

# FORWARD GRANBURY-HOOD COUNTY

Volume 1, Issue 4

Fall 2006

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## Special Points of Interest

### Building Permits Issued

- City: sng family—21  
Multifamily—1  
Commercial—6
  - County—131
- ### Collected Sales Tax
- City Tax: 3rd Quarter  
\$1,296,216.29
  - County Tax:  
June—\$270,292.86  
July—\$219,094.06  
Aug—\$230,187.01

### Area Unemployment Rates

- Hood—4.7%
- Johnson—4.7%
- Erath—4.2%
- Somervell—4.8%
- State—5.1%
- U.S.—4.6%

### Hood County Gas Drilling Permits

- 3rd Quarter—69
- Year to Date—137

## MESSAGE FROM THE DIRECTOR

After one year as the Director of the Granbury-Hood County EDC, I am very proud of what we've accomplished in such a short time. Since last fall, we've helped secure the "triple" Freeport exemption for eligible companies, developed an effective website that average about 50 visitors per day, and initiated the Granbury Commercial Exchange. (Please see a full list of accomplishments on page 3). Because of your support, these accomplishments were made possible.

Granbury-Hood County continues to be recognized by various publications across the U.S. Granbury was featured in the October 2006 issue of "Where to Retire" magazine (one of the few publications solely dedicated to helping retirees find the best places to live). This 8-page spread highlighted several things about Granbury including live theatre venues, affordable cost of living, and Lake Granbury.

Granbury was also ranked 257th out of the Top 500 U.S. communities in personal finance strength by A.G. Edwards & Sons. Granbury was the highest ranked Texas community by far. Personal finance strength relates to what is called the "nest egg index." This index is a statistical comparison of states and communities on 12 personal finance habits including household income, participation in 401K plans, cost of living, homeownership, and others. These accolades will give us even more national recognition.

With so much to market, the EDC had a booth at the recent International Council of Shopping Centers Texas Conference in San Antonio. We received a lot of positive feedback from brokers, realtors, and others at the conference. Granbury has the attention of many

people, which means more exciting developments are on the horizon for our community.

As we close out the year, many projects are either under way or in the planning stages in our community. Some of these include: Fall Creek Medical Center (will include six primary care physicians), hotel/convention center on Lake Granbury, new Durant Toyota dealership, Chase Bank, La Quinta Inn, Babe's Chicken House, Mexican Inn Café, the Shops of Granbury, new housing developments, new commercial buildings, and new phases to existing developments. To date, the EDC office has received calls from over 200 area realtors, developers, and brokers regarding our community. We've also had over 1,000 requests for demographic information and aerial maps.

One of our key goals in 2007 is to see the construction of speculative buildings and possibly one or more business/enterprise parks in the community. Had we possessed large existing buildings in our area, we would have been in the running for at least 25 projects this year. We will also kick off our capital campaign in the near future to raise additional funds for the EDC. Your support is critical as we continue to market our community across the globe.

*Joey Grisham, Director*



## Careflite located at airport

CareFlite, a Texas non-profit corporation, has leased a hangar and parking space at the Granbury Regional Airport. Having a helicopter in Granbury means response times will be much quicker, which could help save lives. It takes only 12 minutes to fly from Granbury to Fort Worth's Harris Methodist Hospital. It is basically a flying emergency room traveling at 168 knots or 200 mph relative ground speed.

This month, the EDC donated \$20,000 for infrastructure improvements at the facility to help make the project a reality. As part of the contract with CareFlite, they have guaranteed that they will maintain the operation for a minimum of three years and employ a minimum of two workers from Hood

County. If they should break the contract, they will reimburse the EDC. Currently, CareFlite provides six jobs and anticipates increasing the number to fifteen in the near future.



Director Grisham inspects the Agusta 109E



### EDC BOARD & STAFF

Larry Shafer, President (Hood County Commissioner)

Harold Sandel, Vice President, (Granbury City Manager)

Bill Hooks, Secretary (Lake Granbury Economic Development Foundation)

Chuck Baskett (Hood County Commissioner)

David Southern (Granbury Mayor)

Joey Grisham, Director

Marie Ferguson, Admin. Assistant

*"If you've ever driven across Texas, you know how different one area of the state can be from another. Take El Paso. It looks as much like Dallas as I look like Jack Nicklaus."*

*Pro Golfer Lee Trevino*



**"Blessed are the young, for they shall inherit the national debt."**

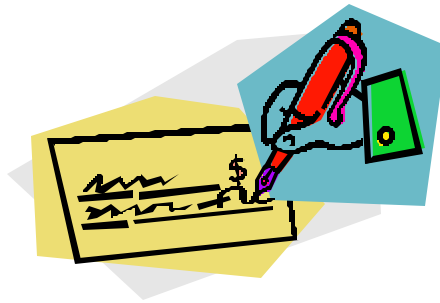


**Herbert Hoover**

## Economic development GETS IRS 501(C)3

The Granbury-Hood County Economic Development Corporation received an official letter from the Internal Revenue

Service stating that the EDC was approved as a 501 (c)3 tax exempt organization. This exemption will provide many benefits to the EDC including: accepting donations and contributions that are tax deductible by the donor; exemption from federal and/or state taxes; ability to apply for numerous grants available only to IRS recognized, 501(c)3 organizations; and discounts on U.S. Postal bulk-mail rates and other services. The 501 (c)3 distinction will be very useful for the EDC as our capital campaign gets underway.



## New Ranking for Hood county

According to current federal statistics, Hood County ranked 133rd out of 3,141 U.S. counties in growth percentage from 1990-2005. Hood County's population grew from 28,981 in 1990 to approximately 47,930 in 2005 (which does not include 2nd homeowners). In that same time period, Hood County ranked 15th out of 254 Texas counties in growth percentage.

The ten fastest growing U.S. counties in terms of growth percentage are: Douglas County, Colorado; Forsyth County, Georgia; Loudon County, Virginia; Henry County, Georgia; Paulding County, Georgia; Flagler County, Florida; Collin County, Texas; Rockwall County, Texas; Washington County, Utah; and Williamson County, Texas.

If you pick up a starving dog and make him prosperous, he will not bite you; that is the principal difference between a dog and a man.

—Mark Twain



# Highlights of our year

The first day of October, 2006 was my one year anniversary as Executive Director of the Granbury-Hood County Economic Development Corporation. In that year, We've accomplished quite a few goals and objectives vital to the Economic Development Corporation's core mission. Some of these accomplishments include:

1. Developing and updating the web site that incorporates information needed by prospects, developers, and the local community. Several developers have remarked that our website is one of the best they've seen in economic development.
2. Helping to secure the "triple" Freeport exemption which took ample research and due diligence.
3. Promoting the idea that we need available land and buildings in order to recruit new business to the community.
4. Marketing the EDC to the local community. I've spoken at several community organization meetings about the EDC including Kiwanis, Pecan Plantation, Lake Granbury Chamber of Commerce, Acton Community Association, Hood County Development District, North Texas Commission, Greater Fort Worth Area Economic Development Association, Optimist Club, Rotary Club, Hood County Builder's Association, Fort Worth Area Builder's Association, Granbury Association of Bed & Breakfasts, and Lake Granbury EDF.
5. Marketing the EDC to the external community. This includes over 200 DFW realtors, numerous businesses, regional meetings, trade shows, developers, allies, and decision makers.
6. I've also worked with a number of gas companies looking for buildings and properties in our community. Currently, I am working with several companies to find suitable space.
7. Helped form an advisory board that provides input on issues related to economic development.
8. Developed the Granbury Commercial Exchange which includes commercial realtors talking about projects. So far, this forum has been very useful.
9. Successfully lobbied for a retail leakage and retail trade area determination study. Currently, it is the most viewed item on our website.
10. Brought in Steve Vassallo to facilitate our strategic plan. As a result, we identified several goals and objectives for the EDC.
11. Helped facilitate meetings with Babe's Chicken House.
12. Developed a quarterly newsletter beginning the first quarter of 2006.

## Granbury featured in national magazine

The October issue of "Where to Retire" features Granbury in the Undiscovered Havens section of this nationally published magazine. The issue highlights why Granbury is becoming such a popular retirement sight for retirees from all across the United States.

*"You have the best of both worlds—you have a small town, yet you're close to big cities. There is no place in the world I'd rather be." —Camille Cook*

Once retirees were people mainly from Dallas and Fort Worth but now people from out of state are discovering Granbury, too. Camille and Ray Cook decided to put roots down in Granbury in

2002 after living in several other locations all around Texas and other states. They were attracted here by the town's historic ambiance, nice weather, great golf courses, and the lake amenities. Dixie Burns added that she thinks people are so friendly plus there is so much to do. "We have arts, theater, history—all the things important to a community but in a place where people really want to live," stated Shirley Hooks who moved to Granbury from Houston in the mid '70's.

Even though real estate bargains are gone, the choice for housing is diverse, and Granbury still ranks among the nation's least expensive residential markets. The cost of living here also remains quite low. And, despite growth Granbury has held onto the qualities that attract retirees. "This is country living near the city," retiree Clyde Crittenden says. "You have the best of both worlds—you have a small town, yet you're close to big cities. There is no place in the world I'd rather be." adds Camille Cook.

### CHRISTMAS FOR CHILDREN

If your business, organization, or you personally would like to help with Christmas for Children, please call Norma Wright, 817-279-0313. Names will be available November 8th for distribution. You can help by purchasing gifts, delivering items, wrapping, or assembling bikes. Please offer your help; it will be greatly appreciated.



*Do not fear going forward slowly; fear only to stand still.*

*Chinese Proverb*



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## Calendar of events

|            |   |           |   |
|------------|---|-----------|---|
| Nov 7      | Election Day  | Dec 2     | Candle Light Tour, 2-10 p.m.  |
| Nov 7      | Intergovernmental Meeting, 10-2 p.m.<br>American Legion Hall        | Dec 3     | Candle Light Tour, 12-6 p.m.  |
| Nov 7      | City Council, 6 p.m.<br>City Hall                                   | Dec 5     | City Council, 6 p.m.<br>City Hall                                   |
| Nov 10     | EDC Board Meeting, 9 a.m.<br>City Hall                              | Dec 8     | EDC Annual Board Meeting, 9 a.m.<br>City Hall                       |
| Nov 13     | County Commissioners Court, 7 p.m.<br>2nd Floor, County Court House | Dec 8     | Advisory Board Meeting, 11:30 a.m.<br>City Hall                     |
| Nov 23 -24 | Thanksgiving Holiday<br>City and County Offices Closed              | Dec 11    | County Commissioners Court, 7 p.m.<br>2nd Floor, County Court House |
| Nov 24     | Christmas Parade, 5 p.m.  | Dec 19    | City Council, 6 p.m.<br>City Hall                                   |
| Nov 27     | County Commissioners Court, 9 a.m.<br>2nd Floor, County Court House | Dec 25-26 | Christmas Holidays<br>City and County Offices Closed                |
| Nov 30     | Oil & Gas Reception, 5-7 p.m.<br>Harbor Lakes                       | Dec 27    | County Commissioners Court, 9 a.m.<br>2nd Floor, County Court House |