

2011 ANNUAL REPORT



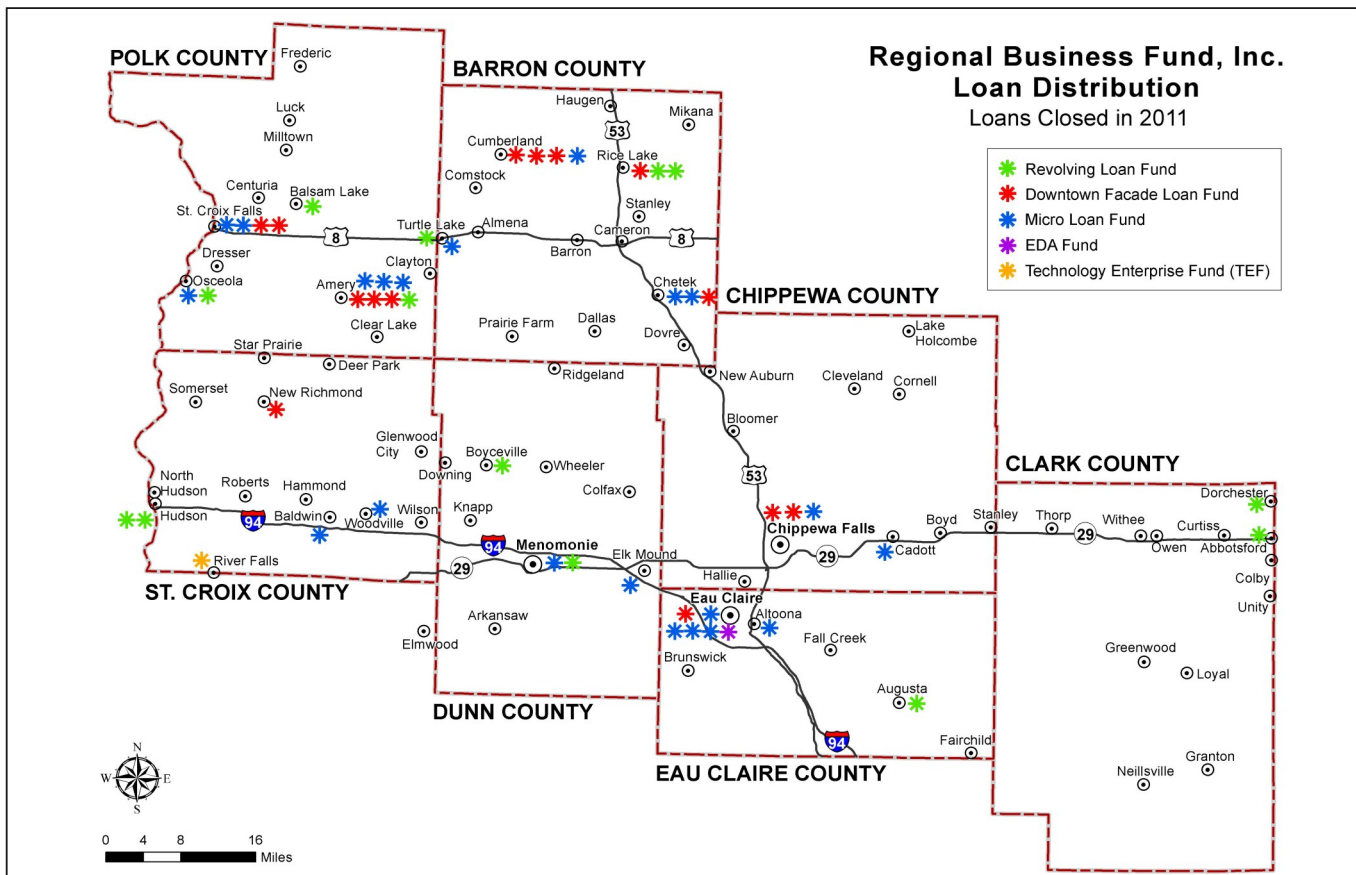
REGIONAL BUSINESS FUND, INC.

Regional Business Fund, Inc. (RBF, Inc.) is a non-profit economic development corporation whose purpose is to promote business and economic development in west central Wisconsin by providing business financing tools. RBF, Inc. offers low-interest loan funds to businesses that expand within the region, diversify the economy, add new technology, revitalize buildings in the region's downtowns, and create quality jobs and capital investment in the region. RBF, Inc. is managed by a Board of Directors consisting of representatives from each of the seven counties within the region and contracts with West Central Wisconsin Regional Planning Commission to administer the loan programs.

The RBF awarded 50 loans totaling \$2,747,243 in 2011. The loans assisted businesses in creating **266 jobs** and helped **leverage \$20.4 million** in private financing.

Of the total amount awarded, 48 loans totaling \$2,377,243 were awarded through the Consolidated Loan Programs. The funds through these programs were used to support many start-up businesses, downtown building façade renovations, equipment purchases, building construction, and working capital needs. The map below depicts the geographic distribution of these activities by program. Detailed loan information is described on the back page of this report.

The RBF, Inc. December 31, 2011 balance sheet indicates the programs are capitalized at over \$17.3 million, which consists of over **\$3.7 million in cash reserves** and \$13.6 million in loan receivables. All available cash, along with approximately \$3 million in annual loan repayments, can be used for future projects.



2011 PROGRAM HIGHLIGHTS

REVOLVING LOAN FUND PROGRAM

The Revolving Loan Fund (RLF) is a flexible source of loan funds for commercial and industrial projects. The purpose is to encourage the creation of quality jobs and to increase the tax base. The loan size is \$25,000+ and the interest rate is fixed at 4%. In 2011, this program provided approximately \$1.60 million in low interest loan funds to businesses in west central Wisconsin, assisted businesses in the creation of 181 jobs and helped leverage over \$16.6 million of private funds in the region.



Christian Community Homes was awarded a \$400,000 RBF Revolving Loan Fund loan. The funds assisted the development of this assisted living facility in Osceola, WI, helped leverage \$8.5 million in private funds, and supported the creation of 49 jobs.

COUNTY	LOANS	AMOUNT	JOBS	LEVERAGES
Barron	2	\$75,000	9	\$505,000
Chippewa	0	\$0	0	\$0
Clark	2	\$440,000	55	\$2,090,000
Dunn	2	\$120,000	20	\$360,000
Eau Claire	1	\$29,000	8	\$0
Polk	4	\$780,000	80	\$13,430,200
St. Croix	2	\$145,000	9	\$270,151
TOTALS	13	\$1,589,000	181	\$16,655,351

MICRO LOAN FUND PROGRAM

The Micro Loan Fund Program provides small loans to start-up and newly established growing businesses. The key objective is to assist business owners, who have traditionally had difficulty accessing debt financing, by affording them another alternative to obtain credit. The loan size ranges from \$5,000 to \$25,000 and the interest rate is fixed at 4%. In 2011, this program provided over \$456,000 in low-interest loans to businesses in west central Wisconsin, assisted businesses in the creation of 55 jobs, and helped leverage over \$2.3 million in private funds.



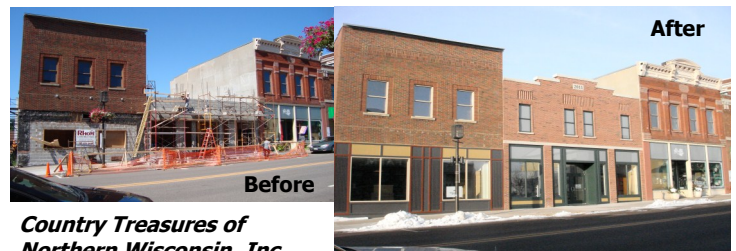
Peter & Annie's World Market of Cumberland, WI was awarded a \$25,000 RBF Micro Loan Fund loan for the business purchase.

COUNTY	LOANS	AMOUNT	JOBS	LEVERAGES
Barron	4	\$94,000	9	\$917,000
Chippewa	2	\$34,000	6	\$251,560
Clark	0	\$0	0	\$0
Dunn	2	\$33,000	4	\$76,537
Eau Claire	5	\$115,000	12	\$122,000
Polk	6	\$130,000	19	\$156,500
St. Croix	2	\$50,000	5	\$813,000
TOTALS	21	\$456,700	55	\$2,336,597

DOWNTOWN FAÇADE LOAN PROGRAM

The Downtown Façade Loan Program provides financial assistance to encourage property and business owners in core downtowns to revitalize downtown commercial buildings within the cities and villages of west central Wisconsin. The loan sizes range from \$5,000 to \$30,000 and the interest rate is fixed at 0%. In 2011, this program provided \$331,543 in no-interest loans to 14 property/business owners, leveraging \$524,919 in private funds.

COUNTY	LOANS	AMOUNT	LEVERAGES
Barron	5	\$119,143	\$134,300
Chippewa	2	\$60,000	\$280,500
Clark	0	\$0	\$0
Dunn	0	\$0	\$0
Eau Claire	1	\$5,500	\$0
Polk	5	\$116,900	\$105,119
St. Croix	1	\$30,000	\$5,000
TOTALS	14	\$331,543	\$524,919



Country Treasures of Northern Wisconsin, Inc. was awarded a \$30,000 RBF Downtown Façade loan for the renovation of their buildings in downtown Chippewa Falls, WI.

EDA & TEF LOAN FUND PROGRAMS



The **EDA Loan Fund Program** awarded one loan in the amount of \$120,000 in 2011. Silvermine Stone Company of Eau Claire, WI received funds to purchase equipment that supports the businesses expansion efforts. With the assistance of the RBF loan, Silvermine Stone expects to create 12 jobs and the EDA loan helped leverage \$275,000 in private funds.

The **Technology Enterprise Loan Fund** was used to award a \$250,000 loan to EnergyPrint in 2011. This growing company will be using the loan proceeds to further their product development and expand their operations by opening a satellite office in River Falls, WI. EnergyPrint expects to create 18 jobs in River Falls over the next couple years and the TEF funds helped leverage \$600,000 in private investment.

