

THE FRANCES NEWSLETTER

August 2006

Frances, L.L.C.

Vol. 2, No.8

Presidents Message

My sympathy is with my friend and yours Bob Buhler, and also with his family regarding the recent loss of their good friend and father Elmer Buhler.

Warner Group Celebrates 20th Anniversary

The Warner Group invited the Siouxland Chamber of Commerce to celebrate their twentieth anniversary at the "July Business After Hours" open house on July 12th. Great food and lots of good conversation!



Dody Jonas, Branch Manager thanked everyone for attending and introduced the Sioux City Warner Team.

Warner also has offices in Waterloo and Omaha.



Happy 20th to the Warner Group!

Building Management

On Wednesday, July 12th I attended the public meeting at the Convention Center regarding the I -29 proposed Improvement Project. At that time the IDOT showed us 3 different plans designed to improve safety, improve traffic operations, provide for driver expectancy and improve roadway conditions. The plans have been on display at the Downtown Partner office and the public was asked to submit comments to the IDOT before the 28th of July. I certainly hope they eliminate Plan C as it was designed as a direct route from Omaha to Sioux Falls - right past our great city.

They will return in October with revisions from the input they have received. That will be the only meeting before the January 2007 announcement of the plan the IDOT will then proceed with.

If you are interested in how it may affect your travel and the ease, or lack of ease of travel for visitors coming to Sioux City, I would like to encourage you to take the time to attend the next meeting and offer your comments.

Rent Referral = Free Parking Space for a year

We have several spaces for storage available and the following OFFICE SPACE for lease: Suite 208 -1328 sq ft, Suite 238-1096 Suite 341-272, Suite 400-1900, Suite 433-1977, Suite 441-272, and Suite 620-640 Sq ft. See office for details.

Jim Utterback Photography Suite 206 Phone 224-2705

Jim Utterback got his start in photography while serving in the U.S. Army in 1985. He has photographed all aspects of life from Hulk Hogan to Katherine Hepburn as well as high school activities, senior pictures, family portraits, weddings, sporting events, special events of all kinds, and many photos for advertising brochures. Recently he was seen at the Tyson Center shooting photos at "Monday Night Raw", a pro wrestling event.

This is an especially busy time of year for Jim with senior pictures to be taken, weddings, Siouxland sporting events indoors and out. We will rarely see them in the office during the daytime however you can always reach Jim or Inez at the office phone number to schedule an appointment for your photography needs.

They chose the Frances Building because the central location in downtown Sioux City is easy for customers to find and provides quick access for their busy schedule.



Jim is shown with his business partner, Inez Cavin

Inez has 19 years of business management experience from opening new properties to renovating and re-opening properties in distress, all of which became profitable within one year. Inez has 4 grown children and 10 Grandchildren.

Welcome Jim and Inez – Glad you are here!

Bob's Corner

An additional fifty five new windows have been installed. This improvement completes all of the windows facing east and the restroom windows on each floor that face north.



A Special Thank You to One Source Cleaning!

We have received a number of compliments about the beautiful new finish on the stairwell. **Thank you!**