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BILL NO. R-13-11-18

CONFIRMING RESOLUTION NO. R-106-13

A CONFIRMING RESOLUTION designating an "Economic Revitalization Area" under I.C. 6-1.1-12.1 for property commonly known as unassigned, portion of the 4300 block of Airport Expressway, Fort Wayne, Indiana 46809 (Scannell Properties #156, LLC/BAE Systems Controls, Inc.)

WHEREAS, Common Council has previously designated and declared by Declaratory Resolution the following described property as an "Economic Revitalization Area" under Sections 153.13-153.24 of the Municipal Code of the City of Fort Wayne, Indiana, and I.C. 6-1.1-12.1, to wit:

Attached hereto as "Exhibit A" as if a part herein; and

WHEREAS, said project will retain 1,000 full-time, permanent jobs for a current annual payroll of \$55,000,000, with the average current annual job salary being \$55,000; and

WHEREAS, the total estimated project cost is \$42,220,000; and

WHEREAS, a recommendation has been received from the Committee on Finance concerning said Resolution; and

WHEREAS, notice of the adoption and substance of said Resolution has been published in accordance with I.C. 6-1.1-12.1-2.5 and I.C. 5-3-1 and a public hearing has been conducted on said Resolution.

NOW, THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL OF THE CITY OF FORT WAYNE, INDIANA:

SECTION 1. That, the Resolution previously designating the above described property as an "Economic Revitalization Area" is confirmed in all respects.

SECTION 2. That, the hereinabove described property is hereby declared an "Economic Revitalization Area" pursuant to I.C. 6-1.1-12.1, said designation to begin on the effective date of this Resolution and shall terminate on December 31, 2016, unless otherwise automatically extended in five year increments per I.C. 6-1.1-12.1-9.

SECTION 3. That, said designation of the hereinabove described property as an "Economic Revitalization Area" shall apply to a deduction of the assessed value of real estate and personal property for new manufacturing, research and development, logistical distribution and information technology equipment.

SECTION 4. That, the estimate of the number of individuals that will be employed or whose employment will be retained and the estimate of the annual salaries of those individuals and the estimate of redevelopment or rehabilitation and estimate of the value of the new manufacturing, research and development, logistical distribution and information technology equipment, all contained in Petitioner's Statement of Benefits are reasonable and are benefits that can be reasonably expected to result from the proposed described installation of the new manufacturing, research and development, logistical distribution and information technology equipment.

SECTION 5. The current year approximate tax rates for taxing units within the City would be:
If the proposed development does not occur, the approximate current year tax rates for this site would be \$3.3124/\$100.

1 If the proposed development does occur and no deduction is granted, the approximate
2 current year tax rate for the site would be \$3.3124/\$100 (the change would be negligible).

3 If the proposed development occurs, and a deduction percentage of fifty percent (50%) is
4 assumed, the approximate current year tax rate for the site would be \$3.3124/\$100 (the
5 change would be negligible).

6 If the proposed new manufacturing, research and development, logistical distribution and
7 information technology equipment is not installed, the approximate current year tax rates for
8 this site would be \$3.3124/\$100.

9 If the proposed new manufacturing, research and development, logistical distribution and
10 information technology equipment is installed and no deduction is granted, the approximate
11 current year tax rate for the site would be \$3.3124/\$100 (the change would be negligible).

12 If the proposed new manufacturing, research and development, logistical distribution and
13 information technology equipment is installed and a deduction percentage of eighty percent
14 (80%) is assumed, the approximate current year tax rate for the site would be \$3.3124/\$100
15 (the change would be negligible).

16 **SECTION 6.** That, pursuant to I.C. 6-1.1-12.1, it is hereby determined that the deduction from
17 the assessed value of the real property shall be for a period of ten years, and that the deduction from the
18 assessed value of the new manufacturing, research and development, logistical distribution and
19 information technology equipment shall be for a period of ten years.

20 **SECTION 7.** The deduction schedule from the assessed value of new real property
21 improvements pursuant to I.C. 6-1.1-12.1-17 shall look like this:

Year of Deduction	Percentage
1	100%
2	100%
3	100%
4	100%
5	100%
6	100%
7	100%
8	100%
9	100%
10	100%

22 **SECTION 8.** The deduction schedule from the assessed value of new manufacturing, research
23 and development, logistical distribution and information technology equipment pursuant to I.C. 6-1.1-12.1-
24 17 shall look like this:

Year of Deduction	Percentage
1	100%
2	100%
3	100%
4	100%
5	100%
6	50%
7	40%
8	30%
9	20%
10	10%

25 **SECTION 9.** That, the benefits described in the Petitioner's Statement of Benefits can be
26 reasonably expected to result from the project and are sufficient to justify the applicable deductions.

EXHIBIT A

[LEGAL DESCRIPTION]

A portion of tax parcel number 02-12-32-400-003.000-074

DIGEST SHEET

TITLE OF ORDINANCE: **Confirming Resolution**

DEPARTMENT REQUESTING ORDINANCE: **Community Development Division**

SYNOPSIS OF ORDINANCE: **This is to confirm the designation of an Economic Revitalization Area for BAE Systems Controls, Inc. for both real and personal property improvements in the amount of \$42,220,000. Scannell Properties #156, LLC will construct a 325,000 square foot facility for BAE Systems Controls, Inc. BAE Systems Controls, Inc. will purchase and install over \$3 million in manufacturing, research and development, information technology and logistical distribution equipment.**

EFFECT OF PASSAGE: **BAE Systems Controls, Inc. will be relocating its operations from an existing facility that no longer allows them to make technology upgrades needed to remain competitive. The new state-of-the-art facility will allow the company to sustain its existing business and develop new capabilities and business opportunities in the commercial aerospace industry. 1,000 full-time jobs will be retained as a result of the project.**

EFFECT OF NON-PASSAGE: **Potential loss of development and 1,000 full-time jobs**

MONEY INVOLVED (DIRECT COSTS, EXPENDITURES, SAVINGS): **No expenditures of public funds required.**

ASSIGNED TO COMMITTEE (CO-CHAIRS): **Tom Smith and John Crawford**

Public Hearing Date, if applicable 12-10-13

Read the first time in full and on motion by Councilman Tom Smith

Read the second time by title and referred to the Finance Committee

Committee. Read the third time in full and on motion by Councilman Smith, placed on passage by the following vote:

	<u>AYES</u>	<u>NAYS</u>	<u>ABSTAINED</u>	<u>ABSENT</u>
<u>TOTAL VOTES</u>	<u>9</u>	_____	_____	_____
BENDER	<u>✓</u>	_____	_____	_____
CRAWFORD	<u>✓</u>	_____	_____	_____
DIDIER	<u>✓</u>	_____	_____	_____
HARPER	<u>✓</u>	_____	_____	_____
HINES	<u>✓</u>	_____	_____	_____
JEHL	<u>✓</u>	_____	_____	_____
PADDOCK	<u>✓</u>	_____	_____	_____
SHOAFF	<u>✓</u>	_____	_____	_____
SMITH	<u>✓</u>	_____	_____	_____

DATED: 12-10-13 Sandra E. Kennedy
SANDRA E. KENNEDY, CITY CLERK

Passed and adopted by the Common Council of the City of Fort Wayne, Indiana, as (ANNEXATION) (APPROPRIATION) (GENERAL) (SPECIAL) (ZONING) ORDINANCE (RESOLUTION) NO. R-106-13 on the 10th day of December, 2013

ATTEST:
Sandra E. Kennedy
SANDRA E. KENNEDY,
CITY CLERK

T. James F. Didier
PRESIDING OFFICER

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the 11th day of December, 2013, at the hour of 10:00 o'clock AM E.S.T.

Sandra E. Kennedy
SANDRA E. KENNEDY, CITY CLERK

Approved and signed by me this 12th day of December 2013, at the hour of 2:00 o'clock PM E.S.T.

Thomas C. Henry
THOMAS C. HENRY, MAYOR

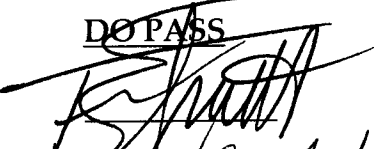
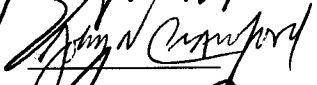

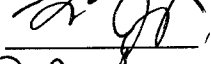
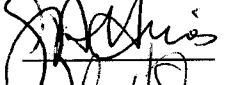


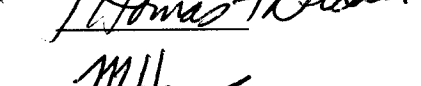
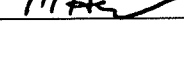
BILL NO. R-13-11-18

REPORT OF THE COMMITTEE ON FINANCE

DECEMBER 10, 2013

TOM SMITH - CHAIR
JOHN CRAWFORD - CO-CHAIR
ALL COUNCIL MEMBERS

A CONFIRMING RESOLUTION designating an "Economic Revitalization Area" under I.C. 6-1.1-12.1 for property commonly known as unassigned portion of the 4300 block of Airport Expressway, Fort Wayne, Indiana 46809 (Scannell Properties #156, LLC/BAE Systems Controls, Inc.). **HAVE HAD SAID ORDINANCE UNDER CONSIDERATION AND BEG LEAVE TO REPORT BACK TO THE COMMON COUNCIL THAT SAID ORDINANCE**

<u>DO PASS</u>	<u>DO NOT PASS</u>	<u>ABSTAIN</u>	<u>NO REC</u>
	_____	_____	_____
	_____	_____	_____
	_____	_____	_____
	_____	_____	_____
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SANDRA E. KENNEDY
CITY CLERK