](mailto:Sharon.Heft@bnsf.com)

**Url:** <http://www.bnsf.com>

**Primary Contact:**

Ms. Sharon Heft

Secretary and Assistant Treasurer

**Geographic Scope:**

Arizona, Arkansas, California, Colorado, Idaho, Illinois, Iowa, Kansas, Kentucky, Louisiana, Minnesota, Mississippi, Missouri, Montana, Nebraska, Nevada, New Mexico, North Dakota, Oklahoma, Oregon, South Dakota, Tennessee, Texas, Utah, Washington, Wisconsin, **Wyoming**

**Geographic Focus:**

**Communities served by Burlington Northern Santa Fe**

**Type of Organization:** Foundation

**Total Annual Giving:** \$7,064,000

**Grant Range:** \$100 - \$100,000

**Grant Details:**

Occasionally larger grants are made.

**Eligibility Requirements:**

Nonprofit organizations

**Application Deadlines:**

None

**Areas of Interest:**

The Burlington Northern Santa Fe Foundation supports nonprofit organizations in the company's area of operations only.

The Foundation is a strong contributor to various United Way/Red Cross agencies across its system and includes as well the following categories in its giving program:

- education;
- arts and culture;
- civic programs;
- **health and human service agencies**
- hospitals; and,
- youth organizations.

Burlington Northern Santa Fe prefers to focus its giving on specific programs. **Types of support include general support, project support, and challenge and matching grants.**

The Foundation does not make contributions to the following:

- religious organizations;
- war veterans and fraternal services;
- endowments;
- national health organizations and programs;
- individuals;
- travel funds;
- corporate memberships and contributions;
- political organizations;
- computer-related projects;
- courtesy advertising;
- benefit tickets;
- salaries/wages

**Application Procedures:**

The first step in the application process is to submit a letter of inquiry addressed to Mr. Richard A. Russack, President, BNSF Foundation at the above address. Include a brief summary of the project and indicate what kind of support is requested. An application packet will be sent to those organizations that meet the eligibility requirements and program area of interest.

**Last Updated:** 3/1/2007

Recreation, Community Center and Community Entrance Improvements

There are several options available for building a community center, which would provide year round recreation. Green River and Rock Springs have both built beautiful facilities utilizing the Capital Facilities Optional 1% tax. This tax is imposed on sales and use and is on top of the state 4%. This tax has to be voted on by the public and has to be used for a clearly stated project with dollar amounts attached. Once the dollars are collected the tax goes away. Sweetwater County recently passed this tax last November to build out infrastructure in all of the towns in the county. It had previously been used to construct the new county jail. The positive side of the tax is that it stops once the project is completed, and since it is a sales tax, it is paid for in part by tourists spending in the county. Sweetwater County has raised millions of dollars through this vehicle. It allows communities to build high dollar projects that might not have other means of funding. It does take considerable time and community buy-in, but can be very successful.

Sweetwater County also utilizes the Optional 1% Sales and Use Tax. This tax is used to support the general fund and it utilized to support the facilities that were previously built by the Capital Facilities Tax, such as the recreation centers. It is also used to fund emergency vehicles, snow removal equipment, sidewalk replacement, etc. This tax is placed in the general fund and does

not have to be project specific on the ballot. This tax is on the ballot every four years and has been in place in Sweetwater County since 1974.

For more information contact:

Mary Keating Scott  
George K. Baum & Company  
401 West 19<sup>th</sup> Street, Suite 300  
Cheyenne, WY 82001 307 778 8482

Another easier option, with lesser funding, would be a Community Enhancement Grant through the Wyoming Business Councils' Business Ready Communities Grant Program. The program is limited to \$500,000 per year and can be used for community facilities and enhancements. This program could be used to enhance the publicly owned entrances as well. The program has been used previously to create park areas and splash parks, driving ranges, and other community improvements.

For more information contact:

Shawn Reese, Community Readiness Program Coordinator  
Wyoming Business Council  
307 777 2813

## **Funding**

### **Grant Writing**

The majority of the programs available through the State of Wyoming involve writing and administering grants. There are several grant writing workshops available and I would suggest that at least two people attend. The Wyoming Business Council's Regional Director for the area should be able to provide funding for the training.

Contact:

Steve Elledge  
Wyoming Business Council Regional Director  
307 577 6012

**Consistent State Funding:** Unfortunately the only way to assure consistent funding from the State is through legislation. The Wyoming Association of Municipalities lobbies on behalf of the towns and cities and can keep the community updated as to the status of state funding.

Contact:

Wyoming Association of Municipalities  
315 West 27th Street  
Cheyenne, WY 82001  
phone: 307-632-0398  
fax: 307-632-1942  
Email: wam@wyomuni.org

## **Historic Preservation**

Preservation of the old School could be accomplished through a couple of programs. If the town owns the school, they could apply for Community Facilities Grant money through the Wyoming Business Council. The purpose of the program is to assist communities with grant and loan

funding to construct local enhancements to a school building or facility or preserve former school and government facilities that have existing or future community uses. All projects must be related to economic development or quality of life enhancement. Facilities may be space for community gatherings and functions, recreational, swimming and athletic facilities for community members, particularly youth. The Town of Superior used this program to convert their old elementary school into a town hall/museum/rec center/community room. They used the money to replace the heating system and roof and to update the restrooms to comply with the Americans with Disabilities Act. Hartville could use the renovated building to house a museum and library that would serve the entire community while providing a place for students to learn and study.

Contact:

Shannon Stanfill, Community Facilities Program Manager  
Wyoming Business Council  
307.777.2841

The second program can provide technical assistance in the renovation and preservation of the building. The State Historic Preservation Office, under the National Historic Preservation Act (NHPA) was authorized by Congress in 1966 as a way to help preserve our nation's most valuable historic assets, including districts, buildings, structures, and objects significant in American history, architecture, archaeology, and culture

Contact:

Wyoming Department of State Parks & Cultural Resources  
State Historic Preservation Office  
2301 Central Ave.  
Cheyenne WY. 82002  
307-777-7697

The Town of Hartville needs to contact the Wyoming Division of Tourism for assistance in tourism marketing. The Town might also want to begin discussions with the other entities in the county to try to support a lodging tax that would provide money for tourism promotion in the future.

Contact:

Diane Shoher, Director  
Wyoming Division of Tourism  
307 777 2808  
diane.shoher@visitwy.gov

## **Community Enhancement**

### **Community Entrances –which could include lighting and beautification**

The community identified the need to enhance the entrance into town to as well as accommodate the National Guard. The City of Rock Springs has used WYDOT TEAL funds to visually improve entrances ways. The grants are an 80/20 grant, requiring a 20% cash match. The grants are to be submitted by June of each year for funding with funding decisions made in October.

For more information on the program

Contact:

Rich Douglas

Wyoming Department of Transportation

307 777 4384

At the hearing session Major Joseph Gallagher, Futures Officer at Camp Guernsey offered his assistance with the entrance way and road maintenance issues.

Contact:

Major Joseph Gallagher, Futures Officer at Camp Guernsey

307 836 7807

307 630 4195 cell

[joseph.d.gallagher@us.army.mil](mailto:joseph.d.gallagher@us.army.mil)

**Laura Koenig**

USDA Rural Development  
1441 East M Street – Suite A  
Torrington, WY 82240  
(307) 532-4880 X134

**Introduction:** This was my first opportunity to serve on a Community Assessment team. It was a wonderful opportunity to see how the Community Assessment process works and to see how a community pulls together to bring the best of the past into the future. The high attendance rate at the listening sessions emphasized the truth in the many comments about how the residents of the town work together to take care of each other. It also shows that this care extends to the future generations of Hartville.

*Thank you to all of the Hartville residents who offered their hospitality to the team in providing housing and meals!!!*

**Theme: Infrastructure**

**Challenges: Water (water quality, water pipeline stability, system)**

The resource team heard many concerns about water issues. Currently water for Hartville is piped from Kelly Park which is 4 miles away. There are concerns that the blasting activity in the area may weaken the pipeline system. If the system fails, there is no backup water supply. There are 2 wells near Hartville, but they are too high in nitrates to be used as a safe water source.

The Town would like to improve the water and sewer system especially on Railroad Street. This would make the community more ready to accommodate new development.

There is also concern that the deterioration of sewer lines on private property will damage the town's sewer lines.

**Solution:**

It would be helpful to determine the actual impact of the blasting on the water pipeline to assess the true risk to the current water supply. Also, the two wells near Hartville should be evaluated to determine if there would be a cost effective method to have either of them be a safe and reliable water supply.

**Resources:**

Wyoming Association of Rural Water Users (WARWS) can provide technical assistance.

Contact:

***Wyoming Association of Rural Water Systems***

PO Box 1750

Glenrock, WY 82637

307-436-8636

Main address: [WARWS@WARWS.COM](mailto:WARWS@WARWS.COM)

Wyoming Department of Environmental Quality can also provide water assessment and implementation.

Contact:

DEQ/Water Quality Division  
122 West 25th Street  
Herschler Building, 4th Floor-West  
Cheyenne, Wyoming 82001  
307-777-7781

USDA Rural Development can provide financing for water & sewer projects through its Water and Environment Program.

Contact:

USDA Rural Development  
Alana Cannon  
100 East B Street, Suite 1005  
PO Box 11005  
Casper, WY 82602-5006  
307-233-6709

USDA Rural Development Section 504 loans and/or grants are available to assist eligible, very low income homeowners with repair of their home. Repairs can include installation or repair of sewer lines on the property. Section 504 grants can be made to eligible applicants who are 62 years of age and lack repayment ability for a loan.

Contact:

USDA Rural Development  
Linda Wahl  
1441 East M Street – Suite A  
Torrington, WY 82240  
307-532-4880 X4  
<http://www.rurdev.usda.gov/wy>

### **Theme: Community Services/Facilities**

#### **Challenges: Complete fire hall, good fire gear & equipment, EMS**

Hartville is completing the construction of a fire hall. The interior work still needs to be completed including heat, water, and interior walls. In addition, the volunteer fire personnel need personal protective gear. They would also like rangeland equipment and a 4-wheel drive vehicle that has capacity for 6 people. They would also like more training.

#### **Solution:**

Hartville already works in cooperation with the Rural Fire District and other local fire-fighting organization to share equipment and personnel resources. It would seem to be in the best interest of all of these entities to cooperate to an even greater extent in making equipment purchasing and training decisions. This could prevent the duplication of expenditures, allow for the maximum

fire protection for area citizens, and provide funds to be used for the protective gear needed by the firefighters.

**Resources:**

USDA Rural Development Community Facilities Program can provide funding to complete construct, enlarge, or improve community facilities for public safety, public services, and health care. The completion of the Hartville Fire Hall would be an eligible purpose as would be the purchase of protective gear and equipment for the firefighters. Communication equipment for the fire department would also be an eligible purpose.

Contact:

USDA Rural Development  
Tim Brooks or Laura Koenig  
1441 East M Street, Suite A  
Torrington, WY 82240  
307-532-4880 X4

FEMA is another source of funding for Fire Departments:

[http://www.fema.gov/media/fact\\_sheets/afg.shtm](http://www.fema.gov/media/fact_sheets/afg.shtm)

<http://www.firegrantsupport.com/>

The Town of Glendo has just applied for and received a FEMA grant. Mike Huser, Secretary-Treasurer of the Glendo Fire Department, would be happy to visit with the Town of Hartville about this grant. Contact him at 307-735-0200.

**Theme: Communication**

**Challenge:**

Hartville's sustainability as a community is highly dependent on communication and cooperation with the surrounding communities. For example, Hartville is rich in the history of being part of a mining community. There is an interesting story to tell. Guernsey is full of history. Ft. Laramie is a history lesson. Working together with these nearby communities to capture the interest (and money) of the history buffs, vacationers, and students, would be an avenue to explore to bring in businesses to Hartville. And this would be a way to preserve the history of Hartville and Sunlight for the future generations. Small businesses would in turn bring new residents and revenues to the town.

**Solution:**

Participate in Platte County Commissioners meetings. There is a Platte County Community Assessment in the near future. Hartville residents should consider that as important to the health of their community as the Hartville Community Assessment.

Continue to build on the relationship with Camp Guernsey. Based on Major Joseph Gallagher's presentation at one of the listening meetings, Camp Guernsey is poised for growth and for greater cooperation with the surrounding communities.

**Pamela Downing**

Assistant Administrator  
Wyoming Department of Workforce Services  
122 West 25th St., Herschler Bldg., 2E  
Cheyenne, WY 82002  
307-777-6271  
[pdowni@state.wy.us](mailto:pdowni@state.wy.us)

Growing up in the small Wyoming community of Carpenter (population of approximately 100), I was very excited to be given the opportunity to visit and possibly help the small town of Hartville, WY. As is found in many small towns across the state, I was very impressed with the friendliness of the town's families and the hospitality that everyone showed our team. I was also amazed with the serenity of the town – while sitting outside only the sounds of nature could be heard.

I have limited my comments and suggestions to only subjects with which I have a comfortable knowledge.

**INFRASTRUCTURE**

**Challenge:** The set-up of the intersection and signage coming into town was expressed as a concern as it can be confusing to out-of-town drivers.

**Solution/Contact:** Contact the Wyoming Department of Transportation Chief Engineer who oversees the field districts, and the Engineering, Planning and Technical Services divisions as well as the Construction and Maintenance programs at headquarters.

Delbert McOmie, Chief Engineer  
Wyoming Department of Transportation  
307-777-4375  
5300 Bishop Blvd  
Cheyenne, WY 82009-3340  
<http://dot.state.wy.us>

**- Or -**

Contact your Transportation Commission Representative. The Transportation Commission of Wyoming governs activities of the Department of Transportation and generally meets monthly.

Paul “Cactus” Covello, Transportation Commission Representative  
Transportation Commission Secretary  
5300 Bishop Blvd.  
Cheyenne, WY 82009-3340  
307-777-4225

<http://dot.state.wy.us>

**Challenge:** The quality of water from the Sunrise mine was expressed as a concern. Without being able to use this water, the town's water supply is transported from five miles out-of-town, which makes it very unreliable at times.

**Solution/Contact:** Contact the Wyoming Department of Environmental Quality, Abandoned Mine Land (AML) Division. The AML recruits engineering design and construction management firms to assist the Division with the following major types of projects and services:

- Shaft, Audit and topographic depression closures
- Large Pit Closures
- Subsidence Abatement
- Emergency Response
- Public Facilities
- Consents and Clearances
- Monitoring and Certification
- Cultural Resource Reviews and Reports
- Resource Reviews and Reports (threatened and endangered wetlands delineation, migratory birds, etc.)

The Sunrise Mine is already a project of the AML and they may be able to help or point you in the right direction for water quality issues.

Todd Parfitt, AML Acting Administrator  
Department of Environmental Quality  
122 West 25th Street  
Herschler Building, 3W  
Cheyenne, WY 82002  
307-777-6145  
<http://deq.state.wy.us>

## COMMUNITY ENHANCEMENT

**Challenge:** Concerns were expressed with a clean-up of the town due to absentee homeowners, run-down properties and beautification of the city from the street.

**Solution/Contact:** Form a town ordinance and enforce it for town beautification. For information, help, or training on local government issues such as these, contact the Wyoming Association of Municipalities. On the WAM website it says:

At **WAM** our passion is building strong communities. Each person in Wyoming lives, works, studies, recreates, shops, conducts business, or just spends time in our 99 incorporated cities and towns. We strive to make our communities the best they can be for the citizens who live there. From some of our smaller towns such as Kirby and

*Hartville*, to the capital city Cheyenne, our communities offer people the chance to make a living, to create a home for their families, to create a future for themselves and to leave a legacy for future Wyomingites.

Wyoming Association of Municipalities  
Ginger Newman, Communications and Training Director  
315 West 27<sup>th</sup> Street  
Cheyenne, WY 82001  
307-632-0398  
[www.wyoming.govoffice.com](http://www.wyoming.govoffice.com)

## COMMUNITY SERVICES/FACILITIES

**Challenge:** Funding to purchase and/or maintain Hartville Fire Department equipment, gear and vehicles was expressed as a concern. Without proper funding, volunteer firefighters are placing themselves in danger each time they respond to an emergency.

**Solution/Contact:** Contact your local county coordinator of your local government. Local government county coordinators of Homeland Security are in-charge of the primary "first-providers" of emergency response services. If the event causes extraordinary work for the protection of lives and property, local government, through the local county coordinator, activates their Emergency Operations Center (EOC) and their Emergency Event Plan. This allows the coordination of the response with public/private organizations and agencies to alleviate or eliminate problems that occur.

During non-emergency times, county coordinators are responsible for mitigation and preparedness activities to protect against and prepare for disasters. This involves planning, training, exercising, procuring/maintaining equipment and designating facilities for shelter and other purposes.

Jane Carlson, County Coordinator  
Platte County  
P.O. Box 966  
800 9th Street  
Wheatland, WY 82201-0966  
307-322-2140 or 307-322-2331  
<http://wyohomelandsecurity.state.wy.us>

**Challenge:** There was concern expressed that the Hartville Post Office may be on a short-list of offices to be closed. The Post Office is the center of the town where information is shared and socialization occurs.

**Solution/Contact:** To check the status of the Post Office and receive help in keeping it open, contact one of your Congressional Delegation field staff representatives:

US Senator John Barrasso  
Cheyenne Field Office  
Federal Center  
2120 Capitol Avenue  
Suite 2013  
Cheyenne, WY 82001  
307-772-2451  
<http://barrasso.senate.gov>

- Or -

US Senator Mike Enzi  
Dianne Kirkbride, Field Representative  
Cheyenne Field Office  
Federal Center  
2120 Capitol Avenue  
Suite 2007  
Cheyenne, WY 82001  
307-772-2477  
<http://enzi.senate.gov>

- Or -

US Representative Barbara Cubin  
Erin Begeman, Field Representative  
Cheyenne Field Office  
Federal Center  
2120 Capitol Avenue  
Suite 2015  
Cheyenne, WY 82001  
307-777-2595  
[www.house.gov/cubin](http://www.house.gov/cubin)

## FUNDING

**Challenge:** The concern of finding sustainable funding for projects in the town was expressed as a major concern. The town is being proactive and sending the only member of its staff to a grant-writing training in December and this a very important step

**Solution/Contact:** To help alleviate some of the concerns with finding and understanding funding sources, your Regional Office for the Wyoming Business Council should be contacted. The State of Wyoming created the Wyoming Business Council to focus public and private efforts to build a strong job creation base in the new economy with manufacturing and technology as core competencies while strengthening the existing business and industry groups under energy,

agriculture, tourism and travel. They have many funding options available to help communities across Wyoming.

Wyoming Business Council  
East Central Regional Office  
Steve Elledge, Regional Director  
300 S. Wolcott, Suite 300  
Casper, WY 82601  
307-577-6012  
[www.wyomingbusiness.org](http://www.wyomingbusiness.org)

## COMMUNICATION

**Challenge:** Although no direct concern was raised by participants, the team felt that the lack of communication with partners was a barrier to the town's continued success. Many organizations in the local area may be able to help solve problems if brought into the town's team of partners.

**Solution/Contact:** Contact the Wheatland Area Development Corp. (WADCO) who may be able to help connect the town with all of the needed partners. The vision of WADCO is for Wheatland and Platte County to become the ideal location in which to live and conduct business with citizens earning quality income in quality careers while enhancing the small town heritage. Their mission is to promote quality growth by mobilizing human, physical, natural and capital resources to produce marketable goods and services in a way that makes Wheatland and Platte County a more desirable place to live.

Wheatland Area Development Corp  
Susan Jenkins, Executive Director  
PO Box 988  
Wheatland, WY 82201  
307-322-4232

## HISTORICAL PRESERVATION

**Challenge:** The preservation and promotion of the town's history, such as the schoolhouse and the jail were voiced as a concern. It was also expressed that the town's history should be preserved in-writing before it disappears with the elderly citizens.

**Solution/Contact:** Contact the Wyoming Community Foundation for a possible source of funding to conduct these activities. This foundation is a nonprofit charitable 501(c)(3) organization that was created in 1989 by and for the people of Wyoming. With assets over \$47M, the Community Foundation has developed into a valuable philanthropic resource for Wyoming.

They have an in-depth understanding of the issues, opportunities, and resources that shape the state and communities. They monitor all areas of community need - including human services, education, the environment, healthcare, the arts, and economic development. They invest in the long term and bring people and organizations together, convening diverse voices to address local issues and opportunities. Their business is building communities.

Wyoming Community Foundation  
Samin Dadelahi, Senior Program Officer  
313 S. 2nd Street  
Laramie, WY 82070  
307-721-8300  
[www.wycf.org](http://www.wycf.org)

**Thomas Johnson**

Southeast Regional Director  
Wyoming Business Council  
1400 E. College Drive  
Cheyenne, WY 82007  
(307) 635-7735  
[tom.johnson@wybusiness.org](mailto:tom.johnson@wybusiness.org)

**Introduction:**

I preface this report with the admission that I am quick to suggest calling your Regional Director from the Wyoming Business Council. There are several reasons for this. First, we are in an extraordinary time in the State of Wyoming's history. Given the resources that currently exist at the state level, much assistance is available from the State of Wyoming. As such, your Regional Director is the first point of contact into these programs. Second, your Regional Director can get to your area more often and more quickly than a bureaucrat in Cheyenne, Casper, or Washington, DC. Lastly, your Regional Director has used most of these programs before and can assess situations and solutions in a real way that simply can't be qualified in a report. In short, your Regional Director gets things done.

I also offer several other small pieces of advice. Foremost, don't let this report breath. Act immediately. If you see a solution you like and you want to take it on, don't waste time. Act. Town halls across Wyoming are littered with old strategic plans, feasibility studies, and assessments which never saw the light of day. That's because words and pretty binders don't make projects happen. People do.

The second piece of advice is do not wait around for group approval. Others will feel your passion and join you in your cause. It only takes one person with some persistence and some passion to get something done. Don't worry, the committees and meetings are sure to follow.

Lastly, it's worth stating what's obvious. No one cares more about your community than you do. Not me. Not this resource team. Not State Government. As such, you can make the most significant contributions to your future. This report is a tool for you to begin to do so.

**Challenge: Community Enhancement & Beautification**

Residents mentioned that they would like to see beautification in downtown and near the entryways into town.

**Solution:** The State of Wyoming has grants that can be used for downtown and entryway improvements. These grants, known as Community Enhancement Grants are for a maximum of \$500,000 and required a 50% cash match. The grants could be used for trees, landscaping, lighting, and signage in the public right of ways. The true challenges will be determining the

costs of such a plan, demonstrating the economic development need for such improvements, and finally, coming up with the cash match.

**Who to Contact:**

Steve Elledge  
South Central Regional Director  
Wyoming Business Council  
300 S. Wolcott, Suite 300  
Casper, WY 82601  
[steve.elledge@wybusiness.org](mailto:steve.elledge@wybusiness.org)  
(307) 577-6012

**Challenge: Cellular Coverage inside town**

The lack of cellular service in the area was mentioned as both an irritation to residents, but restrictive for any sort of business development in the future.

**Solution:** The State of Wyoming has grants known as Community Readiness Grants that can also be used for publicly owned telecommunications infrastructure. The category of grant is different, however. This would involve a Community Readiness Grant for up to \$1.5 million. The grants require a 10% match, which can be in kind.

For example, if the Town of Hartville wanted to construct a publicly owned tower, it could then lease space on the tower to companies who might be willing to offer coverage inside town. Revenues from such a lease could serve as a source of funds for other town projects.

Who to contact:

Steve Elledge  
South Central Regional Director  
Wyoming Business Council  
300 S. Wolcott, Suite 300  
Casper, WY 82601  
[steve.elledge@wybusiness.org](mailto:steve.elledge@wybusiness.org)  
(307) 577-6012

**Challenge: Grant Writing**

In order to pursue grants, the desire for a grant writer was mentioned on several occasions.

**Solution:** This is simple solution. Contact Steve Elledge with the Wyoming Business Council to see if he will sponsor a city employee to attend professional grant training courses.

**Contact Info:**

Steve Elledge  
South Central Regional Director  
Wyoming Business Council  
300 S. Wolcott, Suite 300  
Casper, WY 82601  
[steve.elledge@wybusiness.org](mailto:steve.elledge@wybusiness.org)  
(307) 577-6012

**Challenge: Renovate Old School House**

The need to renovate the Old School House was mentioned repeatedly. Many uses were suggested, including a gathering/meeting area, a museum, and a recreational facility.

**Solution:** The State of Wyoming offers grants to communities to renovate old school buildings and/or government surplus facilities into community centers and/or gathering facilities. These grants are for up to \$1.5 million and require a 10%--15% match (which can be in kind). They also require the applicant to demonstrate that funds for the operations and the maintenance of the facility are in place for a period of four years.

**Who To Contact:**

Steve Elledge  
South Central Regional Director  
Wyoming Business Council  
300 S. Wolcott, Suite 300  
Casper, WY 82601  
[steve.elledge@wybusiness.org](mailto:steve.elledge@wybusiness.org)  
(307) 577-6012

**Challenge: Lack of Residential Ready Lots**

The need for housing was mentioned as an impediment to the growth of the community.

**Solution:** The State of Wyoming has established a loan program to assist communities with the infrastructure needed to develop lots available for housing. The program is known as the Workforce Housing Infrastructure Loan Program (WHILP). The program currently has \$1 million available. The program requires significant preparation and planning, and should be considered carefully. In particular, consideration should be given to:

- 1) Demand for housing in the area
- 2) Costs associated with development of infrastructure to residential lots

3) The capacity for repayment of the loan

**Who to Contact:**

Steve Elledge  
South Central Regional Director  
Wyoming Business Council  
300 S. Wolcott, Suite 300  
Casper, WY 82601  
[steve.elledge@wybusiness.org](mailto:steve.elledge@wybusiness.org)  
(307) 577-6012

**Challenge: Development of Business in the Area**

Although not a major theme, the lack of business development was mentioned by several residents, and should not be ignored. The addition of Waxberry in the downtown is a boon to the community and should not be ignored. It's also a lesson in how most business development gets done.

Waxberry is the type of business that can locate anywhere due to its online sales and ability to manufacture anywhere. They are not dependant on some local market to be successful. Their sales come from other areas.

This is important, for it cuts to the heart of the matter. In a town the size of Hartville, the chance of recruiting a business from some official strategy is remote, unless the owners of that business share two qualities:

- Their market isn't local (the population of Hartville isn't large enough to support such a business)
- They have a lifestyle change in mind (moving to Hartville is vastly different than other areas given its distinct rural qualities and population).

The question becomes then, how do you find people with these two attributes? Generally, they will already be in your community and they may want to start a business or they will be someone familiar with someone already living in the community and have the ability to relocate to the area.

**Solution:** If you know someone that wants to start a business, help them access the resources to do so. There are many resources for local residents who may want to start a business in Hartville, including business planning, market research, capital assistance, among others:

**Who to Contact:**

Steve Elledge  
South Central Regional Director

Wyoming Business Council  
300 S. Wolcott, Suite 300  
Casper, WY 82601  
[steve.elledge@wybusiness.org](mailto:steve.elledge@wybusiness.org)  
(307) 577-6012

Or

Leonard Holler, Regional Director  
Small Business Development Center  
300 South Wolcott, Suite 300  
Casper, WY 82601  
(307) 234-6683  
Email: [lholler@uwyo.edu](mailto:lholler@uwyo.edu)

**Solution:** Consider using Waxberry as a resource for entrepreneurs. Alice Wilkins, one of the owners of Waxberry, is enthusiastic about entrepreneurship and teaching entrepreneurship to young people. She should be contacted regarding talking to young people about starting a business and should be consulted if someone local is thinking about starting a business. She and Nathan Wilkins have years of experience to draw from. Others can benefit from listening to them.

**Who To Contact:**

Nathan or Alice Wilkins  
Waxberry  
PO Box D  
605 Main Street  
Hartville, Wyoming 82215 USA  
(307) 772-0181  
Email: [wilkins@waxberry.com](mailto:wilkins@waxberry.com)

**Solution:** Make use of your own networks when looking for people to start a business in the area. The State of Wyoming and explore the ends of the earth looking for prospects, but nothing is better than the networks of your own community. If you know of someone that has a business elsewhere, has had a business elsewhere, graduated from Hartville and has a business somewhere else, or who ran a business before moving to Hartville, you should be on the phone with them asking them if they are interested in doing something in Hartville.

If these people say no, then ask them if they no of anyone in their circle of friends who has a business or might want to start a business.

After working through this process, if you find anyone that is interested, then put them in touch with:

Steve Elledge  
South Central Regional Director  
Wyoming Business Council  
300 S. Wolcott, Suite 300  
Casper, WY 82601  
[steve.elledge@wybusiness.org](mailto:steve.elledge@wybusiness.org)  
(307) 577-6012

Or

Leonard Holler, Regional Director  
Small Business Development Center  
300 South Wolcott, Suite 300  
Casper, WY 82601  
(307) 234-6683  
Email: [lholler@uwyo.edu](mailto:lholler@uwyo.edu)

### **Challenge: Promoting the Town and Its History**

The need to preserve, promote and generate interest in the history of the area was mentioned repeatedly.

**Solution:** Many have mentioned starting a town website. This should be considered. It is a perfect way for people to learn about the area, explore the area remotely, and find out what's going on.

It's also great for people from Hartville to stay connected to the area and give feedback to leadership in the community. Just make sure that someone locally is available to update the site when needed.

To explore starting a website and finding the funds available,

### **Contact:**

Steve Elledge  
South Central Regional Director  
Wyoming Business Council  
300 S. Wolcott, Suite 300  
Casper, WY 82601  
[steve.elledge@wybusiness.org](mailto:steve.elledge@wybusiness.org)  
(307) 577-6012

**Challenge: Railroad Street**

The need to develop Railroad Street was mentioned many times.

**Solution:** Develop several business ready lots along Railroad Street using a Community Readiness Grant from the Wyoming Business Council for \$1.5 million. This could be used to pave Railroad Street, while at the same time, making property available for future businesses. The grant requires a 10%-15% match (which can be in kind).

The grant is very competitive and requires planning, so it's best to make sure to follow the direction of your Regional Director

**Who To Contact:**

Steve Elledge  
South Central Regional Director  
Wyoming Business Council  
300 S. Wolcott, Suite 300  
Casper, WY 82601  
[steve.elledge@wybusiness.org](mailto:steve.elledge@wybusiness.org)  
(307) 577-6012

**Jo Ferguson**

Senior Rural Development Specialist  
Wyoming Rural Development Council

A big thanks goes to the planning team and to all who made our stay in Hartville so inviting. We were housed, fed, and treated with such care. You have a special place.

**Issue: Infrastructure**

**Challenge: Water System**

**Solution:** The Town of Star Valley Ranch has gone through water issues this past year. Good information is on their website in the “water” section at the website address listed below. There are also several programs available to communities the size of Hartville to assist them in upgrading the town’s infrastructure. The Town of Hartville could make application to the State Water Commission for a Master Plan Study for technical assistance in these areas. The deadline has already past for this year’s application, but perhaps Hartville officials may find it beneficial to apply for these study dollars. After that application is sent to the Wyoming Water Development Commission as recommended by the Director of the Wyoming Water Development Office and is then approved by the 2009 State Legislature, a study can begin in 2009. The contact person for this is:

Mike Purcell, Director  
Wyoming Water Development Office  
6920 Yellowtail Road  
Cheyenne, WY 82002  
307-777-7626 Fax: 307-777-6819  
[mpurce@state.wy.us](mailto:mpurce@state.wy.us)

Town of Star Valley Ranch  
Mayor Boyd Siddoway  
307-883-8696  
[www.starvalleyranchwy.org](http://www.starvalleyranchwy.org)

**USEFUL WEB SITES AND GRANT INFORMATION**

Federal Catalog of Domestic Assistance:

[www.cfda.gov](http://www.cfda.gov)

Information about private foundation assistance:

[www.fdncenter.org](http://www.fdncenter.org)

USDA/Rural Development

[www.rurdev.usda.gov/](http://www.rurdev.usda.gov/)

Federal Funding Sources for Rural Areas

[www.nal.usda.gov/ric/ricpubs/funding/federalfund/fed03.html](http://www.nal.usda.gov/ric/ricpubs/funding/federalfund/fed03.html)

USDA-RD Community Development Program Publication. As a strategy for economic development, tourism and festivals can be very useful.

<http://ocdweb.sc.egov.usda.gov/technotes/tn5.pdf>

### **Challenge: Retail Business**

Attracting and keeping viable businesses in a community is a long-time planning effort by members of the town council, real estate community, and residents. We heard many comments about the need for small shops, a restaurant and reopening of the oldest tavern. The Business and Industry section of the Wyoming Business Council, along with your WBC Regional Director can point you in the right direction for study and action to this problem. The Business Council has access to many tools to jump start this effort: SBDC, Marketing Research, Wyoming Women's Business Center and others.

### **Resources:**

Brandon Marshall  
Business Retention & Entrepreneurship  
Program Manager  
Wyoming Business Council  
307-777-2820  
[Brandon.marshall@wybusiness.org](mailto:Brandon.marshall@wybusiness.org)

Annie Wood, Sr. Mktg. & Attraction Specialist  
Wyoming Business Council  
307-777-2844  
[annie.wood@wybusiness.org](mailto:annie.wood@wybusiness.org)

Steve Elledge, Director Field Operations &  
East Central Regional Director  
Wyoming Business Council  
300 S. Wolcott, #30  
Casper, WY 82601  
307-577-6012  
[Steve.elledge@wybusiness.org](mailto:Steve.elledge@wybusiness.org)

### **Challenge: Preserving History**

**Issue: Complete Old School House, preserve story, and promotion**

### **Solution:**

Perhaps Hartville could apply for Community Facilities Grant money through the Wyoming Business Council. The purpose of the program is to assist communities with grant and loan funding to construct local enhancements to a school building or facility or preserve former school and government facilities that have existing or future community uses. All projects must be related to economic development or quality of life enhancement. Hartville could use the renovated building to house a museum and library that would serve the entire community area.

**Resource:**

Shannon Stanfill, Community Facilities Program Manager  
Wyoming Business Council  
307.777.2841  
Shannon.stanfill@wybusiness.org

Another program that can provide technical assistance in areas of historic preservation is the State Historic Preservation Office. It assists in preserving our state's most valuable historic assets, objects and culture.

**Resource:**

Wyoming Department of State Parks & Cultural Resources  
State Historic Preservation Office  
2301 Central Ave.  
Cheyenne WY. 82002  
Audrey York, 777-6347  
Nancy Weidel, 777-3418

**Challenge: Infrastructure**

**Issue: Entryway, Sidewalks & Streets**

These issues were mentioned during the listening sessions. Information on installation and repair of sidewalks could be found through the CDBG Program at the Wyoming Business Council. Department of Transportation has a program for entryways to cities and towns.

**Resource:**

Susan Flobeck, CDBG Economic Development Grant Program Manager  
Wyoming Business Council  
307-777-2812  
[Susan.flobeck@wybusiness.org](mailto:Susan.flobeck@wybusiness.org)

**Challenge: Beautification of town**

Many comments were heard about vacant, unkempt houses, falling down structures, junk and garbage on vacant lots. A community cleanup program could definitely enhance the town. This would be organized by volunteers—challenges could be made among difference organizations. This could be a one-time effort or a long-term continual effort. There may be some grants available to help this effort. TEAL program at Wyoming DOT for community beautification and paths. Saratoga and Frannie are among several towns in Wyoming that have formed clean-up committees.

**Resource:**

**Wyoming Department of Transportation**

**Office of Local Government Coordinator**

C.J. Brown, 5300 Bishop Blvd. Cheyenne, WY 82002 307-777-4179

[cj.brown@dot.state.wy.us](mailto:cj.brown@dot.state.wy.us)

Town of Saratoga, Mayor John Zeiger, PO Box 486, Saratoga, WY 82331, 307-326-8335

Town of Frannie, PO Box 72, Frannie, WY 82423, 307-664-2323

**Challenge: Miscellaneous**

**Issue: Enforcing ordinances**

**Solution to enforcing the cleanup ordinances:** The first question is, "Do the people of Hartville have or even know what the cleanup ordinances are?" Holding a town meeting to explain what the ordinances are and how the town plans to enforce them could be a first step. Make copies of the town ordinances available to anyone that wants them. Maybe even include them in the water bill so that you know everyone got a copy. Letting the community members of Hartville know what the ordinances are and that the town plans on enforcing them is a vital part in cleaning up Hartville.

# Hartville Community Assessment

## Listening Session Responses

### What are the major problems and challenges in your community?

*\*indicates an agreement to a response, one \* for each person who agreed*

#### Problems & Challenges

Sewer lines from homes to the town sewer lines are an issue- they need to be updated—  
ditto x x

Concerns with the water lines

Dust from the quarry

Keeping the town alive for the next 100 years

Continue to work with the Guard as they expand including the noise and their expansion

Concern about water quality and the levels of nitrates ditto

Garbage-dump- in back yard

Water system does not have a backup and wells are insufficient-if the pumps fail the town  
is without water ditto

Water tower is insufficient and outdated for fire protection in case of emergency

Water transmission lines are old and integrity is questioned

How to access the water in the old Sunrise mine-which could be used for fire protection

Low population in town—how to get other families to move here

How to get new residents that are invested emotionally in the community

Preservation of the vast heritage of the community is not available due to private  
ownership

Not enough money coming into the town

Unsure property lines, lack of accurate surveys

**Keeping the post office open**

**Bad roads-need repair ditto**

**Lack of emergency services in the county-ems, law enforcement—the more growth in other parts of the county, the less time the Sherriff Office can spend in Hartville ditto xxxx**

**Rundown and vacant properties that are not maintained, which is compounded by absentee ownership, resulting in safety hazard ditto xxxx**

**The close proximity of mining claims to the current quarries-safety issues- better cooperation of entities involved in the approval process**

**Lack of funding for the Fire Department-adequate safety gear and equipment ditto xxxx**

**Fire department funding- even when the equipment is donated the town does not have the funds to maintain it or to put fuel in the trucks –the town is unable to create a fire district to assist with funding ditto xxx**

**Lack of funds for training of fire department and lack of fire fighting experience within the town limits resulted in poor ISO insurance rating which increases the cost of fire insurance ditto xxx**

**Rundown infrastructure—water and sewer**

**Lack of funds to support the municipal services- Hartville does not receive enough state dollars to provide adequate services ditto**

**Need legislative action to provide a mechanism to charge derelict homeowners clean-up charges**

**Platte County does not include Hartville and the other small communities in planning, funding, and other activities ditto x**

**Lack of activities for the kids- which could cut down on vandalism**

**Lack of radio and cell phone service in the area**

**Fire hall has no heating, sewer, water, furnishing, etc ditto**

**Vandalism of vacant homes and buildings**

**Absentee property ownership resulting in run down buildings**

**Lack of municipal funding- method of state funding which pits small towns against larger communities resulting in unfair distribution**

**Need a fairer and more reliable funding mechanism ditto xxx**

**No know sources or contacts, or money for training, for grant writing and grant administration ditto**

**Aging population and concerns about what will happen to the town as the leadership ages**

**Lack of services for seniors-no one to provide assistance**

**Nothing for the youth in the area to do, no sports facilities ditto**

**How to have the community stay the same and preserve their identity yet grow enough to survive ditto**

**Lack of funding for emergency services for the seniors in the community- ems, lifeline, home health, etc ditto x**

**Increasing senior population—aging population**

**Post Office is not handicapped accessible**

**No grocery store in town**

## **What are the major strengths and assets in your community?**

*\*indicates an agreement to a response, one \* for each person who agreed*

### **Strengths & Assets**

**Warm welcoming people ditto**

**Quiet and peaceful community ditto**

**Great location and climate**

**Beautiful stars at night**

**Rich history in area ditto xx**

**Quaint community**

**Current mayor and council are working to solve the problems ditto**

**The whole town wants to better the community**

**Good central location of the post office makes it a gathering spot for information**

**Great leadership in the community**

**Great town dinners put on by the fire department and the Episcopal Church**

**Don't need a police department because we all know each other and can talk to each other and get along**

**People of the community ditto x x xx**

**Great history ditto**

**Beautiful surroundings—best part of Platte County ditto x**

**Small close knit community that works together to solve problems**

**New people coming in are preserving and restoring the old homes—they are also getting involved in the community**

**Lots of wildlife**

**Community bands together to help each other in need and crisis ditto x**  
**Dedicated people willing to work to better the community**

**The residents from the surrounding communities support the local events**

**Low crime**

**Great physical environment and scenery ditto x**

**History ditto**

**The great people ditto x x x x x x**

**Far removed from the problems of the larger cities ditto**

**Several residents have lived here a long time and have lived through, and know, the history of the area**

**Majority of the community supports controlled growth**

**Small town that looks out for each other and cares for each other**

**Low crime**

**What projects would you like to see accomplished in your community in 2, 5, 10 and 20 years?**

*\*indicates an agreement to a response, one \* for each person who agreed*

**Short/Long Term Goals**

**The town council would have cleaned up the abandoned homes**

**Preserve the history in written form**

**Buildings and homes cleaned up and sold to new residents**

**Upgraded water and sewer systems ditto**

**Decorative street lighting ditto**

**Preserving the historical sites ditto**

**Historical district designation and buildings on the register ditto x**

**New small businesses and events to attract tourists ditto xxx**

**More money into the community to accomplish their goals**

**A larger community (new residents) to sustain and pay for the services the town provides**

**More town sponsored dinners which could be used as fundraisers**

**Completion of the fire hall before the end of the year**

**Side streets paved and sewer updated within 5 years ditto xx**

**Platting City owned lots so that they can be sold and developed for residential—within 5 years**

**Convert old school house into museum/community/visitors center that tells the history of the area --to be done within next two years**

**And move the old log house to the site ditto x x x x**

**Incorporate a library service into the school building**

**Attract more small businesses that can survive on the seasonable nature of the area ditto xx**

**Capture more tourism dollars off of the state park and reservoir**

**Need more activities for the youth, such as a baseball diamond, basketball court, etc ditto x**

**Convert basement of the Town Hall into a rec/exercise facility once the fire hall is completed ditto xx**

**Fully equipped fire department including personal protective gear, rangeland equipment, 4 wheel drive which can hold 6 people (all of their equipment is flat land equipment) –within 1 year ditto xx**

**Entire down properly and accurately surveyed ditto xx**

**Long range goal -assisted living center with 10 beds so that the older residents don't have to leave the area ditto xxx**

**Upgraded and improved playground with landscaping and grass ditto x**

**Beautification of the town with trees**

**Strong neighborhood watch system where the community helps watch and raise the children ditto x x**

**Removal of the dead from the fire and replanting/re-forestation ditto x x x**

**Adequate municipal funding for projects and ongoing maintenance**

**Reconstruction of the intersection to move it further to the west to eliminate heavy equipment and large rigs coming through town and have the project done with the next 5 years**

**All junk properties cleaned up**

**Stabilized and upgraded water lines that are not impacted by the blasting at the quarries**

**Enhanced civic pride and county and statewide acknowledgement of Hartville and its assets**

**Expansion of the Camp Guernsey's fire recovery land program to include Hartville and the surrounding area ditto**

**Railroad street project completed with infrastructure**

**Preservation of the old jail**

**A grocery store in town ditto xx**

**Support services for the senior citizens**

**Transportation system for the seniors –bus or van to help them access services in surrounding areas**

## 20 CLUES TO RURAL COMMUNITY SURVIVAL

### **1. Evidence of Community Pride:**

Successful communities are often showplaces of care, attention, history and heritage.

### **2. Emphasis on Quality in Business and Community Life:**

People believe that something worth doing is worth doing right.

### **3. Willingness to Invest in the Future:**

In addition to the brick-and-mortar investments, all decisions are made with an outlook on the future.

### **4. Participatory Approach to Community Decision Making:**

Even the most powerful of opinion leaders seem to work toward building consensus.

### **5. Cooperative Community Spirit:**

The stress is on working together toward a common goal, and the focus is on positive results.

### **6. Realistic Appraisal of Future Opportunities:**

Successful communities have learned how to build on strengths and minimize weaknesses.

### **7. Awareness of Competitive Positioning:**

Local loyalty is emphasized, but thriving communities know who their competitors are and position themselves accordingly.

### **8. Knowledge of the Physical Environment:**

Relative location and available natural resources underscore decision-making.

### **9. Active Economic Development Program:**

There is an organized, public/private approach to economic development.

### **10. Deliberate Transition of Power to a Younger Generation of Leaders:**

People under 40 regularly hold key positions in civic and business affairs.

### **11. Acceptance of Women in Leadership Roles:**

Women are elected officials, plant managers, and entrepreneurial developers.

### **12. Strong Belief in and Support for Education:**

Good schools are the norm and centers of community activity.

### **13. Problem-Solving Approach to Providing Health Care:**

Health care is considered essential, and smart strategies are in place for diverse methods of delivery.

### **14. Strong Multi-Generational Family Orientation:**

The definition of family is broad, and activities include younger as well as older generations.

### **15. Strong Presence of Traditional Institutions that are Integral to Community Life:**

Churches, schools and service clubs are strong influences on community development and social activities.

### **16. Sound and Well-Maintained Infrastructure:**

Leaders work hard to maintain and improve streets, sidewalks, water systems, and sewage facilities.

### **17. Careful Use of Fiscal Resources:**

Frugality is a way of life and expenditures are considered investments in the future.

### **18. Sophisticated Use of Information Resources:**

Leaders access information that is beyond the knowledge base available in the community.

### **19. Willingness to Seek Help from the Outside:**

People seek outside help for community needs, and many compete for government grants and contracts for economic and social programs.

### **20. Conviction that, in the Long Run, You Have to Do It Yourself:**

Thriving rural communities believe their destiny is in their own hands. Making their communities good places is a pro-active assignment, and they willingly accept it.

\*Reprinted from Heartland Center Leadership Development, Spring 2002 *Visions Newsletter*.

