

Community Profile

City of Windom

At The Crossroads of Opportunity in Southwest Minnesota

Overview

Windom, a lively, growing city, is the county seat of Cottonwood County. A transportation hub for the region, Windom is served by U.S. Highway 71 and Minnesota Highway 60. The city has a diverse economy including manufacturing, agriculture, medical and adult care facilities. Windom's historic courthouse square is the focal point for a variety of successful retail businesses. Windom has long been a safe, desirable community with excellent public services, schools, clubs, activities and events, many parks, lakes, a golf course and the Des Moines River.

Location

Cottonwood

County.....
Region..... Southwest Minnesota
Distance from Mpls./St. Paul 135 Miles
Distance from nearest MSA..... 135 Miles
US Congressional District District 1
MN Legislative Districts..... Representative: 22B, State Senate: 22
World Wide Website www.windom-mn.com
E-Mail Address..... wineda@windom-mn.com

Population

<u>Area</u>	<u>2000 Census</u>	<u>1990 Census</u>	<u>1980 Census</u>	<u>1970 Census</u>
City	4,490	4,283	4,666	3,952
County	12,167	12,694	14,854	14,887
MSA	N/A	N/A	N/A	N/A

Source: U.S Census, State Demographer

Major Employers

<u>Employer</u>	<u>SIC *</u>	<u>Product/Service</u>	<u>Employee Count</u>
Toro Co.	3524	Lawn & Garden Equipment	660
PM Windom	2011	Meat Packing Plant	504
Windom Public Schools-ISD #177	8211	Elementary and Secondary Schools	182
Sogge Memorial Good Samaritan	8051	Skilled Nursing Care Facilities	171
Cottonwood County	9121	Government Offices	132
Windom Area Hospital	8062	General Medical & Surgical Hospitals	104
Fortune Transportation	4212	Local Trucking, Without Storage	82
Home For Creative Living, Inc.		Residential Services for People with Disabilities	75
Gordy's Foods	5411	Grocery Stores	65
MN Dept. of Transportation	9621	Government-Transportation Programs	65
Preferred Residential Lifestyles		Residential Services for People with Disabilities	57
McDonalds	5812	Eating Places	50
Hy-Vee Food Stores	5411	Grocery Store	48
City of Windom	9121	Government Offices	46
Ethanol 2000		Fuel Plant	36
Cottonwood-Jackson Health Service	9431	Government-Public Health Programs	34
Schwalbach Ace Hardware	2253	Home Improvement Center	32
Towlerton Motor Co.	5511	New and Used Car Dealer	27
Cottonwood County DAC	8322	Individual and Family Services	25
Pamida Discount Center	5311	Department Store	25
US Post Office	4311	U.S. Postal Service	24
Windom Co-op Assn., Cenex	5541	Gasoline Service Stations – Ag Services	18

* SIC: Standard Industrial Code Note: "Employee Count" = Employees who work Fulltime or are considered Fulltime-Equivalent.

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Workforce

	Cottonwood County	Cottonwood & Adjacent Counties* (*Brown, Jackson, Murray, Redwood, Watonwan)
Labor Force (3/04)	6,642	47,879
Employment (Not Seasonally Adjusted) (3/04)	6,340	45,026
Annual Average Unemployment (3/04)	4.5%	5.4%

Employment By Industry (2003-1st Quarter) (Cross Section of Industries)	% of Total Employment (Cottonwood County)	Cottonwood County	Cottonwood County & Adjacent Counties* **
TOTAL (All Ownerships/All Industries)		5,050	35,849
Natural Resources, Agriculture, Mining	2.9%	148	862
Construction	3.8%	192	1,496
Manufacturing	26 %	1,311	7,371
Trade (Retail/Wholesale), Transportation	21.6%	1,091	7,358
Financial (Finance, Insurance, Real Estate)	3.1%	155	1,238
Information	1.2%	62	480
Professional & Business Services	1.4%	70	1,540
Educational Services	9.6%	485	1,558
Healthcare & Social Assistance	17.4%	877	2,943
(Note: Total for Ed. & Healthcare in Counties = 9,286)			
Leisure & Hospitality (Recreation, Accomodations...)	5.4%	273	2,132
Other Services	2.4%	122	847
Public Administration	5.2%	263	1,961
(Source: MN Dept of Employment & Economic Dev.)		N/A – No Data Available	** Data Not Available for Some Counties

Occupations and Wages in Southwest Region (2003-2nd Quarter)

Job Title	Wage/Hr.	Job Title	Wage/Hr.
Accountants & Auditors	\$20.63	Machinery Maintenance Workers	\$15.49
Assemblers & Fabricators	\$10.90	Machinists	\$14.42
Automotive Service Technicians & Mechanics	\$11.73	Packaging/Filling Mach. Oper/Tend	\$11.31
Bookkeeping, Acctg. & Auditing Clerks	\$11.55	Sales Representatives	\$20.89
Computer Operators	\$11.38	Secretaries, Except Legal & Medical	\$13.34
Computer Systems Analysts	\$22.57	Shipping, Receiving & Traffic Clerks	\$11.84
General Managers & Operations Managers	\$26.65	S... & Meat Packers	\$10.51
General Office Clerks	\$9.75	Sup. – Production & Operating Workers	\$18.35
Laborers & Freight/Stock/Material Movers, Hand	\$10.19	Truck Drivers, Heavy or Tractor Trlr.	\$14.07
(Source: MN Workforce Center)		Welders & Cutters	\$13.78

Utilities

Electric

Electric Utility	Windom Municipal Utilities
Department Contact	Marv Grunig
Telephone	(507) 831-6151
E-mail	winutl@windom-mn.com
City Hall Telephone	(507) 831-6129

Gas

Gas Service	MN Energy Resources
Telephone (Cust. Serv.)	800-889-9508

**GOPHER STATE ONE CALL (Call Before You Dig):
800-252-1166**

Water

Department Contact	Mike "Dodge" Haugen
Telephone	(507) 831-6138
E-mail	winwater@windom-mn.com
Water Source	10 Wells
Storage Capacity	1,500,000 gal.
Pumping Capacity	2,000 gal./minute
Average Demand	1,000,000 gal./day
Peak Demand	2,800,000 gal./day
Total Water Hardness	427 ppm
Industrial Water Rate	Base chg. \$11; \$2.25/100 Cu.Ft.

Wastewater

Department Contact	Mike "Dodge" Haugen
Telephone	(507) 831-6138
E-mail	winwater@windom-mn.com
Treatment Type	Extended Aeration-Activated Sludge
Avg. Wet Weather Flow	1,800,000 gal./day
Average Demand	1,300,000 gal./day
Peak Dry Weather Flow	2.9 million gal./day
Commercial	\$20.16 or \$2.52/100 cu ft (whichever is greater)

Communications

Telephone

Local Telephone Company	Windomnet
Windom Telecommunications	City of Windom
Contact No.	507-831-6129 or 507-832-8000

Local Telephone Company	Qwest
Business Office (Residential)	800-244-1111
Business Office (Small Businesses)	800-603-6000

Digital Central Switch	Yes
Integrated Services	
Data Network (ISDN)	Yes
ISDN Rate Interface	N/A
Equal Access Market	Yes
Extended Area Service	No
Custom Calling Features	Yes
Customized Local Area Services	No
DSL	Yes

Cellular Service

Cellular One	800-552-3551
Midwest Wireless	800-545-3950

Newspaper

Cottonwood County Citizen	Telephone (507) 831-3455
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Internet

Local Internet Provider	Windomnet
Connection Speeds	Up to 100mb\sec
Contact No.	507-831-6129 or 507-832-8000

Available in City	Yes
Available for Public Use	Yes

Media Information

Radio

AM Radio Stations	1
KDOM AM 1580	
FM Radio Stations	1
KDOM FM 94.3	

Cable TV

	(56+ Channels Available)
Local Company	Windomnet
Department Contact	Dan Olsen, Manager
E-Mail:	www.windomnet.com

Telephone:	(507) 832-8000
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Website Address www.windomnews.com
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Frequency Weekly

Commercial Transportation & Shipping

Highways

Interstate	Miles From City	Load Limit In Tons	Seasonal Limit in Tons
1-90	19	10	10

Four Lane

MN-60	Miles from City	Load Limit in Tons	Seasonal Limit in Tons
	Within	10	10

Other

US-71	Miles From City	Load Limit in Tons	Seasonal Limit in Tons
	Within	10	10
MN-62	Miles From City	Load Limit in Tons	Seasonal Limit in Tons
	Within	10	10

Truck

Truck Lines	4
Truck Terminals	1

Rail

Rail Lines	Union Pacific
Frequency	Daily
Reciprocal Switching	N/A
Distance to Main Line	N/A
Passenger Service	No
Inter-Modal Facility:	No

Commercial Transportation & Shipping ... Continued

Air Service

Name	International Mpls./St. Paul Intl. Airport	Regional Sioux Falls Regional	Local Windom Municipal Airport
Location	Bloomington	Sioux Falls, SD	Windom
Miles To	135	90	3
Longest Runway	10,000 Feet	9,000 feet	3,600 Feet
Surface Type	Paved	Paved	Paved
Lighted	Yes	Yes	Yes
Customs	Yes	Yes	No
Navigational Aids	BEACON DME VOR/DME	VOR/DME ILS	BEACON
Weather Info. Systems	AWOSA SAWRS	ASOS	AWOSA
Airlines (Five largest carriers)	Northwest TWA American Delta United	United TWA Northwest United Express Mesaba	

Housing & Commercial Activity

Housing				
Single Family Units	1,610	Percentage Owner Occupied		75.6%
Multiple Family Units	438	Median Sales Price		----
Mobile Homes	22	Median Assessed Value		----
		Median Rent		\$310
		Vacancy Rate		3.7%
Number Housing Units Built Since 2000 Census (2001-2003)	41			
No. of Residential Building Permits (New SF & MF) (2001-2003)	30			
Value of Residential Building Permits (New) (2001-2003)	\$4,249,620			

Source: US Census (2000) & Windom Building Department

Commercial Activity

No. of Commercial Building Permits (New & Remodel) (2001-2003)	62
Value of Commercial Building Permits (2001-2003)	\$7,021,131
No. of Public Building & Institutional Permits (New & Remodel) (2001-03)	46
Value of Public/Inst. Building Permits (2001-2003)	\$3,231,635

Source: Windom Building Department

Retail Sales

Year	City	County
2003	----	\$144,973,000
2000	----	\$127,029,000

Source: "Sales & Marketing Management" Publication

Business & Community Services

Financial Institutions

Name	Total Assets (2004)
Bank Midwest, Windom	\$47,000,000
Bank of the West, Windom Branch	\$105,000,000
United Prairie Bank, Windom	\$ 4,100,000

Lodging & Meeting Facilities

Facility	Number Facilities Available	Facility Size	Teleconferencing Available	Teleconferencing Available to Public
Motel	3	87 rooms	No	N/A
Conference Center/Mtg. Rooms	20	Various	Yes	Yes
Community Center	1	20,000 sq. ft.	No	No

Medical & Special Care Facilities

Facility	Number Facilities Available	Total Number of Beds/Capacity	Telemedicine Available
Good Samaritan Communities of Windom			
Sogge Good Samaritan Nursing Home	1	73	Yes
Heritage Court – Alzheimer’s Unit	1	18	No
Mikkelsen Manor (Assisted living)	1	24 apartments	No
Remick Ridge (Congregate Care-Independent Living)	1	28 apartments	N/A
Windom Area Hospital	1	35	No
Heritage House-Alzheimer’s Home	1	10	No
Home for Creative Living	1	21	No
Preferred Residential Lifestyles	4	16	No
Medical Clinics	4	----	No
Doctors	6	----	N/A
Physician Assistants/CNPs	5	----	N/A
Dentists	5	----	N/A
Chiropractors	2	----	N/A
Optometrists	2	----	N/A
Veterinary Clinic	1	----	N/A

Local Transit

Service	Available	Name
Inter-City Bus	Yes	Greyhound
Intra-City Bus	Yes	Cottonwood County Transit System
Taxi/Cab	No	
Disabled Transportation	Yes	

Library

Library Type	Name	Local Internet Access
Public Library	Windom Public Library	Yes
Regional Library System	Plum Creek Library System	

Worship Information: Protestant: 13 Catholic: 1 Jewish: 0 Other: Muslim

Recreation

Facilities: Cottonwood County Historical Museum, City Arena, Windom Community Center, Windom Country Club, Sun Valley Gun Club, ball fields, municipal swimming pool, playgrounds, tennis courts, bowling lanes, skateboard park, roller blade court, 10 city parks, Des Moines River - 3 canoe accesses, Cottonwood Lake - boat access and fishing pier.

Festival/Arts/Events: Riverfest in June, Cottonwood County Fair, Ice Cream Social & Auction, Fall Arts & Crafts & Antiques Show, Farmers' Market, Downtown Holly Holidays Christmas celebration, baseball and softball games, horse shows (all summer) and ice hockey/skating (winter & fall) at the City Arena, concerts at the BARC Building.

Service Organizations: American Legion & Auxiliary, Cottonwood County Historical Society, Ducks Unlimited, Pheasants Forever, Kiwanis, Masonic Blue Lodge, VFW & Auxiliary, Sons of Norway, Eagles, Lions, Oddfellows, Shriners, Women of Today, Boy/Girl Scouts.

Clubs/Organizations: Senior Citizens, archery, snowmobile club, men's barbershop chorus, BARC Orchestra, quilters, fishing clubs, model airplane club, dance clubs, garden club, community theater, wood carvers, saddle club, gun club, Taekwondo Club, choirs, bell choirs, Church youth groups, 4-H clubs, Concert Association, support groups.

Education

Post-Secondary

Nearest Technical College	Location	Miles To
MN West Community & Technical College	Jackson Campus	19

Specialties:

Wind Energy; Telecommunications; Electric Motor Repair & Control
Elec/Utility/Line or Power Worker

Nearest Community College	Location	Miles To
MN West Community & Technical College	Worthington Campus	28

Specialties:

General Education, Nursing; Medical Laboratory Technology

Telecommunications facilities available at Area Post-Secondary Institutions

Local K- 12

School Type	# of Schools	Enrollment (2003)	Grades	Student/Teacher Ratio
Senior High	1	383	9-12	28/1
Middle School	1	340	5-8	24/1
Elementary	1	334	K-4	21/1
Pre-School	4	25		
Head Start	1			

Telecommunications facilities available at Local K- 12	Yes
High School Graduates Attending Post-Secondary (2003 Graduates)	96%
(67%-4 yr., 15%-2 yr. Comm. College, 14%-Tech School, 1%-Military, 3%-Work)	

Windom Area Schools – Web Page – www.windom.k12.mn.us Independent School District 177 – District Office: 507-831-6901.

Des Moines River Valley Telemedia/Southwest Telecommunications Cooperative – Web Page – www.mntm.org/

Government

Structure

Organization	Mayor/Council	City Clerk/City Administrator: 507-831-6129
Budget	\$14,400,000	
City Bond Rating	Moody's BAA	
Comprehensive Land Use Plan	Yes	
Recycling	Yes	
Fire Insurance Rating	6	
Industrial Plans Approved By:	City Building Official, Planning Commission and City Council.	

Public Protective Services

Service Type	Officers	Jailers, Dispatchers Admin./Support Staff	Part-time	Volunteer
Fire	---	---	---	27
Police	8	1		---
Sheriff	7	11	2 Jailers	
EMT	----	---	---	18

Property Taxes (2004)

Property Tax

Municipal Tax Rate	.582340%
County Tax Rate	.594150%
School Tax Rate	.461470%
Misc. Tax Rate	.006040%
Total Tax Rate	1.644000%

Estimated Market Value (2004)

Commercial	\$ 28,157,900
Residential	\$116,814,467
Other – Railroad/Agricultural	\$ 4,230,033
Total	\$149,202,400

Minnesota real estate taxes are based upon market value of taxable property as set by the county assessor.

Residential Homestead Tax: First compute the tax capacity by multiplying the first \$500,000 of estimated market value by 1 % and the remainder of market value by 1.25%. Tax capacity times the tax rate equals taxes owed.

Commercial/Industrial Tax: First compute the tax capacity by multiplying the first \$150,000 of estimated market value by 1.50%, plus the value over \$150,000 times 2.00%. Tax capacity times the tax rate equals taxes owed.

Market Value Tax (This is in addition to regular tax, but applies only to Referendums – If Any) :

Market value times market value tax rate = Market Value Tax (Note: Market Value Rate for School District 177 = .0009200.)

Climate

Average Temp.	Minimum	Mean	Maximum
Winter	1.9	16.9	28.7
Spring	37.3	44.7	52.6
Summer	62.2	69.8	75.4
Fall	39.3	46.1	55.3

Distance In Miles From Windom

Minneapolis/St. Paul	135 Miles
Sioux Falls, SD.....	90 Miles
Omaha, NE.....	210 Miles
Chicago, IL.....	480 Miles
Denver, CO	700 Miles
Los Angeles, CA	1,800 Miles
New York, NY.....	1,100 Miles

Recreational/Meeting Facilities

WINDOM COMMUNITY CENTER: A 20,000 square foot multi-purpose facility located east of Hwy 60 & 71 at 1750 Cottonwood Lake Drive (access from Highways 60/71 by turning east on 16th Street). The Community Center provides a variety of facilities, including meeting rooms, gymnasium for sporting events and indoor walking exercise, kitchen and dining rooms and Senior Citizen Center. Meeting rooms are available for groups up to 1,000 - Suitable for wedding receptions/dances, trade shows, craft shows, meetings, conferences, classes, banquets, concerts, and more...

For more information, Call 507-831-6149 or send an e-mail to: wincc@windom-mn.com

BARC (Business, Arts & Recreation Center): The BARC building is a former middle school located in the central business district (1012 Fifth Avenue) that is currently being restored by a non-profit entity. The facility offers an excellent auditorium for concerts, meetings, and programs, and numerous areas that can be remodeled into offices and small businesses. The building also offers an area that can be utilized as a computer lab. **For more information, Call 507-831-2375 or send an e-mail to: barc@rrcnet.org.**

WINDOM ARENA: The Windom City Arena is located on the Cottonwood County Fairgrounds (1480 8th Avenue) and provides facilities for racquetball, horse shows, ice hockey and ice skating. **For more information, Call 507-831-6122 or send an e-mail to: winarena@windom-mn.com.**

WINDOM PUBLIC LIBRARY: The Windom Public Library is located at 904 4th Avenue in the historic "First National Bank" building that was built in 1911. The library is a member of the "Plum Creek" System and offers 25,000 volumes, magazines, newspapers, video and audio cassettes, framed art prints for rent, children's library and programs.

For more information, Call 507-831-6131 or send an e-mail to: jhunter@plumcreeklibrary.net

Recreational Opportunities

The Des Moines River and Cottonwood Lake provide recreational opportunities. The City's outdoor recreational facilities include camping sites, ball fields, swimming pool, playground equipment, historic log cabin, shelter house, and picnic tables in Island Park (adjacent to the Des Moines River); a swimming beach, fishing dock, shelter house, sand volleyball court, and playground equipment in Tegels Park (adjacent to Cottonwood Lake); ball fields, a skateboard park, Kastle Kingdom playground in the Windom Recreational Area (13th Street and Lakeview Avenue). A soccer field, sledding hill, shelter house/concessions building, and walking trail are also under construction at this new recreational area. Tennis courts are available at Witt Park (5th Avenue and 10th Street). Thirteen neighborhood parks are distributed throughout the City.

WINDOM COUNTRY CLUB: The Windom Country Club (County Road 13—River Road and Country Club Drive) provides a challenging 9-hole course and clubhouse.

For more information, Call 507-831-3489.

RIVER BEND LIQUORS: The City of Windom owns and operates "River Bend Liquors" which is located on the southeast corner of the intersection of Highway 60/71 and Highway 62.

For more information, Call 507-831-6132.

City Services

ELECTRICAL SERVICES: For more information, Call 507-831-6151.

TELECOMMUNICATIONS SERVICES (Telephone, Internet and Video): For more information, Call 507-832-8000.

WATER & WASTEWATER SERVICES: For more information, Call 507-831-6138.

CITY STREET & PARKS DEPARTMENT: For more information, Call 507-831-6137.

Law Enforcement/Fire/Rescue/Ambulance Services

POLICE DEPARTMENT: The Windom Police Department provides the citizens of Windom with law enforcement services and promotes the DARE Program in the local schools.

For more information, Call 507-831-6134. In case of emergencies, CALL 911.

FIRE DEPARTMENT: The Windom Fire Department is comprised of 27 volunteer firemen who provide the citizens of Windom and the surrounding area with fire prevention information and fire control and rescue services.

In the case of emergencies, CALL 911.

AMBULANCE SERVICE: The Windom Ambulance Service is comprised of 18 volunteer EMTs who provide preliminary "at-the-scene" treatment and ambulance transportation for the citizens of Windom and the surrounding area.

CALL 911

In the case of emergencies

Commercial/Industrial Development Sites

JOBZ-JOB OPPORTUNITY BUILDING ZONES:

Windom is an approved Job Opportunity Building Zone city. Two sites have been approved for JOBZ Benefits. Site # 1 is located in the Carl Schneider Business Park. It is a 10-acre parcel and includes a new 28,000 square foot Tech-Spec building. Building is expandable. Site # 2 is the North Windom Industrial Park, an 80-acre, 12-lot light industrial park with lots ranging in size from 2.28 to 7.52 acres.

Qualifying Businesses may be eligible for the following tax exemptions:

- Corporate Taxes
- Individual Income Taxes
- Sales and Use Taxes
- Real Property Taxes (with some exceptions)
- Job Creation Tax Credits

Carl Schneider Business Park:

For Sale or Lease: Tech Spec Building - Lot 6, Block 2 of Windom Industrial Park Subdivision. New 28,000 square foot (expandable) light industrial building on 10-acre lot. Approved JOBZ-Job Opportunity Bldg Zone and Tax Increment Financing.

For Sale or Lease: Light Industrial Development Site - Lot 1, Block 2 of Windom Industrial Park Subdivision. Area: 75,000 square feet.

North Windom Industrial Park:

For Sale or Lease: Sites for manufacturing, research centers, truck terminals, wholesale businesses, and distribution centers in an 80-acre master-planned light industrial park. Located on US Highway 71, 1¼ miles north of Windom. The Park consists of 12 lots ranging in size from 2.28 to 7.52 acres. North Windom Industrial Park is an approved JOBZ-Job Opportunity Building Zone. Investor Build-to-suit/lease-back opportunities.

River Bend Center:

For Sale or Land Lease: Five-plus acre commercial planned unit development located on US Highway 71/MN Highway 60. Highway frontage of 670 feet. Available development rights for a full-service restaurant and commercial strip shopping center. Investor Built-to-suit/lease-back opportunities.

Redevelopment Site:

For Sale or Land Lease: Located on Windom's Historic Square. Redevelopment site consists of 15,000 square feet of land area with 95 feet of frontage on 9th Street. Site offers on and off street parking. Tax Increment Financing Redevelopment District.

Business Development Assistance:

The City of Windom and Economic Development Authority of Windom offer a broad range of incentives to qualified applicants. Incentives include JOBZ Tax Exemptions, Tax Increment Financing, Tax Abatement, Revolving Loan Funds, Land Write-Downs, Job Development Credits, SBA Financing, Other Public and Private Financing Resources. **Note: Development plans require approval by the Economic Development Authority of Windom.**

For more information, Call the Economic Development Authority of Windom at 507-831-6125 or send an e-mail to: wined@windom-mn.com.

Building & Zoning

City of Windom – Building & Zoning Office & Fire Marshal:

Construction permits, permits for moving & demolition of buildings, sign permits, zoning and floodplain information, etc. Adopted: Minnesota State Building Code.

For more information, Call 507-831-6125 or send an e-mail to: jkartes@windom-mn.com.