



## Chapter 6

# **Economic Development**





INTRODUCTION

The ability of the Village of Solon Springs to meet its economic development objectives and expand growth opportunities depends on many variables, including regional market forces beyond the Village’s control. However, the Village does have control over how to position itself as a place to do business. This includes targeting the types of businesses that the community wants to attract and retain; ensuring that resources are available for the labor force to improve its occupational skills, and creating a business climate that make the community attractive for businesses looking to locate or expand in the village.

ECONOMIC CHARACTERISTICS

Labor force

Note:

Specific labor force data is not collected below the county level by the Wisconsin Department of Workforce Development (DWD). Consequently, much of the economic development data appearing here plan references countywide data.

The labor force participation rate is the number of residents who are either working or looking for work divided by the total non-institutional population over 16 years of age. The Douglas County labor force participation rate (67.8%) is considerably lower than the Wisconsin rate (73%). The lower participation rates in Douglas County could reflect jobs that require more physical labor; residents who move to the county to retire – not work; or, part time jobs with hours and pay rates that do not entice older workers. Labor force participation rates are highest for the middle age groups and lowest for the older age groups. This is typical. However, by 2020 the number of Douglas County residents over 55 years old in the labor force will increase from 30 percent to over 40%. This is usually the age when participation in the labor force wanes. Douglas County labor force characteristics are depicted in Table 6.1.

Table 6.1: Douglas County Labor Force Characteristics, 2002-2006

	2002	2003	2004	2005	2006
Labor Force	22,790	22,855	22,809	22,776	23,053
Employment	21,443	21,438	21,473	21,558	21,898
Unemployment	1,347	1,417	1,336	1,218	1,155
Rate	5.9%	6.2%	5.9%	5.3%	5.0%

Source: Wisconsin Department of Workforce Development

Unemployment rates are on the rise in the county and the state, initially beginning with the loss of railway and nursing home closures/layoffs; and, punctuated in 2003 due to a loss in manufacturing and telemarketing job worker layoffs. Nearly half of all the job loss in 2003 in Douglas County was



caused by the decline in production jobs, with industrial equipment manufacturers being the hardest hit. High unemployment rates in Douglas County are also caused by the numerous seasonal and part-time jobs, many of which are for laborers and entry-level positions.

Although Wisconsin had a higher majority (71.2%) of high school students that pursued some form of post secondary education after graduation in 2005-2006 compared to a national estimate (60%)<sup>1</sup>, it lags behind the nation in its ability to retain those students following completion of their degree program. The national average is 71.3 percent compared to Wisconsin's 61.6 percent<sup>2</sup>. Douglas County, like the state, suffers from this college out-migration commonly referred to as "Brain Drain." About 22 percent of residents age 25 - 34 have at least a bachelor's degree, then falls to 16 percent for the 35 - 44 age group<sup>3</sup>. Given the large manufacturing presence in the state, vocational/technical programs have high participation rates in these areas<sup>4</sup>. It is most likely that the composition of the industry base and the lack of professional jobs in the county contribute to this lower number. There are 14 K-12 public schools and two post-secondary institutions

As depicted in the Issues and Opportunities Chapter, the Village of Solon Springs has an aging population. Many of the village's young people are leaving to pursue educational or employment opportunities in other places. An older population which is nearing retirement, coupled with a declining birth rate and shrinking family size may result in a future shortage of labor.

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<sup>1</sup> Wisconsin Department of Public Instruction

<sup>2</sup> Indiana's Human Capital Retention Project. [Graduate Migration from Indiana's Postsecondary Institutions.](#)

Bloomington, IN. Indiana Fiscal Policy Institute. March 1999

<sup>3</sup> US Dept. of Commerce, Census 2000, Summary file 4, QT-P20

<sup>4</sup> Wisconsin Department of Workforce Development. [Mortarboards, Paychecks, and Crystal Balls: The Link Between Education and Wisconsin's Labor Force.](#) October 2002



## Employment

**Table 6.2:** Employment by Industry, 2000

<b>Industry</b>	<b>Employed Population</b>
Agriculture, forestry, fishing and hunting, and mining:	9
Agriculture, forestry, fishing and hunting	9
Mining	0
Construction	22
Manufacturing	34
Wholesale trade	8
Retail trade	35
Transportation and warehousing, and utilities:	26
Transportation and warehousing	15
Utilities	11
Information	7
Finance, insurance, real estate and rental and leasing:	15
Finance and insurance	15
Real estate and rental and leasing	0
Professional, scientific, management, administrative, and waste management	4
<b>Services</b>	<b>Employed Population</b>
Professional, scientific, and technical services	2
Management of companies and enterprises	0
Administrative and support and waste management services	2
Educational, health and social services:	37
Educational services	17
Health care and social assistance	20
Arts, entertainment, recreation, accommodation and food services:	38
Arts, entertainment, and recreation	2
Accommodation and food services	36
Other services (except public administration)	8
Public administration	10

Source: 2000 US Census STF 3

**Table 6.2** above depicts the 2000 US Census employment category for employed persons in the Village of Solon Springs. In 2000, most employed persons worked in the areas of arts, entertainment, recreation, accommodation and food services; accommodation and food services; educational, health and social services; retail trade and manufacturing.

## Major Employers in Douglas County

**Table 6.3:** Ranked Top 20 Employers in Douglas County (Public and Private)

<b>Employer Name</b>	<b>Industry Product or Service</b>	<b>Employment Size Range</b>
School District of Superior	Elementary and Secondary schools	500-999
University of Wisconsin – Superior	Colleges and Universities	250-499
Wal-Mart	Discount department stores	250-499
Halvor Lines Inc.	General freight trucking, long-distance T. L.	250-499
County of Douglas	Executive and Legislative offices, combined	250-499
City of Superior	Executive and Legislative offices, combined	250-499
School District of Maple	Elementary and Secondary schools	250-499
Jeff Foster Trucking Inc.	General freight trucking, long-distance T. L.	100-249
Super –One Foods	Supermarket and other grocery stores	100-249
Murphy Oil USA Inc.	Petroleum refineries	100-249
St. Mary's Duluth Clinic	General health care	
St. Francis Home in the Park	Elderly residential housing	
Amsoil Inc	Petroleum	
Advanced Data Comm	Electronic assembly	
Enbridge Employee Services Inc.		
General Mills Inc.	Agricultural grain producer	
Middle River Health Care Services Inc.	Elderly residential housing	
The Duluth Clinic LTD	General health care	
Genesis Attachments LLC	Environmental Waste and recycling	
Fraser Shipyards Inc.	Great Lakes shipping and freighters	

Source: WI Department of Workforce Development, LMI – Worknet – December 2006

**Table 6.3** lists the top 20 private industries by three-digit NAICS code in Douglas County as of December 2006, per the U.S. Census. Employment in these industry subsectors accounts for over 75% of all employment in Douglas County

### Place of Work

In 2000, 98 (39.6%) employed persons worked in the Village of Solon Springs. Of this total, 16 (6.4 %) worked out of their homes. The remaining balance (60.3%) of employed persons worked at locations outside of the village.



**Table 6.4:** Worker Commuter Patterns, 2000

<b>Living in Solon Springs and Traveling to</b>	<b>Count</b>	<b>Traveling to Solon Springs from</b>	<b>Count</b>
Sault Ste. Marie city Chippewa Co. MI	2	Carlton city Carlton Co. MN	2
Cotton Twp. St. Louis Co. MN	2	White River town Ashland Co. WI	3
Duluth city St. Louis Co. MN	29	Barnes town Bayfield Co. WI	2
Elk River city Sherburne Co. MN	3	Blaine town Burnett Co. WI	2
La Pointe town Ashland Co. WI	2	Amnicon town Douglas Co. WI	6
Rice Lake city Barron Co. WI	3	Bennett town Douglas Co. WI	28
Barnes town Bayfield Co. WI	3	Dairyland town Douglas Co. WI	2
Amnicon town Douglas Co. WI	2	Gordon town Douglas Co. WI	21
Brule town Douglas Co. WI	3	Hawthorne town Douglas Co. WI	12
Dairyland town Douglas Co. WI	2	Lake Nebagamon village Douglas Co. WI	4
Gordon town Douglas Co. WI	4	Maple town Douglas Co. WI	4
Hawthorne town Douglas Co. WI	5	Oakland town Douglas Co. WI	2
Poplar village Douglas Co. WI	2	Poplar village Douglas Co. WI	2
Solon Springs village Douglas Co. WI	98	Solon Springs town Douglas Co. WI	44
Solon Springs town Douglas Co. WI	14	Summit town Douglas Co. WI	2
Superior city Douglas Co. WI	45	Superior city Douglas Co. WI	57
Ladysmith city Rusk Co. WI	2	Superior town Douglas Co. WI	4
Minong village Washburn Co. WI	20	Wascott town Douglas Co. WI	2
Minong town Washburn Co. WI	2	Menomonie city Dunn Co. WI	6
Spooner city Washburn Co. WI	4	Adams town Jackson Co. WI	2
<b>TOTAL</b>	<b>247</b>	Hudson city St. Croix Co. WI	16
		Brooklyn town Washburn Co. WI	2
		Minong village Washburn Co. WI	2
		Minong town Washburn Co. WI	5
		Spooner city Washburn Co. WI	9
		<b>TOTAL</b>	<b>241</b>

Source: US Census Bureau MCD/County-To-MCD/County Worker Flow Files

**Table 6.4** above shows the commuting patterns of those driving to the village for work and those who live in the village and drive elsewhere for work. The data indicates that the 247 employed persons living in the Village of Solon Springs 60.3 percent (147) worked in other communities. Nearly 30% of village commuters worked in either Duluth, MN or Superior. Of those commuters living outside of the Village of Solon Springs and travelling to the village for work, 27.1 percent live in the City of Superior.



## **Businesses in the Village of Solon Springs**

In October of 2008 there were 38 private business enterprises located within the corporate limits of the Village of Solon Springs. Most businesses in the village are small, family-owned operations which employ 10 persons or less.

- 1.
2. J.T.'s One Stop
3. Auto Glass & Accessories
4. Solon Springs Storage
5. Robert Volz Trucking Company
6. H & L Industries
7. Solon Springs Machining
8. Dahlberg Light & Power
9. Masterjohn Realty
10. Prevost's
11. Mertz-Rookey Insurance Company
12. Coldwell Banker Bachand Realty
13. Solon Springs Dairy Queen
14. All Seasons Storage
15. Solon Springs Parts City
16. Village Pump
17. Country Creations
18. Eagle Guttering
19. Solon Springs Laundromat
20. Polar Gas
21. Little Gift House
22. EvieJean's Boutique
23. Headwaters Bean & Leaf
24. Ole's Country Market
25. National Bank of Commerce & LWPAC Office
26. Centurytel
27. Wausau Paper Company
28. K.D.'s Family Restaurant
29. St. Croix Inn
30. Solon Springs Mercantile
31. Wester's Heating & Repair
32. Once in a Blue Moon
33. Randy's Carpet Cleaning
34. Nordness Construction
35. Whistle Stop
36. Wheelworks Pottery



- 37. J & B Synthetics & Cooling
- 38. U.S. Post Office

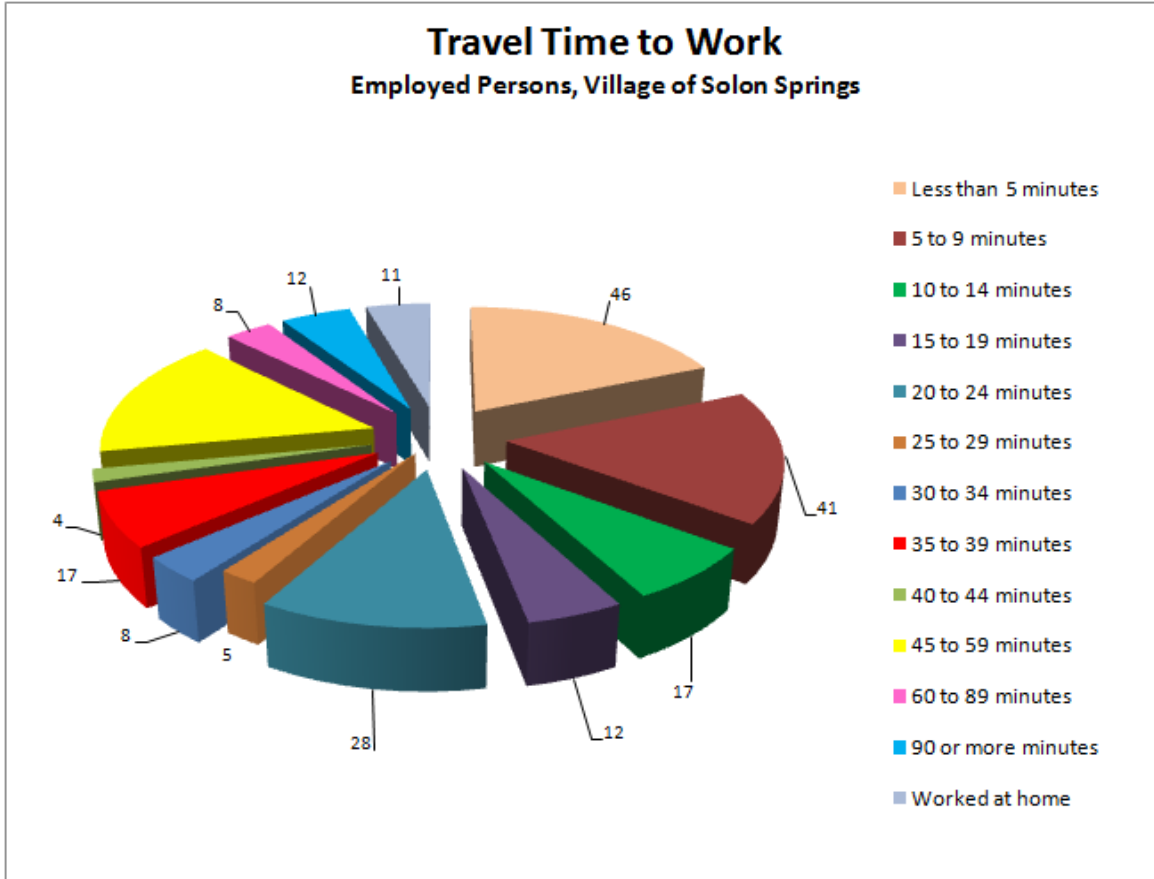
### **Home-Based Employment**

2000 Census data indicated that 16 residents worked out of their homes. Whether working for a private employer or self-employed, the number of home-based businesses has been on the rise, both locally and nationally. Modern telecommunications infrastructure and the Internet have made it possible for individuals to work and operate businesses from their homes. Home based businesses are generally small, with one or two employees. It is likely that these enterprises will become more popular in the future with additional improvements in communications infrastructure and high-speed Internet access. Rising fuel prices may also encourage more individuals to explore telecommuting options and/or start home-based businesses.



### Travel Time to Work

Figure 6.1: Travel Time to Work



Source: US Census Data, SF3

Census data (**Figure 6.1**) indicates that in 2000, 42.1% of employed persons in the Village of Solon Springs spent less than 15 minutes commuting to work. The percentage of workers commuting 15 to 30 minutes was 18.2 %, while the percentage of workers commuting 30 minutes to 1 hour was 27.1%. A total of 31, or 8.1% of workers had commutes of 1 hour or longer. With over 35% of all workers commuting 30 minutes or longer, it is likely that many village residents are travelling to the City of Superior for employment.

### Transportation Infrastructure to Support Economic Development

The Village of Solon Springs is located along US Highway 53, a major north-south arterial highway. In the late 1990's the highway was upgraded to expressway standards and rerouted to its current configuration on the



village's west side. While this change most certainly negatively impacted traffic flow through downtown Solon Springs, it also created new economic development opportunities and improved commute times. When the Highway 53 bypass was completed in 1999, the former route through downtown was designated as a business highway (BUS US 53). The village's proximity to the highway continues to be a strong economic development advantage.

The village is also bisected by the Canadian National (CN) railroad. The CN route is a main line which provides connectivity between the central U.S. and Canada. Public air service is provided by a public airport located 3 miles to the south in the Town of Solon Springs. The Solon Springs Municipal Airport is a publicly-owned facility with 3,100 feet of paved, lighted runway with GPS approach.



**INCOME**

**Table 6.5:** Income Statistics, 2000

<b>Municipal Unit</b>	<b>Median Household Income</b>	<b>Median Family Income</b>	<b>Per Capita Income</b>	<b>Percent Persons Living at or Below Poverty Level</b>
<b>Towns</b>				
Amnicon	\$ 48,654	\$ 53,235	\$ 16,968	4.8%
Bennett	\$ 40,313	\$ 49,063	\$ 18,335	7.7%
Brule	\$ 35,972	\$ 40,078	\$ 14,620	12.4%
Cloverland	\$ 35,000	\$ 36,250	\$ 16,220	7.5%
Dairyland	\$ 35,313	\$ 48,333	\$ 18,155	9.0%
Gordon	\$ 34,412	\$ 35,972	\$ 18,065	8.0%
Hawthorne	\$ 44,856	\$ 50,313	\$ 16,855	7.0%
Highland	\$ 41,071	\$ 45,417	\$ 20,163	11.2%
Lakeside	\$ 42,125	\$ 45,625	\$ 17,309	8.2%
Maple	\$ 35,781	\$ 39,375	\$ 16,828	4.7%
Oakland	\$ 46,528	\$ 51,563	\$ 18,489	5.4%
Parkland	\$ 40,804	\$ 43,375	\$ 17,090	4.7%
Solon Springs	\$ 42,300	\$ 45,156	\$ 19,561	9.0%
Summit	\$ 42,386	\$ 46,771	\$ 18,275	7.0%
Superior	\$ 48,833	\$ 51,090	\$ 18,775	3.8%
Wascott	\$ 40,714	\$ 48,409	\$ 18,165	8.6%
<b>Villages</b>				
Lake Nebagamon	\$ 48,333	\$ 59,792	\$ 23,665	5.1%
Oliver	\$ 41,750	\$ 45,250	\$ 19,527	8.3%
Poplar	\$ 41,406	\$ 51,406	\$ 18,218	8.7%
<b>Solon Springs</b>	<b>\$ 30,250</b>	<b>\$ 46,875</b>	<b>\$ 16,807</b>	<b>10.6%</b>
Superior village	\$ 42,778	\$ 50,385	\$ 20,328	3.8%
<b>City</b>				
Superior	\$ 31,921	\$ 41,093	\$ 17,253	13.4%
<b>County, State &amp; National</b>				
Douglas County	\$ 35,226	\$ 43,813	\$ 17,638	11.0%
State of Wisconsin	\$ 43,791	\$ 52,911	\$ 21,271	8.7%
United States	\$ 41,994	\$ 50,046	\$ 21,587	12.4%

Source: US Census Bureau

**Per capita income** is total income divided by the total number of residents, including children and other groups of individuals who do not actually earn income. **Median household income** is the middle point of reported household incomes in a community (households include families, married couple households and individual households). **Median Family Income** is an annual income figure for which there are equally as many families with



incomes below and above the figure. In 2000, the median household income in the Village of Solon Springs was \$30,250, the lowest of any municipality in Douglas County. The village had a median family income of \$46,875; which although lower than the other village's, was above the county average of \$43,813. About 1 in 10 village residents were living at or below the poverty level in 2000. Income statistics for the Village of Solon Springs are depicted in **Table 6.5**.

**Household and Family Income**

**Table 6.6: 2000 Household and Family Income, Village of Solon Springs**

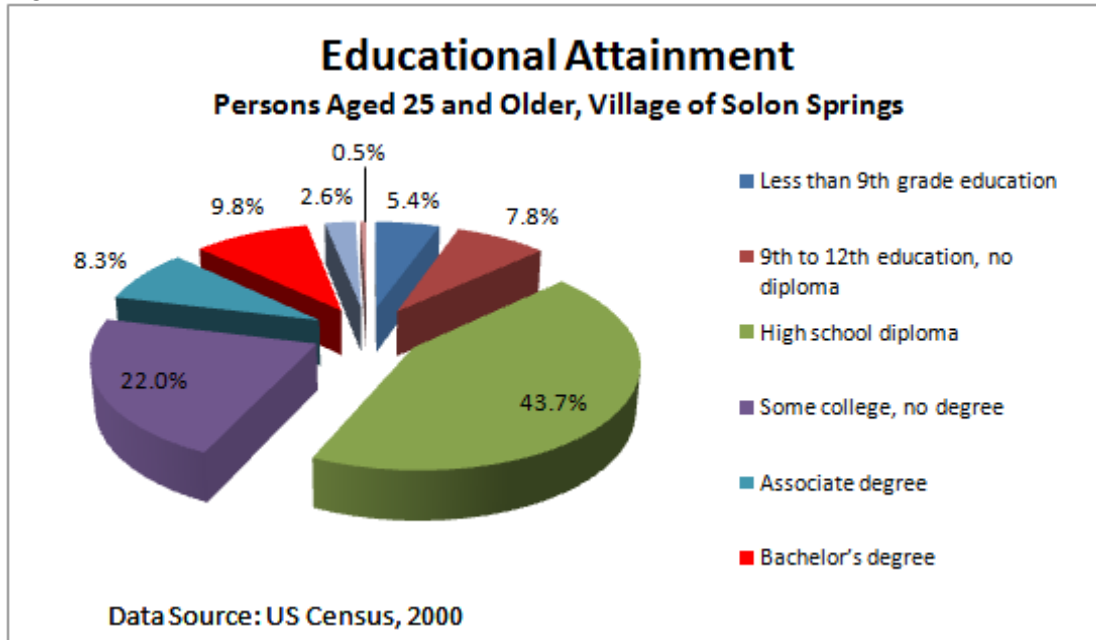
<b>Annual Income</b>	<b>Number of Families</b>	<b>Percent of all Families</b>	<b>Number of Households</b>	<b>Percent of all Households</b>
Less than \$10,000	552	4.9%	1,790	10.1%
\$10,000 to \$14,999	463	4.1%	1,446	8.1%
\$15,000 to \$24,999	1,477	13.0%	2,888	16.2%
\$25,000 to \$34,999	1,655	14.6%	2,704	15.2%
\$35,000 to \$49,999	2,449	21.6%	3,400	19.1%
Over \$50,000	4,725	41.7%	5,559	31.3%
<b>Total</b>	<b>11,321</b>	<b>100.0%</b>	<b>17,787</b>	<b>100.0%</b>

**EDUCATIONAL ATTAINMENT**

Educational attainment is a factor influencing individual income statistics. Higher educational attainment generally correlates with a higher income and increased standard of living. Census 2000 educational attainment statistics for the Village of Solon Springs are portrayed in **Figure 6.2**.



**Figure 6.2:** Educational Attainment



**ECONOMIC DEVELOPMENT PLAN**

**Businesses and Industry Desired by the Village of Solon Springs**

**Strengths and Weaknesses in Attracting and Retaining Business and Industry**



## **Redevelopment and “Smart Growth” Areas**

Wisconsin Chapter 66 planning legislation requires local communities to explore and plan for redevelopment options such as infill housing, brownfield sites, and obsolete buildings. Communities are also responsible for identifying potential “smart growth areas” or areas with existing infrastructure and services in place where development and redevelopment can be directed. These areas may also be recently developing land contiguous to existing development that will be developed at densities that will have relatively low public service costs.

## **Brownfields and Contaminated Sites**

Brownfields are abandoned or idle industrial or commercial facilities that are situated on contaminated, or perceived to be contaminated sites. If these sites are indeed found to be contaminated, future expansion, redevelopment or reuse of these sites may be complicated, and costly. The revitalization of brownfields is critically important in removing blighted areas from a community. The reuse of these sites also makes sense environmentally and economically, and prevents “fringe growth” from spilling over into other adjacent undeveloped lands. The federal government and State of Wisconsin administer a number of programs to assist individuals and communities in revitalizing and redeveloping brownfields. In 2007, the village received \$30,000 in Brownfield Site Assessment Grant (SAG) grant funding to assess contamination at the Bednar Oil Mobile Station site

### Brownfield Site Assessment Grants (WDNR)

The Brownfield Site Assessment Grant (SAG) is a DNR program that helps local governments conduct initial activities and investigations of known or suspected environmentally contaminated property. Grant activities funded include both Phase I & II site assessments, demolition, removal of abandoned containers and removal of leaking underground storage tanks (LUST's).

### Brownfield Green Space and Public Facilities Grants (WDNR)

Brownfield Green Space and Public Facilities Grants provide funding to clean up brownfield sites for long-term public benefits, such as parks, recreational areas, libraries and municipal garages. Eligible costs include remedial actions and/or costs to develop a remedial action plan.

### Wisconsin Ready for Reuse Loan and Grant Program (WDNR)

This program provides funding for environmental cleanup of hazardous substances or petroleum at brownfields. Up to 60% of funds are available as zero-interest loans, with up to 40% available as grant funding.



Knowles-Nelson Stewardship Program (WDNR)

Under the Stewardship Program, a local unit of government may be able to obtain financial assistance for acquisition or development of contaminated property for recreation purposes. Program funds may be used for brownfield sites, but not for those which have been condemned. Additionally, program funds do not cover the costs associated with clean-up.

Environmental Remediation Tax Incremental Financing (Wisconsin Department of Revenue)

Wisconsin's Environmental Remediation Tax Incremental Financing (ER TIF) program provides funding to pay for specific environmental remediation expenses. Unlike other tax increment financing districts, ER TIF's specifically address brownfields. Eligible activities under the ER TIF program include planning, property acquisition, Phase I & II assessments, environmental investigation, removal of underground storage tanks, environmental cleanup and demolition.

Blight Elimination and Brownfield Redevelopment Program (BEBR)

The Blight Elimination and Brownfield Redevelopment Program (BEBR) provides grant funds to assist local governments, businesses and individuals with assessing and remediating the environmental contamination of an abandoned, idle or underused industrial or commercial facility or site. Eligible activities include: environmental investigation, remediation or groundwater monitoring of the site, removal of underground storage tanks or hazardous waste containers, acquisition costs, site clearance, building demolition or building renovation, asbestos and lead paint abatement and infrastructure improvements.

### **Leaking Underground Storage Tanks (LUST's)**

Leaking underground storage tanks (LUST's) are often a source of localized contamination problems and may pose threats to health and safety. These threats may include: contamination of soil and groundwater; contamination of drinking water; or contamination of lakes, rivers, and streams.

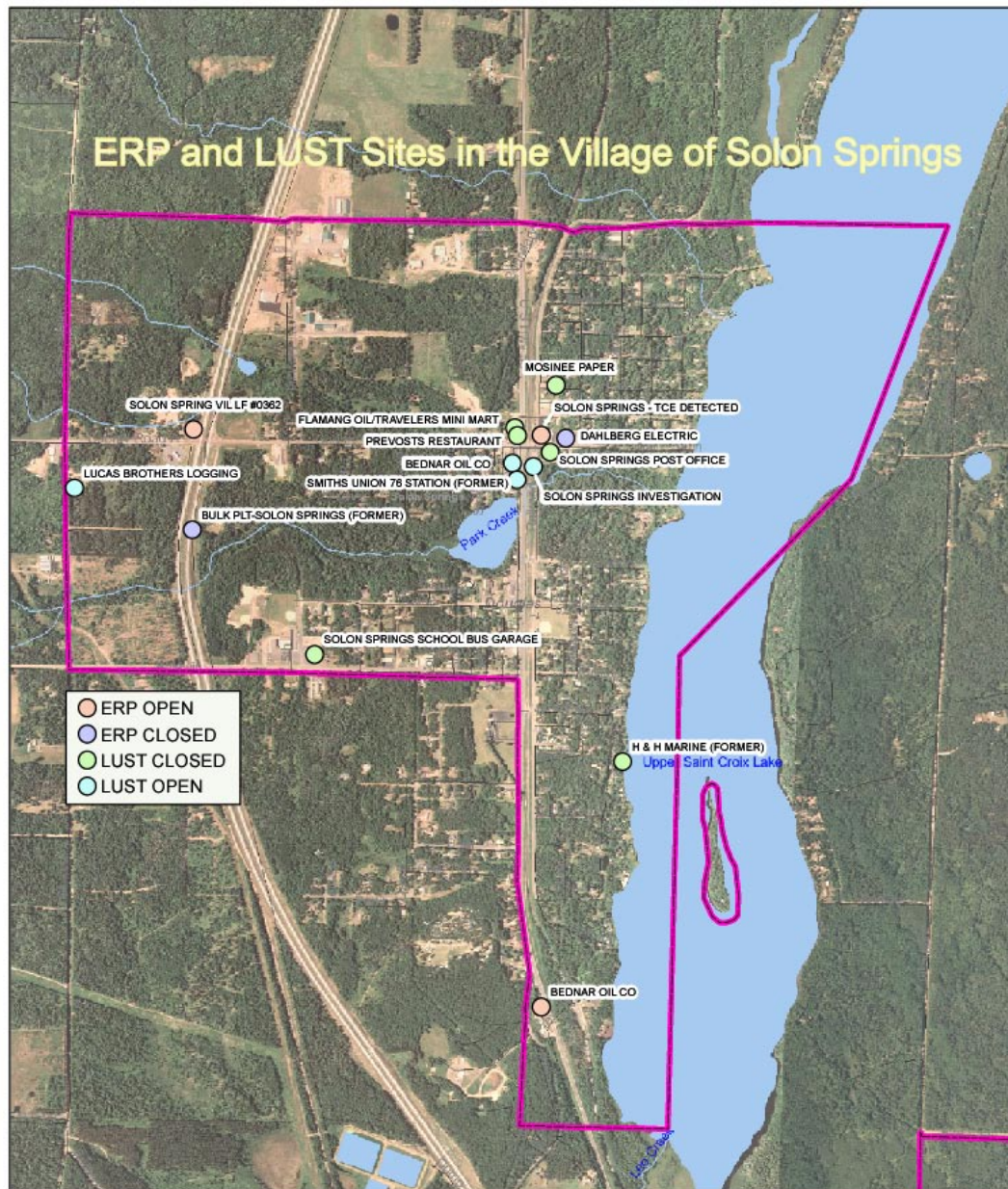
Underground storage tanks are regulated in Wisconsin under,

- ❑ **Comm 10** Wisconsin Department of Commerce's rule governing installation, registration, maintenance and abandonment of petroleum storage tanks.
- ❑ **NR 746** - Applies specifically to sites where petroleum products have discharged from storage tanks.
- ❑ **Comm 47** Department of Commerce rule that governs reimbursement from Petroleum Environmental Cleanup Fund Act (PECFA).



- **PCFA** Wisconsin's reimbursement program for eligible costs of cleaning up contamination from leaking underground and aboveground petroleum storage tank systems, administered by the Department of Commerce.

**Figure 6.3:** ERP and LUST Sites in the Village of Solon Springs



Data Source: Wisconsin Department of Natural Resources, BRRTS

The Wisconsin Department of Natural Resources maintains a list of reported contaminated sites through its Bureau of Remediation and Redevelopment (BRRTS). The Remediation and Redevelopment Program oversees the investigation and cleanup of environmental contamination and the redevelopment of contaminated properties. Through partnerships between the Department of Commerce; Department of Agriculture, Trade, and Consumer Protection; and Department of Natural Resources, funding



assistance is also provided to assist governments and private entities cleanup known contaminated sites.

As of February 1, 2008, there were 15 sites in the village of Solon Springs in the BRRS registry. Of these sites, 10 were LUST sites (4 open) and 5 were ERP sites (3 open). Open sites are contaminated sites in need of cleanup or where cleanup is still underway. Closed sites are those that have completed all cleanup requirements and have received a case closure letter from DNR or spills that require no additional cleanup.

According to BRRS, LUST (Leaking Underground Storage Tanks) sites have contaminated soil and/or groundwater with petroleum. Over time, petroleum contamination naturally breaks down in the environment. ERP (Environmental Repair) sites are sites other than LUSTs that have contaminated soil and/or groundwater. ERP examples include industrial spills or dumping that need long term investigation, buried containers or hazardous substances, and closed landfills that have caused contamination.

The State of Wisconsin encourages the effective cleanup, reuse and reclamation of sites damaged through prior usage. Several programs exist to fund or assist in funding the redevelopment of these sites. The Brownfield's Initiative provides grants to individuals, businesses; local development organizations and municipalities for environmental remediation activities for brownfield sites where the owner is unknown, cannot be located, or cannot meet clean-up costs. Additionally, the Department of Commerce's Petroleum Environmental Clean-Up Fund reimburses property owners for eligible clean-up costs related to discharges from petroleum tank systems.



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## **ECONOMIC DEVELOPMENT PROGRAMS**

There are many programs at the federal, state, and county level that can help the Village of Solon Springs to support economic development efforts. There are also programs available for individual businesses to utilize as well. What follows is a list, with descriptions, of agencies and programs that can assist the Village of Solon Springs with its economic development plans.

The U.S. Department of Commerce Economic Development Administration offers two programs for assistance with economic development that apply to the Village of Solon Springs. One is the Public Works and Economic Development Facilities Assistance Program, which supports the construction or rehabilitation of essential public infrastructure and development facilities necessary to generate private sector jobs and investment, including investments that support technology-led development, redevelopment of brownfield sites, and eco-industrial development. Secondly, the Economic Adjustment Assistance Program is available to: (1) address the immediate needs of businesses and communities presently undergoing transition due to a sudden and severe job loss; and (2) demonstrate new and proactive approaches for economic competitiveness and innovative capacity for threatened regions and communities.

Another program available at the federal level to public entities is the USDA Rural Development Community Facility Loan Program. The purpose of this program is to construct, enlarge, extend, or otherwise improve community facilities providing essential services in rural areas and towns with a population of 50,000 or less.

Three programs are available to local units of government through the Wisconsin Department of Commerce. The first program is the Community Development Block Grant for Economic Development (CDBG-ED). Its purpose is to provide resources to local governments that will enable them to assist economic development projects in their community. The local unit of government is the applicant and recipient of the funds. A specific business, which must be located in a municipality of 50,000 or less, is loaned the funds for eligible business development uses. When the funds are repaid to the local government, they may stay in the community to be used as a revolving loan fund to assist other businesses in the community.

The second program is the Community Development Block Grant Public Facilities for Economic Development (CDBG-PFED). Its purpose is to provide grant funds to local governments that will enable them to provide needed public facilities (i.e., streets, sewer mains, water mains, etc.) to private business enterprises that are going to create full-time jobs by starting or expanding their businesses because of the availability of the funded public facilities.



The third program available from the Wisconsin Department of Commerce is the Community-Based Economic Development Program (CBED). Its purpose is to provide financing assistance to local governments and community-based organizations that undertake planning or development projects or provide technical assistance in support of business (including technology-based businesses) and community development.

Available from the Wisconsin Department of Transportation is a program called the Transportation Facilities Economic Assistance and Development Program (TEA). The intent of the TEA program is to help support new business development in Wisconsin by funding transportation improvements that are needed to secure jobs in the state. A governing body, a business, a consortium group, or any combination thereof can apply for TEA program funding.

There are many programs related to business development available to businesses located in Douglas County. On a regional level, there are revolving loan funds administered by Northwest Wisconsin Business Development Corporation (NWBDC), an affiliate of the Northwest Regional Planning Commission in Spooner.

A strategic planning initiative called Build Wisconsin was initiated to produce the first cohesive economic development plan for the State of Wisconsin. As part of Build Wisconsin, six counties in northwest Wisconsin, including Douglas, were designated as a technology zone. The Technology Zone program brings \$5 million in income tax incentives for high-tech development to the area. Eligible businesses can receive tax credits based on their ability to create high-wage jobs and investment and support the development of high-tech industries in the region.

There are many more federal, state, and local programs offering assistance to businesses that are too numerous to mention here; however, they are listed in the Economic Development Manual prepared by the Wisconsin Bankers Association and the Wisconsin Financing Alternatives booklet prepared by the Wisconsin Department of Commerce.

### **Wisconsin Department of Transportation**

Available from the Wisconsin Department of Transportation is a program called the Transportation Facilities Economic Assistance and Development Program (TEA). The intent of the TEA program is to help support new business development in Wisconsin by funding transportation improvements that are needed to secure jobs in the state. A governing body, a business, a consortium group, or any combination thereof can apply for TEA program funding.