

VCDC Makes Best Of Broken Deal

MALACHI PETERSEN
For the Sioux Falls Business Journal

Economic development in Vermillion in recent months has involved everything from a legal battle with one tech company to a startup moving into a downtown incubator.

The Vermillion Area Chamber & Development Co. has been in the thick of all it, including the office space involved.

So when the VCDC announced in late September that it was moving from the Market Street Professional Building downtown to the vacant Vermillion Technology Center, there was a bit more going on behind the scenes.

The VCDC owns the 32,000-square-foot technology center, which was built for Eagle Creek Software Services Inc., a Minnesota-based technology company that promised to bring 200 jobs to the Vermillion area.

Instead, the VCDC, which isn't directly affiliated with the city of Vermillion, filed a lawsuit one year ago against Eagle Creek for breach of contract.

The Minnesota-based company was supposed to move into the \$4.2 million building last year but never did. Nate Welch, the VCDC's executive director, said the company paid the first month's rent but then didn't pay on the lease after August 2014.

"Our hope is that this part of it ends very soon," he said.

An Eagle Creek representative was unable to be reached for comment.

On Sept. 28, the VCDC and Eagle Creek squared off in a Vermillion courtroom. Each side filed for a judge to make a summary judgment on the lawsuit. Eagle Creek wanted the lawsuit thrown out, and the VCDC was seeking more than \$3 million from the tech company.

One of the main disputes involves

the completion of 18 parking spots at the building. A temporary certificate of occupancy was issued May 14, 2014, and the full certificate was issued in October 2014. Eagle Creek argues the construction on the building was not complete, so the company didn't move in.

"We were negotiating. We were trying to make this work," Michael Obermuller, the company's attorney told Circuit Judge Cheryl Gering during the hearing.

Eagle Creek has claimed that both the VCDC and the South Dakota Governor's Office of Economic Development, which helped facilitate the deal with the company, are at fault — something the VCDC disputes.

Melissa Jelen, attorney for the VCDC, accused the company of "gamesmanship."

"Tens of thousands of (GOED) documents have been released, all to chase a unicorn," she said.

Ultimately, Gering decided to not make any summary judgments, saying the contract was confusing to everyone involved and more discovery on the part of all parties was needed. Both sides can refile their cases at a later date.

"Frankly, when I have that many questions, it's not right for summary judgment for anyone," Gering said.

In the meantime, the VCDC is moving into the space in what became somewhat of an economic development win-win.

That's because Senscio Systems, a technology company expanding to Vermillion, wanted the VCDC's downtown office space.

Welch said he and South Dakota officials met with Piali De, the CEO of Senscio Systems over the summer.

"They committed to Vermillion as their expansion point, and this incubation contract is really the next step (for

them)," Welch said.

Senscio Systems, founded in 2010 and based in Massachusetts, combines artificial intelligence with sensors to "turn data into knowledge that can support decision-making." The company is focused in the medical field, providing health care assistance to people who can't make it to a health care provider.

"They identified early on that South Dakota would be a great place to grow because of the strengths of the health system here (and) the aging population in this part of the country," said Bill Anderson, the company's director of client services for the Midwest.

Anderson said one of the reasons Senscio decided to move into the space where the VCDC was housed was because the building originally was designed as an incubator for small businesses.

"Of course, having a medical school here and a health care administration program here at the university, it just seemed like a really nice opportunity as Senscio decided to grow in this part of the country to also have them grow in the greater Vermillion area as well," he said.

The company has signed a one-year lease with the VCDC and has the option to expand that lease three more times for one-year periods. By the fourth year, the VCDC expects the company, which has 20 employees, to have grown into a larger space.

"It's really intended to just be able to help them get up on their feet," Welch said.

According to Anderson, six Vermillion employees will be hired in the next six months.

Welch said the potential for the company is good.

"The bottom line is it's a good-quality company with good-quality jobs," Welch said.

Interns Sought For Spring Term

PIERRE — Gov. Dennis Daugaard is currently seeking applications for two spring 2016 Governor's Office internships in Pierre. The positions will be paid and run from early January through May 2016.

Governor's Office interns have the opportunity to work at the highest level of state government. During the legislative session, interns will work closely with Governor's Office policy staff members on the administration's legislative priorities.

Interns' duties will depend on interests and strengths. Typical duties will include aiding the Governor's general counsel, conducting policy research, preparing policy briefings and staffing the Governor, Lt. Governor and First Lady.

The positions are open to all undergraduate or graduate-level students. Preference will be given to South Dakota residents attending South Dakota colleges or universities.

Students who are interested in receiving credit should also apply. The Governor's staff is open to working with individual universities and professors to secure credit for the internship program.

Interested students should submit a resume, cover letter and two letters of recommendation by Nov. 1, via email, to Patrick.Weber@state.sd.us.

For more information on duties or logistics, please visit sd.gov/governor/Internship or contact Patrick Weber at Patrick.Weber@state.sd.us or 605-773-5999.

LIONS AND PANCAKES



SHAUNA MARLETTE/FOR THE PLAIN TALK

The Vermillion Lions held their annual fall pancake feed Wednesday and Thursday at the Vermillion National Guard Armory. The event is one of two main fundraisers for the group who then use the funds to help the community.

Painting

From Page 2

This specific community is one of the reasons Hacecky remains so optimistic.

"I think Yankton and Vermillion is just a wonderful place to be in the nonprofit community," she said. "Both communities are so giving and so supportive. Heartland is one of the many organizations in pursuit of a good cause but we're happy to be here and help keep the animals off the streets."

According to Hacecky, once the shelter's renovations are completed, the estimated capacity of pets will probably rise to around 500 per year.

"We are not a kill shelter," she said. "We are a limited admissions

shelter so every animal we take we take in with the expectation of keeping it until it's been adopted. We've got a wonderful staff of volunteers and foster homes that make that happen for us. We very rarely euthanize animals which we do for health reasons and we're talking a handful a year. If they're in pain and suffering and it's not something we can fix at the vet then we'll look at that as an option but right now every animal that enters has a very good chance at going to a loving home and we hold onto them until they do."

Hacecky and the Heartland staff look forward to finding many of the animals homes in the near future.

"Traditionally, October is one of our busier adoption months for the shelter," Shelter Coordinator Christa Kranig said. "We want to celebrate our new pet parents with discounts and deals and say thank

for adopting, not shopping."

Becker herself has five pets, all adopted, and encourages anyone thinking about adopting a pet or volunteering for the shelter like her to do what they can.

"I would say go ahead and give it a try," she said. "Any little effort you can put forth to help works."

It depends on your household and your activity. I used to foster for the humane society but one of my dogs is a little bit temperamental so I don't do that anymore."

Heartland Humane Society is taking several measures to encourage adoption this month specifically.

"October is actually 'Adopt a dog at a shelter' month at the national level," Hacecky said. "It's kind of a national push. A lot of shelters and rescue centers jump on board."

In celebration of the season and

the 'Adopt a shelter dog' month, all shelter animals with black or orange in them will be half price along with some other deals applying to all the animals.

"Black animals are the hardest to adopt out of the shelters nationally, that's a fact," Hacecky said. "They stay in shelters up to twice the amount of time of any other color of animal. The Landing restaurant in Yankton joined in with us too so the October promotion is if you adopt an animal from Heartland Humane Society in October you get a \$15 gift card to go get a drink or have food at the Landing and then if that animal has any orange or black in it, that animal is also half price."

Hacecky is excited to see the animals find forever homes.

"Right now we have some great animals that are available for adoption that have some pretty good

stories," she said. "Several of our dogs are lost and found and had several health issues that were minor that we're taking care of. We also took in this week five little puppies that were found in a box in a ditch. They'll be available towards the end of the fall and we're really excited to get them healthy and cute and adorable and they're probably right now 5-6 weeks old. They're some large breed of some sort. We'll be able to tell better as they get older."

For more information on future Heartland Humane Society events or deals or to view adoptable animals visit heartlandhumanesociety.net.

To volunteer at the shelter, please contact Christa at 605-664-4244 or email her at hhs3@midconetwork.com.



Office of the State Treasurer Unclaimed Property Division

Rich Sattgast, South Dakota State Treasurer,
Hereby provides notice of names of person appearing to be owners of abandoned property.

Pursuant to SDCL 43-41B-19, the following persons appear to be owners of unclaimed property, previously held by banks, trusts, cooperatives, corporations, insurance companies, utilities, and other business associations operating or which have operated in the State of South Dakota and subject to the custody of this state.

I WANT TO RETURN YOUR MONEY.

Clay County

Anderson Breanne #1099311 612 N Norbeck Vermillion
Bakke Wallace S #1099792 44650 Sd Hwy 46 Irene
Ballster Andrewsovic #1102707 802 North Plum St Richards Vermillion
Blair Douglas #1106519 710 Maple St Vermillion
Brown Wayne #1096824 317 N Dakota St Apt 704 Vermillion
Browne Kimberlee B #1099960 221 W Dartmouth St Vermillion
Buchy Matt #1108994 216 Spruce St 6 Vermillion
Cahoon Cody #1106484 30748 Sd Hwy 19 Wakonda
Chapler Robert P #1099022 809 N Norbeck St Vermillion
Christensen Ehren #1097067 421 E Clark St Vermillion
Conrad Dawn #1100680 31788 468th Ave Burbank
Conrad Dawn M #1100681 31738 468th Ave Burbank
Derby Mary #1107217 109 Austin St Vermillion
Dwyer Melba E #1099031 419 Catalina Ave Vermillion
Earl Collin #1109525 H1 If You Like The Book Send Vermillion
Estate Of Mildred Krause #1097292 Po Box 283 Wakonda

Ewald Mandi #1109001 734 N University 217 Vermillion
Fink Cody #1109002 400 Carr 609 Vermillion
Gilbaugh Roland #1102533 507 W Main St 210 Vermillion
Gran Erika F #1099215 209 E State St Irene
Grant Tyler #1106735 Po Box 263 Vermillion
Halverson Jeanine #1106557 10 S University St Vermillion
Hamm Emily #1109005 211 Spruce St 211 Vermillion
Harnois John A #1098565 816 W Clark Vermillion
Harris Anthony #1106010 1114 Cornell St Vermillion
Hanson Kristine #1109006 1008 S Crawford 6 Vermillion
Hebda Rebecca #1109007 115 Linden Ave Vermillion
Helen E & Melvin Johnson Children #1100295 Rr2 Box 107 Irene
Houska Randy G #1097747 1302 E Main St Vermillion
Hu Chengjun #1109009 530 Elm St 42 Vermillion
Hunt Kelsi L #1105966 102 Elm St Vermillion
Huska Jayce #1103950 1112 Crestview Dr Vermillion
Jensen David A #1099838 807 Cottage Ave Lot 15 Vermillion
Jerscheid Erich G #1106590 29 S Crawford Rd Vermillion

Jilek Darren #1109745 1219 Roosevelt St Vermillion
Johnson Donna #1109011 1505 W Cherry St 12 Vermillion
Jorgensen Chelsea #1106011 1505 W Cherry St Vermillion
Kielman Michael S #1099050 1307 Roosevelt St Vermillion
Kimball Paul #1109795 47141 316th St Burbank
Kiplagat Meshack #1109798 802 N Plum St Richardson 215 Vermillion
Knutson Danielle #1098203 214 N Plum St Vermillion
Kost Andrew #1104231 500 South Mickelson Ave Vermillion
Lovett Chuck #1106624 46909 Lovett St Burbank
Mathison Miranda #1109014 1331 Madison Vermillion
Merrigan Patricia M #1108889 2224 N University Rd Vermillion
Miller Amber #1104612 701 Tom St Vermillion
O Connor Michael L #1099565 1932 Oscarhowe Dr Vermillion
Plette Lisa #1096976 30872 466th Ave Vermillion
Pronolet Theodore M #1099268 Po Box 43 Irene
Randall Isaac #110080 418 N Plum Vermillion

Riggs Brett #1105077 Vermillion
Ruth Stiegelmeier Estate #1100300 107 N Walnut St Vermillion
Scoops Ice Cream Parlor #1106907 18 W Main St Vermillion
Sees Bridget #1100052 Po Box 254 Irene
Senev Terrance #1097008 716 W Cedar St Vermillion
Steinwand Rebekkah #1109020 530 Elm St 50 Vermillion
Subramanian Thirumeni #1109022 530 Elm St 81 Vermillion
Taggart Sarah #1097360 45949 Liberty Rd Vermillion
Taggart Sophia Marie #1097360 45949 Liberty Rd Vermillion
Ticknor Don #1105567 600 Colonial Ct Vermillion
Vermillion Dental Health #1097749 11 Ct St Vermillion
Weber Cynthia #1106519 710 Maple St Vermillion
Winteringham Victoria #1106938 311 Forest Ave Vermillion
Wright Elizabeth #1110406 1012 Elm St Apt 204 Vermillion
Zhang Yunda #1106943 317 N Pine St Vermillion

Pursuant to SDCL 43-41B-25, owners must present proof of claim and submit their claim on an official claim form to the address below.

To Claim: Any person possessing an interest in a listed property may obtain the name and address of the former holder, the amount and the description of the fund, and request a claim form from the Office of the State Treasurer directly or through the website www.sdtreasurer.gov

The Office of the State Treasurer DOES NOT charge a fee for returning lost or forgotten money.

Mail, email or call your inquiry, including the identification number shown after the name listed and your relationship to the apparent owner to:

Unclaimed Property Division

Office of the State Treasurer • 500 E Capitol Ave, Pierre, SD 57501-5070
605-773-3379 or Toll Free in SD 1-866-357-2547 • e-mail: unclaimed@sdtreasurer.gov

Search www.sdtreasurer.gov