

1650 Houses For Sale



SLASHED TO • \$375,000
1.8 acres on Missouri River 4-bedroom, 3-baths, 2-fire-places, decks, elevator. Emma, Century 21. (605)661-2224.

1655 Mobile Homes For Sale

2 and 3 bedroom mobile homes for sale. Will do contract for deed. (605)664-5571.

Attention! Start out the new year by owning instead of renting. Just in nice newer 3-bedroom, 2-bath with central air. We finance CFD. Call now Nationwide Mobile Homes. (605)665-0822.

Would you like a brand new mobile home all set up in my court on a contract for deed at tremendous savings? Call me, lets deal, Kenny, Nationwide Mobile Homes. (605)665-0822.

1660 Acreage - Lots For Sale

Lots available north of Hillcrest Golf Course. Ridgeway North Development. Call Kirby Hofer, (605)665-0524 or (605)660-1422.

1685 Want To Buy Real Estate

Attention we buy used mobile homes. Cash on the spot. Call now (605)665-0822

Want to buy 3 bedroom Yankton house with garage, in need of repair or renovation, will pay cash (605)665-1995.

1705 Items \$100 or Less

1 Trifold billfold \$25, 1 billfold \$25, 2 checkbook covers \$20 each. 1 money clip \$10. Call (605)660-2087.

Brown Mouton fur coat, 3/4 length, size large, \$25, Dark gray, zip-up, 3/4 coat, size XL, \$20, like new, (605)463-2224. Will deliver to Yankton.

Burgundy colored La-z-Boy recliner, in good shape, great working condition, very comfortable \$75 (605)668-1887, leave message.

Front Load Kenmore Washer and Dryer, works well 10 years old, you haul \$100 for the pair Call (605)661-3838 and leave message if no answer.

Home Skee Ball Game-Roll A Score, \$30 Call (605)760-7618 or (605)665-8359 .

Reloading bullets for sale 9mm 115 gr RN \$12.00/100 45 cal 230 gr RN \$ 22.00/100 (605)260-0224 Yankton.

Women's long wool coat, green, size M/L \$30. Light swivel rocker with ottoman, \$50. 19 inch TV with remote, \$20. (605)689-0254.

1755 Clothing

COATS FOR SALE
All Size XL Junior Girls
4 Winter Coats, 1 Spring Coat (white). \$15/each. Can email photos of coats Call 605-661-3020.

1790 Lawn - Garden

Sears Craftsman 46 inch deck, 21 HP Briggs and Stratton turn tight hydro-static riding lawn mower. 6 Bushel 2 bin soft bagger, extra new blade, used 2 and a half summers. \$1,350 firm.

Craftsman 33 inch, 357cc dual stage snowblower with EZ steer, heated hand grips, electric start, used less that 8 hours. \$1,250 firm.

Both for \$2,400 firm. Call (605)661-0321.

1820 Give Aways

Giveaway: Old upright piano, you haul. Call (402)357-2217.

1875 Livestock - Poultry

Bred Cows for sale: Complete dispersion- 3 to 5 year old Herefords asking \$1,900/each. 5 & older black & black white faced, asking \$1,400/each. Call Chad (605)680-2305.

For Sale: Fancy bred heifers, black and black baldies. Start calving March 1st. (605)660-5742 or (402)388-4105 Tony Arens.

2010 Legal and Public Notices

1+9
NOTICE OF APPLICATION
NO. 7916-3 to Appropriate Water

Notice is given that John H Thompson, 47333 295th St, Beresford SD 57004 has filed an application for a water permit to appropriate 0.56 cubic feet of water per second from one well to be completed into the Dakota Aquifer (159 feet deep) located in the SE 1/4 NE 1/4 Section 21 for irrigation of 150 acres located in the NE 1/4 Section 21; all in T93N-R50W.

Pursuant to SDCL 46-2A-2, the Chief Engineer recommends APPROVAL of Application No. 7916-3 because 1) unappropriated water is available, 2) existing rights will not be unlawfully impaired, 3) it is a beneficial use of water, and 4) it is in the public interest. In accordance with SDCL 46-2A-23, the Chief Engineer will act on this application, as recommended, unless a petition is filed opposing the application or the applicant files a petition contesting the Chief Engineer's recommendation. If a petition opposing the application or contesting the recommendation is filed, then a hearing will be scheduled and the Water Management Board will consider this application. Notice of the hearing will be given to the applicant and any person filing a petition.

Any person interested in opposing or supporting this application or recommendation must file a written petition with BOTH the applicant and Chief Engineer. The applicant must file a petition if contesting the Chief Engineer's recommendation. The Chief Engineer's address is "Water Rights Program, Foss Building, 523 E Capitol, Pierre SD 57501 (605 773-3352)" and the applicant's mailing address is given above. A petition filed by either an interested person or the applicant must be filed by January 20, 2014.

The petition may be informal, but must include a statement describing the petitioner's interest in the application, the petitioner's reasons for opposing or supporting the application, and the signature and mailing address of the petitioner or the petitioner's legal counsel, if legal counsel is obtained. Contact Eric Gronlund at the above Water Rights Program address to request copies of information pertaining to this application. Steven M. Pirner, Secretary, Department of Environment and Natural Resources.

Published once at the total approximate cost of \$25.49.

1+9
NOTICE OF HEARING on
Application No. 7690-3 to
Appropriate Water

Notice is given that Tim or David Ostrem, 45924 300 St, Wakonda SD 57073 has filed an application for a water permit to appropriate 1.78 cubic feet of water per second from one well to be completed into the Upper Vermillion:Missouri Aquifer (50 - 90 feet deep) located in the center of the NE 1/4 Section 29 for irrigation of 160 acres located in the NE 1/4, E 1/2 NW 1/4 Section 29; all in T96N-R52W.

SDCL 46-2A-4(10) provides that "if the applicant does not contest the recommendation of the Chief Engineer and no petition to oppose the application is received, the Chief Engineer shall act on the application pursuant to the Chief Engineer's recommendation and no hearing may be held before the board, unless the Chief Engineer makes a finding that an application, even if uncontested, presents important issues of public policy or public interest that should be heard by the board." In this case, the Chief Engineer finds that this application presents important issues of public interest that should be heard by the Water Management Board.

Pursuant to SDCL 46-2A-2, the Chief Engineer recommends DEFERRAL of Application No. 7690-3 pending the completion of the study by South Dakota Geological Survey that is currently ongoing to determine if there is reasonable probability that there is unappropriated water available for the applicant's proposed use. Pursuant to SDCL 46-2A-9, a permit to appropriate water may be issued only if there is a reasonable probability that unappropriated water is available. The recommendation may be revised prior to the hearing based on the outcome of the study but the revised recommendation will not be public noticed again. This is the opportunity to intervene regarding this application.

The Water Management Board will consider this application at 1:00 PM. on March 6, 2014 in the Matthew Training Center, Joe Foss Bldg, 523 E. Capitol Ave. Pierre SD. The Chief Engineer's recommendation is not final or binding upon the Board. The Board is authorized to 1) approve, 2) approve with qualifications, 3) defer, or 4) deny this application

2010 Legal and Public Notices

based on the facts presented at the public hearing.

Any interested person who intends to participate in the hearing shall file a petition to oppose or support the application and the petition shall be filed with BOTH the applicant and Chief Engineer. The applicant must also file a petition if opposed to the Chief Engineer's recommendation. The Chief Engineer's address is "Water Rights Program, Foss Building, 523 E Capitol, Pierre SD 57501 (605 773-3352)" and the applicant's mailing address is given above. A petition filed by either an interested person or the applicant must be filed by February 24, 2014. The petition may be informal, but shall be in writing and shall include a statement describing the petitioner's interest in the application, the petitioner's reasons for opposing or supporting the application, and the signature and mailing address of the petitioner or the petitioner's legal counsel, if legal counsel is obtained. The hearing is an adversary proceeding and any party has the right to be present at the hearing and to be represented by a lawyer. These and other due process rights will be forfeited if they are not exercised at the hearing and decisions of the Board may be appealed to the Circuit Court and State Supreme Court as provided by law.

The March 6, 2014 hearing date will be automatically delayed for at least 20 days upon written request to the Chief Engineer from the applicant or any person who has filed a petition to oppose or support the application. The request for an automatic delay must be filed by February 24, 2014. If an automatic delay is requested, the hearing will be rescheduled for a future Board meeting and personal notice will be provided to all petitioners regarding the time, date and location.

Contact Eric Gronlund by February 24, 2014 at the above Chief Engineer's address to request copies of the staff report, recommendation, application or other information. Notice is given to individuals with disabilities that this hearing is being held in a physically accessible place. Please notify the Department of Environment and Natural Resources at least 48 hours before the hearing if you have a disability for which special arrangements must be made at the hearing. The telephone number for making arrangements is (605) 773-3352.

Under SDCL 1-26-17(7) notices must state that "if the amount in controversy exceeds \$2,500.00 or if a property right may be terminated, any party to the contested case may require the agency to use the Office of Hearing Examiners by giving notice of the request to the agency no later than ten days after service of a notice of hearing issued pursuant to SDCL 1-26-17." This is a Notice of Hearing, service is being provided by publication, and the applicable date to give notice to the Chief Engineer is January 20, 2014. However, since this particular matter is a water permit application and not a monetary controversy in excess of \$2,500.00 or termination of a property right the Chief Engineer disputes the applicability of this provision and maintains that the hearing must be conducted by the Board.

As applicable, the following provides the legal authority and jurisdiction under which the hearing will be held and the particular statutes and rules pertaining to this application: SDCL 1-26-16 thru 1-26-28; SDCL 46-1-1 thru 46-1-9, 46-1-13 thru 46-1-16; 46-2-3.1, 46-2-9, 46-2-11, 46-2-17; 46-2A-1 thru 46-2A-12, 46-2A-14, 46-2A-15, 46-2A-20, 46-2A-21, 46-2A-23; 46-5-1.1, 46-5-2 thru 46-5-26, 46-5-30.2 thru 46-5-30.4, 46-5-31 46-5-32 thru 46-5-34.1, 46-5-38 thru 46-5-39, 46-5-46, 46-5-47, 46-5-49; 46-6-1 thru 46-6-3.1, 46-6-6.1, 46-6-10, 46-6-13, 46-6-14, 46-6-21, 46-6-26; and Board Rules ARSD 74:02:01:25.02; 74:02:01:35.01.

Steven M. Pirner, Secretary, Department of Environment and Natural Resources.

Published once at an approximate cost of \$67.69.

NY Judge OKs JPMorgan \$1.7B Deal

NEW YORK (AP)—A judge on Wednesday approved a non-prosecution agreement reached after JPMorgan Chase & Co. agreed to pay \$1.7 billion to settle criminal charges stemming from its failure to report its concerns about Wall Street swindler Bernard Madoff's private investment service.

U.S. District Judge Kevin Castel said there was nothing about the deal between the nation's largest bank and the government that would "require judicial intervention to protect the integrity of the process." He said it seemed the agreement was "knowing and voluntary" and in the best interests of the public.

The judge's approval came a day after the deal was announced

Post

From Page 1

"There was definitely a lot of competition," Froehlich said. "We had a particular affinity with this building since it has so much in common with our building in Lincoln. I don't know who the architect of the Yankton building was, but I'd be surprised if it wasn't the same person."

The Lincoln building to which Froehlich is referring is now known as the Grand Manse. Construction on it began in 1904 — the same year as the Yankton post office — and the first portion of the building was completed in 1906. Later additions were built in 1915-16 and 1939-41. The building was both the U.S. Post Office and Federal Courthouse.

Froehlich and his wife, Lisa, renovated the downtown Lincoln structure in 2004. It contains 50 residential units, event space, luxury lodging suites, a coffee house, a Thai restaurant and several offices.

"We love historic properties and restoring properties that have outlived their present lives and need to have a new future," Froehlich stated. "We love to be a part of turning the page and exploring the possibilities with the community."

He said U.S. Property is also renovating an old bakery building in Indianapolis, as well as a 1921 parking garage in Kansas City, Mo. "I look for real estate all

the time," Froehlich said. According to its website, U.S. Property manages 300 residential units in Nebraska and more than 600,000 square feet of commercial space. The firm actively develops both industrial and mixed-use commercial properties in the Lincoln area.

Yankton Mayor Nancy Wernande learned of U.S. Property's purchase of the post office Wednesday afternoon.

"Knowing the amount of money it was going to take for rehab of the property and the creativity it would take to do it in the right way, I knew it had to be the right developer who would pick up the property to get it done," she said. "I'm hoping this is the right company to develop it so it is a showcase for our downtown."

Froehlich grew up in Norfolk, Neb., and said his family visited the Yankton area to boat.

He hasn't spent much time in Yankton recently but has high hopes for the post office.

"We think it's an amazing building, so whatever we do there is going to be really nice," he said. "If people have an interest in a certain use or tenant that you'd love to have in Yankton, feel free to contact us on our website and we'll explore it. We're looking at maybe a coffee shop and maybe even a drive-through. We're looking at all the options."

It's unclear how much the renovation will cost at this point, but plans are proceeding.

"The next step is to determine who the architect is

going to be and go through the process," Froehlich said. "We're hoping we'll have units ready to move into close to the end of the year. We don't think it will take that long to figure out."

The Yankton post office has approximately 13,065 square feet on .45 acres, according to Sally Mayberry, a regional public affairs officer for the GSA.

"So far in 2013, GSA has sold or transferred 44 facilities across the country, generating \$40 million in sales," she said. "And we have an additional 100 properties that are moving into the disposal pipeline. Since 2010, GSA has completed nearly 400 disposal transactions, which have generated \$145 million in proceeds and eliminated more than 12,500 acres of excess land.

"There is still more that needs to be done," she added. "GSA is actively working with all federal landholding agencies to identify unneeded assets and move them into the disposal process."

The downtown Yankton post office was closed in January 2012 and put up for sale. Postal operations were consolidated into the annex at 506 West 25th Street. That facility was built in 2000.

To contact Froehlich, visit the U.S. Property website at www.usproperty.biz.

You can follow Nathan Johnson on Twitter at twitter.com/AnnlandVoyage. Discuss this story at www.yankton.net/.

GFP

From Page 1

Not more than four of the commissioners may be members of the same political party;

At the time of their appointment, at least four shall be farmers actually residing on a farm, engaged in agriculture, deriving at least two-thirds of their gross annual incomes from crop or livestock production or both, and interested in wildlife conservation; and

At the time of their appointment three commissioners shall reside west of the Missouri River and five shall reside east of the Missouri River.

Both Cerny and Knippling met the agriculture requirements.

Efforts by governor's staff to find a successor for Cerny — a Democratic farmer from west of the Missouri River who was willing to serve and was acceptable to the governor — reportedly have proved difficult.

The gentlemanly Cerny expressed a bit of surprise when he was first tapped by Daugaard. Cerny was 81 at the time and had retired from the Legislature in 2000 after 22 consecutive years in the state House of Representatives.

State law now limits GFP commissioners to two four-year terms. Daugaard appointed Cerny on Feb. 8, 2012, and his first term was scheduled to run until Jan. 10, 2016.

Knippling was appointed to her first term by then-Gov. Mike Rounds in 2006. He reappointed her in 2010 to a second term that runs until Friday.

Daugaard also hasn't yet announced whether he's reappointed John Cooper of Pierre to the commission. Cooper was secretary of Game, Fish and Parks in the Janklow and Rounds administrations. After his retirement from the Rounds cabinet, Rounds appointed him to his first term on the commission in 2010. That term ends Friday.

So far Daugaard has appointed three members during his time as governor. They were Cathy Peterson of Salem in 2011, Duane Sather

of Sioux Falls in 2012 and Gary Jensen of Rapid City in 2013.

Daugaard also reappointed two Rounds-era members. He named Barry Jensen of White River to a second term in 2011 and Jim Spies of Watertown to a second term in 2013.

Daugaard declined to

reappoint another Rounds-era member, Jim McMahon of Canton, when his first term ended in 2012. Daugaard named Sather to replace him.

A year ago, then-chairman Jeff Olson of Rapid City had to step aside mid-way of his final meeting because his second term didn't extend to the meeting's second day.

News Around The Clock

www.yankton.net

CROSSWORD

By THOMAS JOSEPH

ACROSS
1 Accords
6 Lightning setting
11 Lusitania sinker
12 Truism
13 "Twilight" heroine
14 One of the Bradys
15 Wreckage
17 Shoe hue
19 Rented out
20 Lingerie item
23 Wed in secret
25 Glided
26 Investigates
28 Subsequently
29 Misplay
30 Holds
31 "— Yankee Doodle Dandy"
32 Auction signal
33 Hitchcock classic
35 Horrible
38 Puccini opera
41 American crop
42 Ryan of "Paper Moon"
43 Firebugs
44 Takes ten

DOWN
1 Place for a pint
2 Tad's dad
3 Healthy hound features
4 Yarn
5 Horse homes
6 Unspoken
7 Line of symmetry
8 Hr. part
9 Okra unit
10 One of Jo's sisters
16 Old Russian force
17 Decimal fraction

ALAMO	IDES
LOPED	TRIAL
CAPED	RANGE
ANAT	DANGLE
PER	POD SET
PREFACED	
SLOT	ONES
PIEFACED	
PAW	ELF LEE
ITHINK	LISP
GRIST	GOPRO
GIRLS	INSET
YALE	NEEDS

Yesterday's answer

18 Hilo hello
20 Puritans writer
21 Fab Four drummer
22 Appended
24 Signing need
25 Heir, often
27 Power plant part
31 Resort spots
33 "The Godfather" writer
34 Give an edge
35 Band blaster
36 Method
37 Fragrant tree
39 Manx, for one
40 Capp and Capone

NEW CROSSWORD BOOK! Send \$4.75 (check/m.o.) to Thomas Joseph Book 2, P.O. Box 536475, Orlando, FL 32853-6475

1	2	3	4	5	6	7	8	9	10
11					12				
13					14				
	15				16				
17	18			19		20	21	22	
23			24			25			
26						27			
28					29				
30				31			32		
			33			34			
35	36	37			38		39	40	
41					42				
43					44				

1-9

A XYDLBAA XR
is LONGFELLOW

One letter stands for another. In this sample, A is used for the three L's, X for the two O's, etc. Single letters, apostrophes, the length and formation of the words are all hints. Each day the code letters are different.

1-9

CRYPTOQUOTE

Q T F Y P F A Y X I W X P A P P J

U X R P I Q V X K Y O X W Y Y X ,

R P I U W Y V P X E Y A A H W Y O O Y H .

— D Y U I D W I B B Y A
Yesterday's Cryptoquote: THE TRUE SPIRIT OF CONVERSATION CONSISTS IN BUILDING ON ANOTHER MAN'S OBSERVATION, NOT OVERTURNING IT. — EDWARD BULWER-LYTTON