Northeastern Minnesota
Business, Community and Workforce Development Resource Guide

Fiscal Year 2023
WHO WE ARE

The Department of Iron Range Resources & Rehabilitation is a state of Minnesota economic development agency that reinvests local taconite production taxes back into northeastern Minnesota businesses and communities in order to strengthen and diversify the economy.

We invest resources to foster vibrant growth and economic prosperity in northeastern Minnesota.

- Enhance livable communities.
- Maximize collaborations and partnerships.
- Strengthen businesses and worker education.

Our agency provides vital funding, including low or no interest loans, and loan guaranties to businesses relocating or expanding in the region. A variety of grants are available to local and tribal governments, educational institutions and nonprofits that promote livable communities and workforce development.
A 13,000 square-mile area of northeastern Minnesota defined legislatively by school district borders defines the Iron Range Resources & Rehabilitation service area. The service area includes 53 cities, 134 townships, portions of four tribal nations, and 14 school districts. Visit www.mn.gov/irrrb/about-us/who-we-serve/ for a more detailed map of our service area.
The Iron Range Resources & Rehabilitation Tribal Liaison works to support government-to-government relations between the agency and the four Native American tribal nations located within the service area:

- Bois Forte Band of Chippewa.
- Leech Lake Band of Ojibwe.
- Portions of Fond du Lac Band of Lake Superior Chippewa.
- Portions of Grand Portage Band of Lake Superior Chippewa.

The four tribes are separate sovereign nations, and each has an independent relationship with the United States and the state of Minnesota. The Tribal Liaison fosters partnerships related to projects that impact community, business and workforce development.

Tribal Relations Guiding Principles:
- Respect for tribal sovereignty.
- Respect for self-determination.
- Respect for treaties.
- Informed decision making for projects of mutual interest.
- Beneficial outcomes for all parties.
- Information sharing between agency, regional and state decision makers and the four tribal governments.
- Identify needs of tribal nations that could be met through agency grants and loans.

Bois Forte Band of Chippewa was awarded a Community Infrastructure grant to expand its Head Start and Early Head Start facility. The expansion included the addition of a new large motor room to the Vermilion Sector site for children ages 0 to 5. The room provides space for children to participate in skill building and physical activities that aid in their physical and mental development and prepare them for Kindergarten. Head Start programming is open to both band members and non-members. The room may also be used as a central command center during public emergencies.

Adrian's Photography

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Iron Range Resources & Rehabilitation is funded by a portion of a local taconite production tax paid by mining companies on each ton of iron ore pellets produced. The tax is paid in lieu of property taxes by mining companies located within the agency’s service area.

The agency utilizes a portion of the tax funds as an economic development tool to invest in growing businesses that create and retain jobs, prepare communities for change and growth, invest in an educated workforce and improve the quality of life in northeastern Minnesota.
Iron Range Resources & Rehabilitation promotes and invests in community development through a selection of grants that strengthen northeastern Minnesota.

Our community development team works in partnership with cities, townships, counties, tribal governments and nonprofits to support projects that advance community vitality and growth.

Eligible applicants in our service area are encouraged to apply for grants. Applicants can access the grant guidelines and the grant management system (FLUXX) on our website.

Grant programs include:

- Broadband Infrastructure.
- Business Energy Retrofit.
- Commercial Redevelopment.
- Community Infrastructure.
- Culture & Tourism.
- Development Infrastructure.
- Development Partnership.
- Downtown Building Rehabilitation.
- Grant Writing Assistance.
- Mineland Reclamation.
- Regional Trails.
- Residential Redevelopment.
- Workforce Development.
Morse Township was awarded a Broadband Infrastructure grant to deploy high-speed broadband internet through next generation fixed wireless and millimeter wave technology to approximately 350 underserved homes and several resorts located in a coverage area surrounding Ely that includes the shoreline areas of Burntside Lake, Little Long Lake and Wolf Lake. The new coverage and broadband service will allow a wave of remote workers to spend more time at vacation cabins and resorts, which in turn stimulates the local economy. The project served resorts and homes that were in desperate need of speed and connectivity improvements.

Broadband Infrastructure grants assist projects that help households and businesses reach the state of Minnesota broadband speed goal.

**Eligible applicants:** Cities, townships, nonprofits, tribal governments and governmental entities created pursuant to Minnesota Statutes located within the agency’s service area. Multi-organization collaboration is encouraged.

**Examples of projects:** Constructing fiber to the home buildout to unserved households.

**Required match per project:** 1:1.

**FY23 funding:** $2,000,000. Grant amounts vary.

**Evaluation criteria:**
- Anticipated broadband service improvements.
- Leverage and partnerships.
- Regional and community benefit.
- Diversity, equity and inclusion.
- Job creation and retention.
S&S Meats owners were awarded BER grants to help upgrade their butcher shop in Grand Rapids. The grants helped them acquire new equipment including a freezer, cooler, refrigerated display cases, a smoker and interior lighting fixtures. The improvements significantly increased the aesthetics of the store’s interior and lowered operating expenses by reducing overall energy consumption. Thirty-two feet of well-lit energy efficient display cases improved the shopping experience and resulted in increased sales. The high efficiency smoker doubled production capability. S&S Meats’ products include steaks and a large array of beef cuts, meat bundles at a discounted price, salmon, smoked meats, chicken, pork and 98 varieties of brats. S&S also sells specialty grocery items and provides services for smoking meats and processing wild game. The store has two gas pumps for an added shopping convenience.

Business Energy Retrofit (BER) grants assist with energy efficiency improvements to buildings that can result in reduced utility bills, improved building aesthetics and increased building life. BER enhances the overall image of the region’s communities/downtowns and improves northeastern Minnesota’s environment. Funded by the agency and administered through Arrowhead Economic Opportunity Agency (AEOA).

**Eligible applicants:** Small business owners with 100 employees or less and located within the agency’s service area.

**Eligible projects:** Projects related to energy efficiency including lighting and fixtures, building envelope air sealing, appliances, motors and equipment, insulation and ventilation, heating and cooling, window and door replacements and renewable energy.

**Required match per project:** A business may be provided up to 1/3 of the total project cost or up to $20,000. A $500 application fee is required to participate in the program.

**FY23 funding:** $1,250,000. Grant amounts vary.

**Evaluation criteria:**
- Location within a community that has been previously underserved by BER.
- Prior BER grant funding.
- Location within a downtown corridor.
- Leveraging of other local, state or federal funding sources such as DEED SCDP, USDA or PACE.
- Project readiness: (1) ready to begin within 30 days, (2) completed construction bids with prevailing wage compliancy.
The city of Crosby was awarded a Commercial Redevelopment grant to support the expansion of North Country Café, a family restaurant located downtown. The café owner purchased an adjoining, blighted building and structurally and cosmetically restored the property, doubling the size of its space. He joined the buildings by opening a portion of the shared wall. The remodel and expansion created additional seating and kitchen space and added two new restrooms. The expansion helped meet the growing demand for dining in and enabled the café to accommodate both local customers and large numbers of tourists passing through Crosby on Highway 6.

Commercial Redevelopment grants assist with the internal and external demolition of commercial and industrial buildings and clean-up of brownfields to pave the way for new development.

**Eligible applicants:** Cities, townships, counties, tribal governments and governmental entities created pursuant to Minnesota Statutes within the agency’s service area. Multi-organization collaboration is encouraged.

**Eligible projects:** Partial and full demolition of commercial buildings and clean-up of brownfields. Abatement expenses are eligible and considered a component of the demolition project.

**Required match per project:** 1:1.

**FY23 funding:** $1,000,000 for FY2023. Grant amounts vary.

**Evaluation criteria:**
- Development.
- Economic impact.
- Job creation and retention.
- Project readiness and timeliness.
- Diversity, equity and inclusion.
- Removes blight.
- Program funding has not been awarded in the prior two fiscal years, to include the current fiscal year.
The city of Grand Rapids was awarded a Community Infrastructure grant to support the development of a two-megawatt solar array and one-megawatt, two and a half hour lithium-ion battery storage system on 15 acres of city-owned land. It will provide competitively priced stored solar power to 7,200 residents in the surrounding area. The renewable solar energy produced by the facility will roll into the Grand Rapids Public Utilities (GRPU) existing power supply. GRPU is projected to have reduced wholesale power bills from Minnesota Power (MP) because the stored energy will be deployed at peak times to reduce demand charges that are currently passed on to customers.

US Solar constructed, owns and operates the solar array and storage system on the city-owned land. It has a 25-year contract with MP for the purchase of the power. The private company has primary offices in Minnesota and Connecticut and specializes in solar generation projects with a focus on community solar programs.

Community Infrastructure grants assist projects that support residential infrastructure and public facility improvements.

**Eligible applicants:** Cities, townships, nonprofits, tribal governments and governmental entities created pursuant to Minnesota Statutes located within the agency’s service area. Multi-organization collaboration is encouraged.

**Examples of projects:** Replacement and upgrade of water, sewer and storm water systems, reconditioning a municipal water storage tank, replacement of sanitary sewer collection system.

**Required match per project:** 1:1.

**FY23 funding:** $10,000,000. Grant amounts vary.

**Evaluation criteria:**
- Leverage.
- Community impact.
- Job creation and retention.
- Community resourcefulness.
- Diversity, equity and inclusion.
Local nonprofit Friends of the Parks was awarded a Culture & Tourism grant to construct Veterans Riverfront Park on an undeveloped parcel along the Little Fork River at the end of main street in Cook. The park pays tribute to all military branches and veterans and provides an outdoor community space for residents and tourists. It features memorials honoring the military, a steel swing, picnic tables, grills, a flag pole and a fence. The Cook Veterans of Foreign Wars (VFW) and American Legion have a combined membership of 270 members. An estimated 2,000 veterans reside within a 40-mile radius of Cook.

Culture & Tourism grants assist projects that support arts, culture, history, tourism and recreational activities, enhance the quality of life in the region and attract visitors. Starting in FY23, Culture & Tourism and Downtown Streetscapes grant programs are combined.

Eligible applicants: Cities, townships, nonprofits, tribal governments and governmental entities created pursuant to Minnesota Statutes located within the agency’s service area. Multi-organization collaboration is encouraged.

Eligible projects: Capital improvements, historic preservations, community arts and culture, tourism and recreational activities and promotion to new audiences. Project examples: Museum improvements, downtown beautification, digital ad campaign, splash pads, pickleball courts, ADA inclusive playground equipment, community signage, benches and lighting.

Required match per project: 1:1.

FY23 funding: $600,000. Grant awards vary and range from $2,500 to $30,000.

Evaluation criteria:
• Project enhances the quality of life and visitor experiences.
• Economic impact by attracting new visitors and encouraging spending.
• Community benefit and partnerships.
• Visibility of project.
• Diversity, equity and inclusion.
• Program funding has not been received in the prior two fiscal years.
• Job creation and retention.
Development Infrastructure grants assist with infrastructure projects that support business development.

**Eligible applicants:** Cities, townships, counties, tribal governments and governmental entities pursuant to Minnesota Statutes located within the agency’s service area. Multi-organization collaboration is encouraged.

**Examples of projects:** New or expanded infrastructure to support manufacturing facilities, housing developments, airports, child care facilities, healthcare and assisted living facilities.

**Required match per project:** 1:1.

**FY23 funding:** $10,000,000. Grant amounts vary.

**Evaluation criteria:**
- Job creation and retention.
- Economic impact.
- Leverage.
- Community benefit and partnerships.
- Diversity, equity and inclusion.

The city of Ely was awarded a Development infrastructure grant to support the Zup’s Food Market business expansion. Zup’s transitioned its operations from an existing building into a vacant Shopko building within the Ely main street corridor, expanded the footprint and transformed it into a 36,000-square-foot grocery store featuring groceries, dry goods, a fresh deli, catering service, butcher shop, apparel, a liquor store and pharmacy. The grant helped pay for sitework, foundation reinforcement and interior demolition. Zup’s also purchased the Northland Market building, the city’s only other grocery store and sold it, along with the prior Zup’s site. Both buildings are being redeveloped which creates new investment into the city’s downtown area. About 90 people are employed at the new Zup’s, a combined workforce from Zup’s and Northland Market. The new Zup’s serves local residents year-round and is a key shopping destination for visitors to Ely and the Boundary Waters Canoe Area Wilderness.
Dutchman Tree Service, an Ely-based professional tree cutting and removal company, launched in spring 2021 and is poised for growth. Owner Austin VanScoy utilized the services of Northland Small Business Development Center (SBDC) during his company’s startup phase. SBDC assisted VanScoy with business plan development, registering as an LLC, employee manuals, new hire onboarding and website development to establish an online presence. The SBDC regional consultant delivered the services free of charge. Iron Range Resources & Rehabilitation provides a Development Partnership grant to support the SBDC representative designated for the Iron Range, and who offers technical services at no cost to existing businesses and startups. VanScoy and his two full-time employees provide professional tree cutting, pruning, tree preservation, stump removal, land clearing and storm damage clean up. Dutchman also performs hazardous fuels reduction, which is the process of thinning or removing trees and underbrush to reduce the risk of wildfires.

Development Partnership grants provide funds for research, planning, education and development-based initiatives that support the long-term economic growth of northeastern Minnesota.

**Eligible applicants:** Cities, townships, nonprofits, tribal governments and governmental entities created pursuant to Minnesota Statutes located within the agency’s service area. Multi-organization collaboration is encouraged.

**Eligible projects:** Collaborations and partnerships within the agency’s service area that support the agency’s mission. Examples include community lending programs that support downtown building rehabilitation, assistance with costs for potential child care providers during the planning and development phase to ensure the projects are fiscally sound and in regulatory compliance, manufacturing consulting services to help manufacturers achieve operational and bottom-line efficiencies.

**Required match per project:** 1:1.

**FY23 funding:** $1,650,000. Grant amounts vary.

**Evaluation criteria:**
- Job creation and retention.
- Enhances livable communities.
- Maximizes collaborations and partnerships.
- Strengthens businesses and worker education.
- Diversity, equity and inclusion.
Local lodging entrepreneur Shawn Callahan was awarded a Downtown Building Rehabilitation (DBR) grant to help transform a vacant building on main street Biwabik into a three-unit lodging facility and 650 square feet of commercial space. The grant helped offset costs to bring the century-old building into code compliance. All units are fully furnished and are extended stay live/work rentals. The new facility is named Green Gate Gasthaus, which in German is a local inn that provides a gathering place and lodging accommodations. The name was inspired by the Bavarian theme of Biwabik’s main street. Callahan added the new facility to his portfolio of nine other vacation rentals located in the nearby Giants Ridge Recreation Area, all marketed under the Green Gate Guest Houses brand.

Downtown Building Rehabilitation (DBR) grants assist downtown businesses with the costs of code compliance construction and remodeling projects. Code compliance upgrades can help improve land values, enhance public image in downtowns that spur economic development, improve safety and reduce health threats. DBR is funded by the agency and administered through Arrowhead Economic Opportunity Agency (AEOA).

Eligible applicants: Downtown businesses located within the agency’s service area.

Examples of projects: Projects related to code compliance with general construction, electrical, plumbing, elevators, ADA, lead and asbestos removal, mechanical, sprinklers, housing rehabilitation, storefront and professional assistance.

Required match per project: A business may be provided up to 1/3 of the total project cost or up to $50,000. A $500 application fee is required to participate in the program.

FY23 funding: $250,000. Grant amounts vary.

Evaluation criteria:
- Building is prominent or historically significant.
- Building is highly visible on the main street in a downtown area.
- Code compliance issues are clearly identified.
- Project will support business expansion or retention.
- Project will bring a building back into use, expand the use of a building or retain a business that is in jeopardy of vacating a building.
- Project readiness: (1) ready to begin within 30 days, (2) construction bids with prevailing wage compliancy.
The city of Nashwauk was awarded Grant Writing Assistance program funding to hire a professional grant writer who successfully secured an $816,500 grant from Minnesota Department of Employment and Economic Development’s Small City Development Program to help pay for owner-occupied housing and commercial building rehabilitation. The commercial portion of the project allows for rehabilitation of six or more commercial properties and could include improvements to a building’s exterior, signs, awnings, mechanical systems, architectural services, ADA compliance and more.

The Grant Writing Assistance program reimburses the costs of preparing and applying for a non-agency grant that will advance economic growth.

Eligible applicants: Cities, townships, nonprofits, tribal governments and governmental entities created pursuant to Minnesota Statutes located within the agency’s service area. Multi-organization collaboration is encouraged.

Examples of projects: Commercial and residential building rehabilitation, historic landmark preservation, wastewater treatment facility upgrades.

Required match per project: 1:1.

FY23 funding: $30,000. Grant amounts vary and range up to $3,000.

Evaluation criteria:

- Complexity of the grant application.
- Qualification of the grant writer.
- Copy of the grant application(s) and guidelines.
- Alignment with strategic or comprehensive plan.
- Program funding has not been received for the prior two fiscal years.
- Diversity, equity and inclusion.
- Job creation and retention.
The city of Coleraine was awarded a Mineland Reclamation grant to improve the golf cart paths at Eagle Ridge Golf Course, a municipal-owned 18-hole public facility built on old mining stockpiles and overlooking Trout Lake. The project entailed surfacing a portion of the cart paths with crushed concrete and other portions with bituminous asphalt. The mining-impacted land on which the course is built was used generations ago as a storage site for overburden and non-essential stockpile materials placed there by trains serving the nearby taconite mine. The result was iron ore stains on areas of the course that were mitigated by the development of golf cart paths.

Eagle Ridge opened in 1996 as an economic development project to attract residents through new housing options adjacent to outdoor recreation. Since then over 170 new homes have been built in Coleraine, and 71 of those are directly around the golf course. The course has 172 members, 20,000 rounds played per year and over 30 employees during the golf season.

Mineland Reclamation grants assist with highly visible development and restoration of mining impacted land.

**Eligible Applicants:** Cities, townships, nonprofits, counties, tribal governments and governmental entities created pursuant to Minnesota Statutes located within the agency’s service area. Multi-organization collaboration is encouraged.

**Eligible Projects:** Projects that reclaim or repurpose former mining impacted lands not otherwise provided by state law or that sustain current and future mining. Examples include stockpile reclamation and vegetative enhancements, master planning, recreational and mine pit development and improvements.

**Required match per project:** 1:1.

**FY23 funding:** $350,000. Grant amounts vary.

**Evaluation criteria:**
- Impact.
- Community benefit and partnerships.
- Project readiness and timeliness.
- Diversity, equity and inclusion.
- Job creation and retention.
The city of Virginia was awarded a Regional Trails grant to complete phase I renovation of the Silver Lake Walking Trail and alleviate the mixing of motorized and non-motorized traffic. The trail connects schools, parks, community recreation facilities and activity centers throughout Virginia’s downtown area and business district. Phase I included the reconstruction of a portion of the existing trail and created a connection to a city avenue. Phase II will allow for construction of a floating bridge across Silver Lake. The reconstructed and new sections of the trail combined are approximately 3,000 feet, including approximately 1,500 feet of the floating boardwalk. The asphalt trail is 10 feet wide and has decorative lighting, signage and landscaping. The trail is utilized by pedestrians and bicyclists.
Residential Redevelopment

The city of Chisholm was awarded Residential Redevelopment grants to demolish nine houses, 13 garages and three accessory structures. The demolition eliminated public health and safety concerns posed by the blighted structures. The spaces may now be used for future development of new homes, garages or green space which add to the appeal of Chisholm’s neighborhoods.

Residential Redevelopment grants assist with the demolition of residential structures. Projects must reach the objective of eliminating blight, improving property maintenance, promoting health and safety or encouraging economic development. Homeowners interested in applying should contact their municipality.

Eligible applicants: Cities, townships, counties and tribal governments within the agency’s service area. For profit businesses are ineligible.

Eligible Structures: Single-unit residential homes, residential duplex, residential multiplex homes, garages, sheds and barns. Dilapidated cabin removal may be eligible if redevelopment plan to build new is in place. Structures must be located within a residential zone.

FY23 funding: $775,000. A maximum of $3 per building square foot or 75% of demolition costs including basements, whichever is less.

Evaluation criteria:
- Redevelopment use.
- Project readiness and timeliness.
- Removes blight.
- Program funding has not been received in the prior 12 months.
- Urgent public health and safety issues.
- Diversity, equity and inclusion.
- Job creation and retention.
Northeast Higher Education District was awarded a Workforce Development grant to launch phase II of a skilled trades program for training in basic and advanced manufacturing, welding, basic and advanced machining, simulation training in heavy equipment, CNC and rigging. Phase I (launched in 2020) trained 200 workers and was utilized by approximately 20 area businesses to improve their workforce. Phase II is anticipated to train hundreds of workers with an emphasis in industrial safety practices. Phase II will continue to help regional employers upskill their incumbent workers and help develop job-ready workers to fill employment openings for assemblers, fabricators, welders, heavy equipment operators, maintenance mechanics, auto technicians and electricians. Workers can potentially increase their earning capability in the mining, construction, transportation and manufacturing industries across northeastern Minnesota.

Workforce Development grants assist with education, training and career awareness initiatives that address regional workforce needs and gaps emerging in industries and schools.

Eligible applicants: An accredited post-secondary education institution, nonprofits, tribal governments and governmental entities created pursuant to Minnesota Statutes partnering with industries providing education or training programs operating within the agency’s service area. (State of Minnesota agencies are ineligible). Multi-organization collaboration is encouraged.

Examples of projects: Community college program to increase women’s enrollment in high-demand nontraditional fields of study such as heating and cooling technicians, industrial mechanics and electrical maintenance.

Required match per project: 1:1.

FY23 funding: $450,000. Grant amounts vary.

Evaluation criteria:

- Workforce impact.
- Regional benefit and partnerships.
- Project planning and management.
- Job creation and retention.
- Diversity, equity and inclusion.
Heliene USA, Inc. is a manufacturer of photovoltaic solar modules with a production facility in Mountain Iron. It is the state’s only solar panel factory and one of the nation’s few “American-made” panel manufacturers. The Mountain Iron Economic Development Authority (EDA) received a $2.75 million loan to construct a 68,000-square-foot warehouse facility, adjacent to an existing 25,000-square-foot facility that currently houses Heliene. The new building was constructed and is owned by the EDA. The loan is being used for Heliene’s expansion into the new warehouse. The U.S. solar market grew from 1,500 MW in 2010 to nearly 19.5 GW in 2020. Domestic production capacity, currently at 5 GW, continues to satisfy only a small portion of demand. Heliene USA, Inc. has a current capacity to produce 150 MW annually. This expansion will up their capacity to 550 MW.

Northeastern Minnesota has been at the heart of America’s mineral and forest productivity for more than a century. The region’s economy has diversified to include a strong core of manufacturing industries, tourism and small businesses. The costs for land and commercial real estate are significantly lower in northeastern Minnesota. Companies have chosen to relocate or expand here, tapping into the quality of life unique to the region: trails, lakes, year-round outdoor recreation, community parks and green space.

Our agency provides flexible, custom, low-interest loans to businesses relocating to the region and to existing businesses that are expanding. The loans may be used for:

- Land and building acquisition.
- Building renovation.
- New building construction (only permanent term financing).
- Land improvements.
- Machinery and equipment purchases.
- Inventory purchase.
- Equity capital.

Heliene celebrated its fifth anniversary in Mountain Iron, May 2022.
Advanced Machine Guarding Solutions (AMGS) opened a manufacturing facility in a city-owned building located within Hibbing’s North Industrial Park. With over 25 years of experience in the automation and robotics industry, Eveleth, Minnesota native Jason Wobbema founded AMGS in 2021. The company designs and produces safety steel wire mesh guarding for the automation industry. AMGS received a bank participation loan to help purchase equipment including an industrial saw, commercial drill and powder coating machine.

AMGS manufactures standard and custom doors, panels and posts that are used in almost all automated industries such as automobile and food packaging. The wire mesh guarding protects employee operators and equipment from hazards in machine areas and is mandated by OSHA’s safety standards. AMGS is a Made in the USA company and sources the steel for its products from America. Detroit, Chicago and Ohio are currently their largest markets.

Iron Range Resources & Rehabilitation provides flexible, custom, low-interest loans to new businesses relocating to the region and to existing businesses that are expanding. The agency is limited by law to a maximum of 50% participation in eligible financed costs.

**Bank participation loan**

The agency purchases a portion of a loan originating with a commercial bank or other regulated lender. The maximum participation by the agency for any single project is limited to $500,000. Exceptions may be granted for projects that have the potential to create a significant number of jobs. The interest rate on the agency’s purchased participation will be set at a minimum interest rate of three percentage points less than the full-faith and credit obligations of the United States government of a comparable term to the loan, rounded up to the nearest .5%. The minimum rate charged on participation loans is 1%.

**Direct loan**

The agency provides a loan directly to the eligible business. The interest rate is set at one percentage point less than the full-faith and credit obligations of the United States government of comparable term to the loan, rounded up to the nearest .5%. The minimum rate charged on direct loans is 3%.

**Loan guaranty**

The loan guaranty program allows the agency to guaranty a bank loan for eligible businesses. The guaranty can be up to 75% of the total loan or a $75,000 maximum.

**Grants**

Competitive grants are available to local municipalities and tribal governments that promote business development and community growth. The grants help pay for infrastructure, sitework, internal and external building demolition for property reuse and energy efficient upgrades to buildings.
Iron Range Resources & Rehabilitation serves a 13,000-square-mile area in northeastern Minnesota with unique competitive advantages. The region offers:

- Industrial space, downtown office space, warehouses.
- Developable acreage.
- Vast transportation network: shipping, highways, airports, rail lines.
- More than ten designated industrial parks.

The agency can assist with building and land acquisitions, renovations of existing buildings or construction of new facilities.

**Virtual Tours**

Virtual tours of buildings and sites in the agency’s service area are available. The sites and buildings are for sale and/or lease on the open market. Virtual tours can expedite the site selection process and be used during teleconferences. Clients can virtually explore the interior and exterior of properties without the time and expense of travel.

**Shovel Ready Site Program**

The state of Minnesota’s Department of Employment & Economic Development Shovel Ready program gives Minnesota a competitive edge in attracting business startups, expansions or relocations. Certification takes much of the time, expense, unpredictability and risk out of development by completing the key legal, technical and regulatory tasks.

Recognizing what a powerful tool this is in attracting business development projects, Iron Range Resources & Rehabilitation offers financial assistance to economic development and community partners to help them offset the costs of obtaining shovel ready certification.
Business-Related Grant Programs

Business Energy Retrofit
This grant assists business owners with energy efficiency improvements to their buildings. It is funded by Iron Range Resources & Rehabilitation and administered through a partnership with Arrowhead Economic Opportunity Agency (AEOA). See complete grant information on pages 12-13.

Commercial Redevelopment
This grant assists with internal and external demolition of commercial and industrial buildings and clean-up of brownfields to pave the way for new development. See complete grant information on pages 14-15.

Development Infrastructure
This grant assists with infrastructure projects that support business development. See complete grant information on pages 20-21.

Downtown Building Rehabilitation
This grant assists downtown business owners with costs of code compliance construction and remodeling projects. It is funded by Iron Range Resources & Rehabilitation and administered through a partnership with Arrowhead Economic Opportunity Agency (AEOA). See complete grant information on pages 24-25.

Workforce Development
This grant assists with education, training and career awareness initiatives that address regional workforce needs and gaps emerging in industries and schools. See complete grant information on pages 34-35.
Iron Range Resources & Rehabilitation works to improve economic opportunities for diversity and inclusion within its service area.