

Teahon recognized as outstanding leader

If you look up the definition of leadership, you will find that it is the art of motivating a group of people to act toward achieving a common goal. This definition reminds me of several people in our community that go above and beyond in their leadership roles.

One organization in Gothenburg that has benefited from having a strong leader is Gothenburg Public Schools. Dr. Michael Teahon has been the superintendent there for the past 18 years. Prior to taking this position in Gothenburg in 2001, Dr. Teahon began his career teaching math and history in 1985. He also became a secondary principal at Sandhills Public Schools and then superintendent of Amherst Public Schools from 1999 – 2001.

Being a leader for both teachers and students is no easy task, but a school district superintendent does this every day. In fact, Dr. Teahon has been doing such a wonderful job as a leader at GPS that he has been selected as the 2018-19 Superintendent of the Year by the Nebraska Association of School Administrators.

Nathan Wyatt stated, "We are very fortunate to have had such a great leader in Gothenburg that has dedicated his life to improving our public school and our community. I am the current president of the Gothenburg Public School Board and the Gothenburg Improvement Company, and I can honestly say that there is no one more forward thinking and motivated for success than my colleague and friend, Dr. Mike Teahon. It has been a privilege to work with him for the past 15 years on both the school board and GIC."



I asked Dr. Teahon what he liked most about the years he was on the Gothenburg Improvement Company board of directors. He said he has always enjoyed volunteering on committees in Gothenburg, but his commitment to the Gothenburg Improvement Company has helped him the most in developing leadership skills. Dr. Teahon said, "The expectations that people have in GIC are very high, so it is naturally a great way to learn leadership skills. The wonderful thing about GIC is seeing all the leaders on our board work at and develop those leadership skills and take them back to the businesses they work at or own. It takes a lot of people to step up on leadership roles to have a successful community."

When Dr. Teahon and his young family were deciding where to relocate for a school superintendent position, Gothenburg ended up as No. 1 on his Top Ten list. He said, "There were a lot of reasons that Gothenburg ended up on the top of our list, but the primary reason we moved to Gothenburg was the fact that it seemed like a great place to raise a family, and we were right!" The Teahons have made Gothenburg their home for the past 18 years and Dr. Teahon has been the Gothenburg Public Schools superintendent the entire time. This has been great for Gothenburg, since the average time a superintendent generally stays at a school is 5-6 years.

While we are delighted to highlight his Superintendent of the Year Award, we would also like to recognize that Dr. Teahon has decided to resign as Gothenburg's superintendent at the end of this school year to begin a new chapter in his life in Kearney.

Dr. Teahon, it has been a great pleasure working with you over the years. Gothenburg is a better place because of the leadership you brought to town. Thank you for the 18 years that you gave to our community. We are grateful that you made Gothenburg No. 1 on your list!

Luke Rickertsen
GIC Board Member

GIC committee continues work with city to add housing



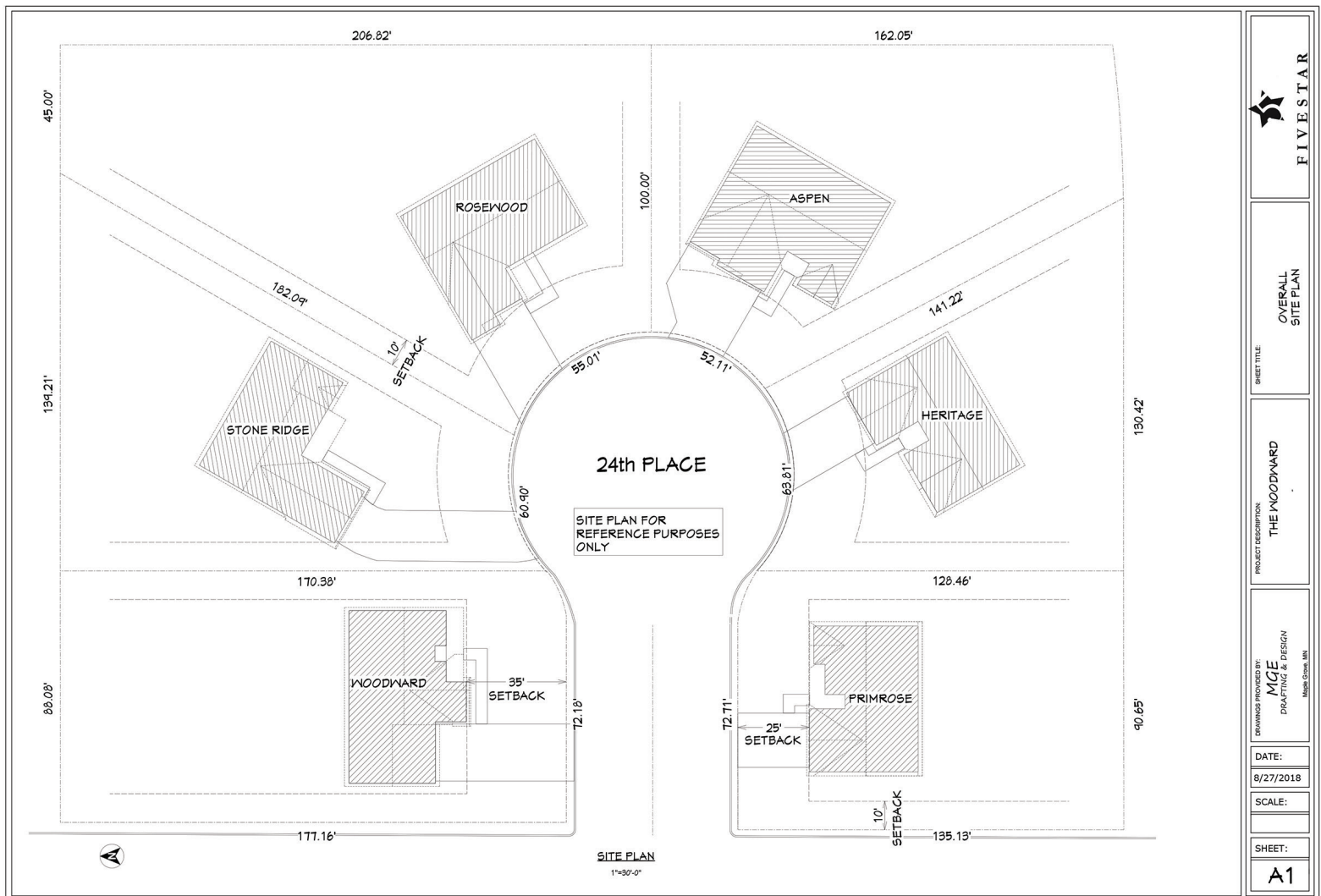
Work is in progress on six spec homes being built on the new Avenue J cul-de-sac, as well as two others on 25th Street and 26th Street. Contractors hope for a spring completion.

If you have passed by the northeast part of town in recent weeks, you've likely seen a lot of activity in home construction. Most of the work is a direct result of the vision of the GIC housing committee, the Community Redevelopment Authority (CRA) and other community leaders wanting to continue to grow Gothenburg.

"It's no surprise to most that there are too few homes for sale in Gothenburg. We just don't have the inventory we need to attract young families and a workforce to our community," according to Verlin Janssen, chair of Gothenburg Improvement Company's housing committee.

In 2015, GIC worked with developers to build seven spec homes. All of those houses have been sold; mainly to the younger population looking for good, affordable housing for their families. As a result, GIC worked with the CRA and the city to develop the cul-de-sac on Avenue J.

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This cooperative effort opened up six additional lots to be used for new development. As a result, GIC has been working with two local contractors to build spec homes on those lots and on remaining lots on 25th and 2nd streets.

The advantage of spec housing is that they go up quicker than custom built homes and are less expensive to build. In this recent project, the CRA contracted with Hilbers Construction and Five Star Construction to build spec homes. Both contractors expect the first houses going up now to be complete by the spring of 2019. Both are excited for the public to see the quality of the finished product when the homes are finished.

In most cases, CRA will retain ownership of the homes and lots until they are sold. This makes it more feasible for the builders to complete the construction. However, in a few cases, interested parties have wanted to customize the home being built. Both builders say this is a possibility. However, in the case of a custom-built home on the lot, the new owners would need to work with the CRA to contract for the purchase. The end result is the same: additional new housing in Gothenburg.

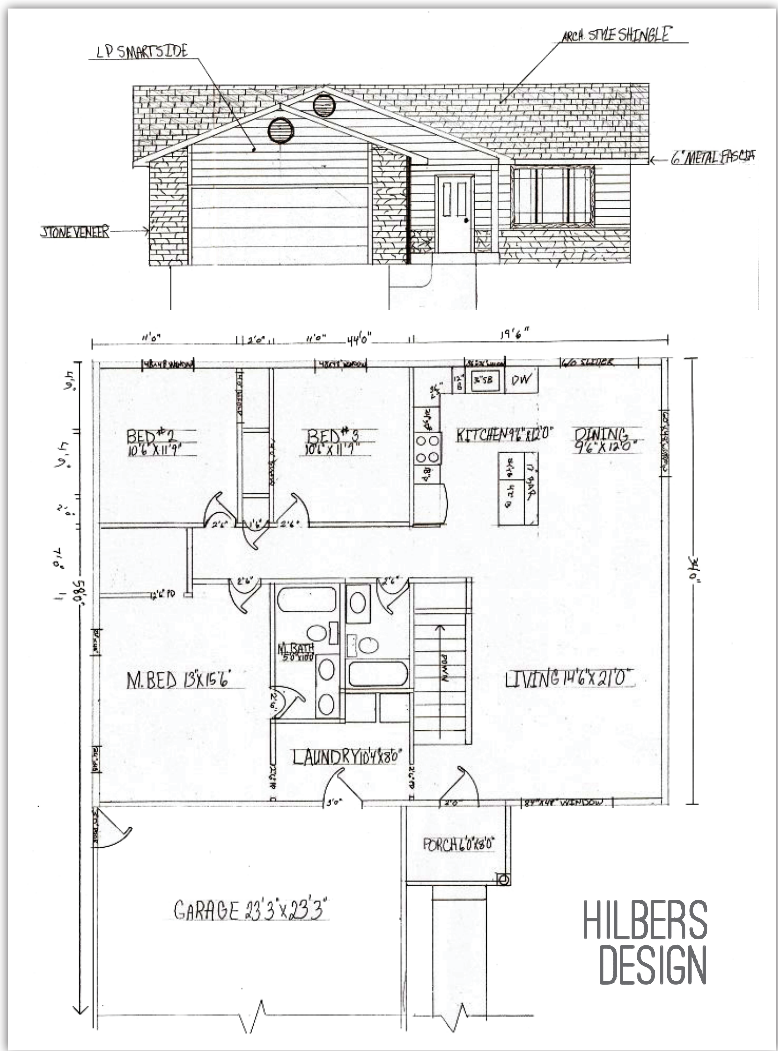
Hilbers is building two new homes, one on his own and the other under the CRA contract. Five Star will be building seven homes, two of which have been pre-sold. All of the spec homes are currently for sale, and buyers have the opportunity to pick finishes prior to completion, or even pick a different style home prior to the start of construction. Contact Troy Daum at 537-2827, Andy Hilbers at 529-3103 or a local retailer if you are interested in a home.

Size of the homes ranges from 1,280 to 1,500 square feet on the main level with unfinished basements. Although the homes are considered spec homes, Daum says they have many of the same features of custom built homes. Plus, exterior features to include a seeded yard, sprinkler system, aluminum soffit and fascia, and 50-year siding.

Another opportunity being addressed with regard to housing is the availability of land to be used to build new homes. There are currently only two additional lots available in the sub-division in the northeast part of town. Therefore, a priority for GIC and community leaders is to look for additional options available for future housing.

"We know that if we want people to come to town, we need housing," Janssen says. In recent years, much has been done to make improvements to the availability of housing in Gothenburg. It's exciting to see the progress and commitment being made by the community and local contractors.

Amber Burge
GIC Board Member



YMCA annual campaign is now underway

"In Gothenburg, all means all!" stated Mayor Joyce Hudson during the YMCA's grand opening earlier this year. Gothenburg is a thriving community, yet we still have families struggling with challenging financial situations. The YMCA provides assistance to help everyone take advantage of the available programs. Funding for that support comes through donations from individuals during the YMCA's annual campaign.

According to Mark Peyton, chairman of the Gothenburg YMCA advisory board, all funds collected during the annual campaign go support to scholarships for those in need to attend the YMCA and its programs as well as helping to fund our local YMCA programming.

You'll likely hear about the annual campaign during the months of November and December. **We ask you to consider donating to support the YMCA annual campaign.** All amounts are appreciated.

For example, a \$250 gift can help a family enjoy a fun, safe place to spend quality time together. A \$50 donation can help five children participate in a youth program which develops traits like caring, honesty, respect and responsibility.

Many have given generously to the building campaign, but we encourage you to also support the annual campaign and ensure Mayor Hudson's words are not just a slogan, but an operating philosophy.



The YMCA of the Prairie is a 501c3 non-profit organization, Tax ID: 47-0807617, qualified by the Internal Revenue Service to receive contributions, gifts and bequests, which are deductible for federal income tax purposes. Please contact us with any tax related questions.

Phone: (308) 537-4022 | E-mail: jczochara@ymcaoftheprairie.org

For more giving options and information about the YMCA visit us online: www.ymcaoftheprairie.org/give/

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**Gothenburg Improvement Company**

GIC Annual Stockholder Meeting
Wednesday, November 14, 2018
Gothenburg Water Utilization Learning Center
11:30 am — GIC annual business meeting & appointment of board members
12:00 pm — Lunch and presentation
(Gothenburg Early Childhood Learning Coalition and GIC housing projects)

Non-member guests are welcome. There is no cost for lunch but reservations are necessary for a catering count. Please call the Community Development Office at 537-3505 or email deb@gothenburgdelivers.com by Wednesday, Nov. 7.