

3 **A CONFIRMING RESOLUTION designating an "Economic**
4 **Revitalization Area" under I.C. 6-1.1-12.1 for property**
5 **commonly known as 4404 Engle Ridge Drive, Fort Wayne,**
6 **Indiana 46804 (Pool Factory II, LLC/Trivector Manufacturing)**

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

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

11 **WHEREAS**, said project will create 48 full-time, permanent jobs for a total additional annual
12 payroll of \$1,389,990, with the average new annual job salary being \$28,958 and retain 35 full-time,
13 permanent jobs for a current annual payroll of \$1,480,933, with the average current annual job salary
14 being \$42,312; and

15 **WHEREAS**, the total estimated project cost is \$1,780,000; and

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

18 **WHEREAS**, notice of the adoption and substance of said Resolution has been published in
19 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
20 Resolution.

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

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

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

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

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28
29
30

SECTION 5. The current year approximate tax rates for taxing units within the City would be:

- (a) If the proposed development does not occur, the approximate current year tax rates for this site would be \$3.3065/\$100.
- (b) If the proposed development does occur and no deduction is granted, the approximate current year tax rate for the site would be \$3.3065/\$100 (the change would be negligible).
- (c) If the proposed development occurs, and a deduction percentage of fifty percent (50%) is assumed, the approximate current year tax rate for the site would be \$3.3065/\$100 (the change would be negligible).
- (d) If the proposed new manufacturing, logistical distribution and information technology equipment is not installed, the approximate current year tax rates for this site would be \$3.3065/\$100.
- (e) If the proposed new manufacturing, logistical distribution and information technology equipment is installed and no deduction is granted, the approximate current year tax rate for the site would be \$3.3065/\$100 (the change would be negligible).
- (f) If the proposed new manufacturing, logistical distribution and information technology equipment is installed and a deduction percentage of eighty percent (80%) is assumed, the approximate current year tax rate for the site would be \$3.3065/\$100 (the change would be negligible).

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

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

Year of Deduction	Percentage
1	100%
2	80%
3	60%
4	40%
5	20%

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

Year of Deduction	Percentage
1	100%
2	80%
3	60%
4	40%
5	20%

3
4
5
6
7 **SECTION 9.** That, the benefits described in the Petitioner's Statement of Benefits can
8 be reasonably expected to result from the project and are sufficient to justify the applicable deductions.

9 **SECTION 10.** For new manufacturing, logistical distribution and information technology
10 equipment, a deduction application must contain a performance report showing the extent to which there
11 has been compliance with the Statement of Benefits form approved by the Fort Wayne Common Council
12 at the time of filing. This report must be submitted to the Allen County Auditor's Office, and the City of Fort
13 Wayne's Community Development Division and must be included with the deduction application. For
subsequent years, the performance report must be updated and submitted along with the deduction
application at the time of filing.

14 **SECTION 11.** For real property, a deduction application must contain a performance report
15 showing the extent to which there has been compliance with the Statement of Benefits form approved by
16 the Fort Wayne Common Council at the time of filing. This report must be submitted to the Allen County
17 Auditor's Office and the City of Fort Wayne's Community Development Division and must be included in
18 the deduction application. For subsequent years, the performance report must be updated each year in
19 which the deduction is applicable at the same time the property owner is required to file a personal
property tax return in the taxing district in which the property for which the deduction was granted is
located. If the taxpayer does not file a personal property tax return in the taxing district in which the
property is located, the information must be provided by May 15.

20 **SECTION 12.** The performance report must contain the following information:

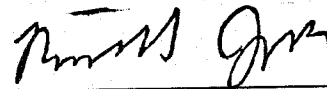
- 21 A. The cost and description of real property improvements and/or new manufacturing, logistical
22 distribution and information technology equipment acquired.
- 23 B. The number of employees hired through the end of the preceding calendar year as a result of
24 the deduction.
- 25 C. The total salaries of the employees hired through the end of the preceding calendar year as a
26 result of the deduction.
- 27 D. The total number of employees employed at the facility receiving the deduction.
- 28 E. The total assessed value of the real and/or personal property deductions.
- 29 F. The tax savings resulting from the real and/or personal property being abated.
- 30

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28
29
30

SECTION 13. That, the taxpayer is non-delinquent on any and all property tax due to jurisdictions within Allen County, Indiana.

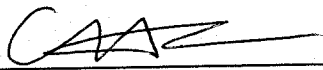
SECTION 14. That, pursuant to I.C. 6-1.1-12.1-12 et al, any property owner that has received a deduction under section 3 or 4.5 of this chapter may be required to repay the deduction amount as determined by the county auditor in accordance with section 12 of said chapter if the property owner ceases operations at the facility for which the deduction was granted and if the Common Council finds that the property owner obtained the deduction by intentionally providing false information concerning the property owner's plans to continue operation at the facility.

SECTION 15. That, this Resolution shall be in full force and effect from and after its passage and any and all necessary approval by the Mayor.



Member of Council

APPROVED AS TO FORM A LEGALITY



Carol Helton, City Attorney



**STATEMENT OF BENEFITS
PERSONAL PROPERTY**

State Form 51764 (R3 / 12-13)

Prescribed by the Department of Local Government Finance

CITY OF FT WAYNE

FORM SB-1/PP

SEP 09 2014 *gmc*

PRIVACY NOTICE

Any information concerning the cost of the property and specific sales tax paid to individual employees by the property owner is confidential per IC 6-1-12.1-3.1

INSTRUCTIONS

1. This statement must be submitted to the body designating the Economic Revitalization Area prior to the public hearing if the designating body requires information from the applicant in making its decision about whether to designate an Economic Revitalization Area. Otherwise this statement must be submitted to the designating body BEFORE a person installs the new manufacturing equipment and/or research and development equipment, and/or logistical distribution equipment and/or information technology equipment for which the person wishes to claim a deduction.
2. The statement of benefits form must be submitted to the designating body and the area designated an economic revitalization area before the installation of qualifying abatable equipment for which the person desires to claim a deduction.
3. To obtain a deduction, a person must file a certified deduction schedule with the person's personal property return on a certified deduction schedule (Form 103-ERA) with the township assessor of the township where the property is situated or with the county assessor if there is no township assessor for the township. The 103-ERA must be filed between March 1 and May 15 of the assessment year in which new manufacturing equipment and/or research and development equipment and/or logistical distribution equipment and/or information technology equipment is installed and fully functional, unless a filing extension has been obtained. A person who obtains a filing extension must file the form between March 1 and the extended due date of that year.
4. Property owners whose Statement of Benefits was approved, must submit Form CF-UPP annually to show compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.4)
5. For a Form SB-1/PP that is approved after June 30, 2013, the designating body is required to establish an abatement schedule for each deduction allowed. For a Form SB-1/PP that is approved prior to July 1, 2013, the abatement schedule approved by the designating body remains in effect. (IC 6-1.1-12.1-17)

SECTION 1 TAXPAYER INFORMATION									
Name of taxpayer Trivector Manufacturing			Name of contact person David Dent						
Address of taxpayer (number and street, city, state, and ZIP code) 4404 Engle Ridge Drive				Telephone number ()					
SECTION 2 LOCATION AND DESCRIPTION OF PROPOSED PROJECT									
Name of designating body Fort Wayne City Council			Resolution number (s)						
Location of property 4404 Engle Ridge Drive		County Allen		DLGF taxing district number 02074					
Description of manufacturing equipment and/or research and development equipment and/or logistical distribution equipment and/or information technology equipment. <i>(Use additional sheets if necessary.)</i> Machinery and equipment used in the manufacture and distribution of swimming pool equipment. Compression Molding press, molding tools, and steel press brake. In 2015 we plan the start of a vinyl liner manufacturing process, including cutting, welding, and seaming equipment used to fabricate swimming pool liners.				ESTIMATED					
				START DATE	COMPLETION DATE				
				Manufacturing Equipment	11-1-14	12-31-18			
				R & D Equipment					
				Logist Dist Equipment	11-1-14	12-31-18			
IT Equipment	6-1-15	12-31-18							
SECTION 3 ESTIMATE OF EMPLOYEES AND SALARIES AS RESULT OF PROPOSED PROJECT									
Current number	Salaries	Number retained	Salaries	Number additional	Salaries				
35	1480933	035	1480933	48	1388990				
SECTION 4 ESTIMATED TOTAL COST AND VALUE OF PROPOSED PROJECT									
NOTE: Pursuant to IC 6-1.1-12.1-5.1 (d) (2) the COST of the property is confidential.	MANUFACTURING EQUIPMENT		R & D EQUIPMENT		LOGIST DIST EQUIPMENT		IT EQUIPMENT		
	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE	
	Current values	7814000						76636	
	Plus estimated values of proposed project	1030000			250000		100000		
	Less values of any property being replaced								
Net estimated values upon completion of project	2844000			250000		176636			
SECTION 5 WASTE CONVERTED AND OTHER BENEFITS PROMISED BY THE TAXPAYER									
Estimated solid waste converted (pounds)			Estimated hazardous waste converted (pounds)						
Other benefits									
SECTION 6 TAXPAYER CERTIFICATION									
I hereby certify that the representations in this statement are true.									
Signature of authorized representative <i>David Dent</i>				Date signed (month, day, year) 6-12-14					
Printed name of authorized representative David Dent			Title Manager						

FOR USE OF THE DESIGNATING BODY

We have reviewed our prior actions relating to the designation of this economic revitalization area and find that the applicant meets the general standards adopted in the resolution previously approved by this body. Said resolution, passed under IC 6-1.1-12.1-2.5, provides for the following limitations as authorized under IC 6-1.1-12.1-2.

A. The designated area has been limited to a period of time not to exceed _____ calendar years* (see below). The date this designation expires is December 31, 2016.

- B. The type of deduction that is allowed in the designated area is limited to:
- 1. Installation of new manufacturing equipment; Yes No
 - 2. Installation of new research and development equipment; Yes No
 - 3. Installation of new logistical distribution equipment; Yes No
 - 4. Installation of new information technology equipment; Yes No

C. The amount of deduction applicable to new manufacturing equipment is limited to \$ unlimited cost with an assessed value of \$ unlimited.

D. The amount of deduction applicable to new research and development equipment is limited to \$ N/A cost with an assessed value of \$ N/A.

E. The amount of deduction applicable to new logistical distribution equipment is limited to \$ unlimited cost with an assessed value of \$ unlimited.

F. The amount of deduction applicable to new information technology equipment is limited to \$ unlimited cost with an assessed value of \$ unlimited.

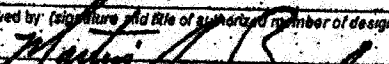
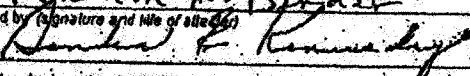
G. Other limitations or conditions (specify): _____

H. The deduction for new manufacturing equipment and/or new research and development equipment and/or new logistical distribution equipment and/or new information technology equipment installed and first claimed eligible for deduction is allowed for:

- Year 1 Year 2 Year 3 Year 4 Year 5 (see below)
- Year 6 Year 7 Year 8 Year 9 Year 10

I. For a Statement of Benefits approved after June 30, 2013, did this designating body adopt an abatement schedule per IC 6-1.1-12.1-17? Yes No
 If yes, attach a copy of the abatement schedule to this form.
 If no, the designating body is required to establish an abatement schedule before the deduction can be determined.

Also we have reviewed the information contained in the statement of benefits and find that the estimates and expectations are reasonable and have determined that the totality of benefits is sufficient to justify the deduction described above.

Approved by (signature and title of authorized member of designating body)  Printed name of authorized member of designating body Martin A. Bender	Telephone number (260) 427-1221	Date signed (month, day, year) 9-23-14
Attested by (signature and title of attester)  Printed name of attester Sandra E. Kennedy	Name of designating body Common Council	

* If the designating body limits the time period during which an area is an economic revitalization area, that limitation does not limit the length of time a taxpayer is entitled to receive a deduction to a number of years that is less than the number of years designated under IC 6-1.1-12.1-17.

IC 6-1.1-12.1-17

Abatement schedules

Sec. 17. (a) A designating body may provide to a business that is established in or relocated to a revitalization area and that receives a deduction under section 4 or 4.5 of this chapter an abatement schedule based on the following factors:

- (1) The total amount of the taxpayer's investment in real and personal property.
- (2) The number of new full-time equivalent jobs created.
- (3) The average wage of the new employees compared to the state minimum wage.
- (4) The infrastructure requirements for the taxpayer's investment.

(b) This subsection applies to a statement of benefits approved after June 30, 2013. A designating body shall establish an abatement schedule for each deduction allowed under this chapter. An abatement schedule must specify the percentage amount of the deduction for each year of the deduction. An abatement schedule may not exceed ten (10) years.

(c) An abatement schedule approved for a particular taxpayer before July 1, 2013, remains in effect until the abatement schedule expires under the terms of the resolution approving the taxpayer's statement of benefits.



**STATEMENT OF BENEFITS
REAL ESTATE IMPROVEMENTS**

State Form 51767 (R6/12-13)
Prescribed by the Department of Local Government Finance

CITY OF FT WAYNE

20__ PAY 20__

FORM SB-1 / Real Property

PRIVACY NOTICE

Any information concerning the cost of the property and specific salaries paid to individual employees by the property owner is confidential per IC 6-1.1-12.1-5.1.

This statement is being completed for real property that qualifies under the following Indiana Code (check one box):

- Redevelopment or rehabilitation of real estate improvements (IC 6-1.1-12.1-4)
- Residentially distressed area (IC 6-1.1-12.1-4.1)

SEP 09 2014
Emc

INSTRUCTIONS:

1. This statement must be submitted to the body designating the Economic Revitalization Area to the County Auditor, leaving if the designating body requires information from the applicant in making its decision about whether to designate an Economic Revitalization Area. Otherwise, this statement must be submitted to the designating body BEFORE the redevelopment or rehabilitation of real property for which the person wishes to claim a deduction.
2. The statement of benefits form must be submitted to the designating body and the area designated an economic revitalization area before the initiation of the redevelopment or rehabilitation for which the person desires to claim a deduction.
3. To obtain a deduction, a Form 322/RE must be filed with the County Auditor before May 10 in the year in which the addition to assessed valuation is made or not later than thirty (30) days after the assessment notice is mailed to the property owner if it was mailed after April 10. A property owner who failed to file a deduction application within the prescribed deadline may file an application between March 1 and May 10 of a subsequent year.
4. A property owner who files for the deduction must provide the County Auditor and designating body with a Form CF-1/Real Property. The Form CF-1/Real Property should be attached to the Form 322/RE when the deduction is first claimed and then updated annually for each year the deduction is applicable. IC 6-1.1-12.1-5.1(b)
5. For a Form SB-1/Real Property that is approved after June 30, 2013, the designating body is required to establish an abatement schedule for each deduction allowed. For a Form SB-1/Real Property that is approved prior to July 1, 2013, the abatement schedule approved by the designating body remains in effect. IC 6-1.1-12.1-17

COMMUNITY DEVL

SECTION 1 TAXPAYER INFORMATION					
Name of taxpayer Pool Factory II, LLC					
Address of taxpayer (number and street, city, state, and ZIP code) 4404 Engle Ridge Drive Fort Wayne, IN 46804					
Name of contact person David Dent		Telephone number (260) 637-0141		E-mail address d.dent@onlyalpha.com	
SECTION 2 LOCATION AND DESCRIPTION OF PROPOSED PROJECT					
Name of designating body Fort Wayne City Council			Resolution number		
Location of property 4404 Engle Ridge Drive			County Allen		DLGF taxing district number 02074
Description of real property improvements, redevelopment, or rehabilitation (use additional sheets if necessary) Roof improvements / Replacement, Electrical Power Distribution			Estimated start date (month, day, year) Sep 1, 2014		
			Estimated completion date (month, day, year) Jun 30, 2016		
SECTION 3 ESTIMATE OF EMPLOYEES AND SALARIES AS RESULT OF PROPOSED PROJECT					
Current number 35.00	Salaries \$1,480,933.00	Number retained 35.00	Salaries \$1,480,933.00	Number additional 48.00	Salaries \$1,389,990.00
SECTION 4 ESTIMATED TOTAL COST AND VALUE OF PROPOSED PROJECT					
		REAL ESTATE IMPROVEMENTS			
		COST		ASSESSED VALUE	
Current values		\$2,375,000			
Plus estimated values of proposed project		\$400,000			
Less values of any property being replaced					
Net estimated values upon completion of project		\$2,775,000			
SECTION 5 WASTE CONVERTED AND OTHER BENEFITS PROMISED BY THE TAXPAYER					
Estimated solid waste converted (pounds)			Estimated hazardous waste converted (pounds)		
Other benefits					
SECTION 6 TAXPAYER CERTIFICATION					
I hereby certify that the representations in this statement are true.					
Signature of authorized representative <i>David Dent</i>				Date signed (month, day, year) 6-12-14	
Printed name of authorized representative David Dent				Title Manager	

FOR USE OF THE DESIGNATING BODY

We find that the applicant meets the general standards in the resolution adopted or to be adopted by this body. Said resolution, passed or to be passed under IC 6-1.1-12.1, provides for the following limitations:

- A. The designated area has been limited to a period of time not to exceed _____ calendar years* (see below). The date this designation expires is December 31, 2010.
- B. The type of deduction that is allowed in the designated area is limited to:
 1. Redevelopment or rehabilitation of real estate improvements Yes No
 2. Residentially distressed areas Yes No
- C. The amount of the deduction applicable is limited to \$ unlimited.
- D. Other limitations or conditions (specify) _____
- E. Number of years allowed: Year 1 Year 2 Year 3 Year 4 Year 5 (*see below) Year 6 Year 7 Year 8 Year 9 Year 10
- F. For a statement of benefits approved after June 30, 2013, did this designating body adopt an abatement schedule per IC 6-1.1-12.1-17?
 Yes No
 If yes, attach a copy of the abatement schedule to this form.
 If no, the designating body is required to establish an abatement schedule before the deduction can be determined.

We have also reviewed the information contained in the statement of benefits and find that the estimates and expectations are reasonable and have determined that the totality of benefits is sufficient to justify the deduction described above.

Approved (signature and title of authorized member of designating body) <i>Martin A. Bender, President</i>	Telephone number <i>(260) 427-1221</i>	Date signed (month, day, year) <i>9-23-14</i>
Printed name of authorized member of designating body <i>Martin A. Bender</i>	Name of designating body <i>Common Council</i>	
Attested by (signature and title of attester) <i>Sandra E. Kennedy</i>	Printed name of attester <i>Sandra E. Kennedy, city clerk</i>	

*If the designating body limits the time period during which an area is an economic revitalization area, that limitation does not limit the length of time a taxpayer is entitled to receive a deduction to a number of years that is less than the number of years designated under IC 6-1.1-12.1-17.

- A. For residentially distressed areas where the Form SB-1/Real Property was approved prior to July 1, 2013, the deductions established in IC 6-1.1-12.1-4-1 remain in effect. The deduction period may not exceed five (5) years. For a Form SB-1/Real Property that is approved after June 30, 2013, the designating body is required to establish an abatement schedule for each deduction allowed. The deduction period may not exceed ten (10) years. (See IC 6-1.1-12.1-17 below.)
- B. For the redevelopment or rehabilitation of real property where the Form SB-1/Real Property was approved prior to July 1, 2013, the abatement schedule approved by the designating body remains in effect. For a Form SB-1/Real Property that is approved after June 30, 2013, the designating body is required to establish an abatement schedule for each deduction allowed. (See IC 6-1.1-12.1-17 below.)

IC 6-1.1-12.1-17

Abatement schedules

Sec. 17. (a) A designating body may provide to a business that is established in or relocated to a revitalization area and that receives a deduction under section 4 or 4.5 of this chapter an abatement schedule based on the following factors:

- (1) The total amount of the taxpayer's investment in real and personal property.
- (2) The number of new full-time equivalent jobs created.
- (3) The average wage of the new employees compared to the state minimum wage.
- (4) The infrastructure requirements for the taxpayer's investment.

(b) This subsection applies to a statement of benefits approved after June 30, 2013. A designating body shall establish an abatement schedule for each deduction allowed under this chapter. An abatement schedule must specify the percentage amount of the deduction for each year of the deduction. An abatement schedule may not exceed ten (10) years.

(c) An abatement schedule approved for a particular taxpayer before July 1, 2013, remains in effect until the abatement schedule expires under the terms of the resolution approving the taxpayer's statement of benefits.

EXHIBIT A

EXHIBIT "A"

Legal Description and Site Diagram for 4404 Engle Ridge Drive

PARCEL I:

The North 255.0 feet of Block #6 in Engle Ridge Industrial Park, Section "B", an Addition to the City of Fort Wayne, Indiana, as recorded in Plat Record 37, pages 23-25.

PARCEL II:

Block Number 6, except the North 255.0 feet thereof, in Engle Ridge Industrial Park, Section "B", an Addition to the City of Fort Wayne, Indiana, together with part of the West Half of the Northeast Quarter of Section 20, Township 30 North, Range 12 East, Allen County, Indiana, said part being more particularly described as follows, to-wit:

BEGINNING at the Southwest corner of said Block Number 6; thence South 02 degrees 08 minutes East (assumed bearing) on and along the Southerly projection of the West line of said Block Number 6, a distance of 65.0 feet; thence North 90 degrees 00 minutes East and parallel to the South line of said Block Number 6, a distance of 330.56 feet to the Westerly right of way line of Engle Ridge Drive; thence Northerly, on and along said Westerly right of way line as defined by a regular curve to the left having a radius of 342.05 feet, an arc distance of 27.93 feet (the chord of which bears North 00 degrees 12 minutes East, for a length of 27.92 feet) to the point of tangency; thence North 02 degrees 08 minutes West, continuing along said Westerly right of way line, and tangent to said curve, a distance of 37.06 feet to the Southeast corner of said Block Number 6; thence South 90 degrees 00 minutes West, on and along the South line of said Block Number 6, a distance of 331.7 feet to the point of beginning, said part containing 0.494 acres of land and the total, containing 2.054 acres of land.

PARCEL III:

Part of the West Half of the Northeast Quarter of Section 20, Township 30 North, Range 12 East, Allen County, Indiana, more particularly described as follows, to-wit:

BEGINNING on the Southerly projection of the West line of Block #6 in Engle Ridge Industrial Park, Section "B", an Addition to the City of Fort Wayne, Indiana, at a point situated 65.0 feet, South 02 degrees 08 minutes East from the Southwest corner of said Block #6; thence South 02 degrees 08 minutes East, on and along said Southerly projection, a distance of 326.29 feet to the Northwesterly right-of-way line of Engle Ridge Drive; thence ~ Northeasterly, on and along said Northwesterly right-of-way line, as defined by a regular curve to the left having a radius of 342.05 feet, an arc distance of 498.78 feet (the chord of which bears North 44 degrees 19 minutes East, for a length of 455.75 feet); thence South 90 degrees 00 minutes West and parallel to the South line of said Block #6, a distance of 330.56 feet to the point of beginning, containing 1.861 acres of land.

PARCEL IV:

Part of Engle Ridge Industrial Park, Section "B", as recorded in the Office of the Recorder of Allen County, Indiana, and a part of the West Half of the Northeast Quarter of Section 20, Township 30 North, Range 12 East, Allen County, Indiana, all being more particularly described as follows, to-wit:

BEGINNING at a rebar found monumenting the Southeast corner of Block 7 in said Industrial Park; thence North along the East line of said Block 7, a distance of 853.32 feet (platted 852.9 feet) to the Northeast corner of said Block 7, said corner being monumented by a rebar found 2.31 feet North and 1.00 feet East; thence East with a deflection angle to the right of 92 degrees 08 minutes along the North line of said Industrial Park, a distance of 40.03 feet to the Northwest corner of Block 6 in said Industrial Park, said corner being monumented by a rebar found 0.10 feet South and 0.75 feet East; thence South with a deflection angle to the right of 87 degrees 52 minutes along the West line of said Block 6 and the West line of said Block 6 projected South, a distance of 853.32 feet to a rebar found on the North right-of-way line of Arden Drive (as reference by monuments found); thence West along said North right-of-way line, a distance of 40.03 feet to the point of beginning, containing 0.78 acres of land, more or less.

EXCEPTING THEREFROM:

The South 200 feet of the West 20 feet of the 40 foot wide railroad spur shown along the East side of Block #7 in the plat of Engle Ridge Industrial Park, Section "B", as recorded in Plat Record 37, pages 23-25 in the Office of the Recorder of Allen County, Indiana, more particularly described as follows:

Beginning at the Southeasterly corner of said Block #7; thence North 00 degrees 08 minutes 49 seconds East, along the West line of said railroad spur, a distance of 200.00 feet; thence South 89 degrees 51 minutes 11 seconds East, a distance of 20.00 feet to the centerline of said railroad spur; thence South 00 degrees 08 minutes 49 seconds West, along the centerline of said railroad spur, a distance of 200.00 feet to a point on the North line of Arden Drive; thence North 89 degrees 51 minutes 11 seconds West, along the North line of Arden Drive, a distance of 20.00 feet to the point of beginning, containing 0.092 acres, more or less.

PARCEL V:

Block Number 7 in Engle Ridge Industrial Park, Section "B", an Addition to the City of Fort Wayne, Indiana, EXCEPTING THEREFROM the North 99.0 feet thereof and EXCEPTING THEREFROM the South 200 0 feet thereof, as recorded in Plat Record 37, pages 23-25.

BEING ALTOGETHER DESCRIBED AS FOLLOWS:

BEGINNING at the Northeast corner of Block #6 in Engle Ridge Industrial Park, Section "B ", being recorded in Plat Record 37, pages 23-25 in the Office of the Recorder of Allen County, Indiana; thence Southerly, on and along the East line of said Block #6 and the Southerly projection thereof, being also the West right-of-way of Engle Ridge Drive, a distance of 497.06 feet to the point of curvature of a regular curve to the right having a radius of 342.05 feet; thence Southwesterly, on and along said right-of-way line as defined by said curve and being recorded in Document Number 7424664 in the Office of said County, an arc length of 537.29 feet, being subtended by a long chord having a length of 483.72 feet forming a central angle of 90 degrees 00 minutes to the point of tangency; thence Westerly and tangent to said curve and on and along the North right-of-way line of Arden Drive, a distance of 29.43 feet to the Southeast corner of Block #7 in said Engle Drive Industrial Park; thence Northerly, on and along the East line of said Block #7, a distance of 200.0 feet; thence Westerly and parallel with the South line of Block #7, a distance of 329.77 feet to the West line thereof; thence Northerly, on and along said West line, being also the East right-of-way line of Clubview Drive, a distance of 566.2 feet to a point situated 99.0 feet Southerly from the Northwest corner of said Block #7; thence Easterly and parallel with the North line of said Block #7, a distance of 330.0 feet to the East line thereof; thence Northerly, on and along said East line, a distance of 99.0 feet to the Northeast corner thereof; thence Easterly, on and along the Westerly projection of the North line of said Block #6 and the North line of said Block #6, a distance of 371.7 feet to the point of beginning, containing 10.878 acres of land.

[SEE ATTACHED SITE DIAGRAM]

Admn. Appr. _____

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 Pool FactoryII, LLC/Trivector Manufacturing for both real and personal property improvements in the amount of \$1,780,000. Pool FactoryII, LLC/Trivector Manufacturing will renovate an existing 127,000 square foot industrial building. Improvements include repair of the roof, construction of a clean area and a special lamination area for the manufacture of products, and install a reinforced foundation substructure. Trivector Manufacturing will also purchase new manufacturing, logistical distribution and information technology equipment.**

EFFECT OF PASSAGE: **Pool FactoryII, LLC/Trivector Manufacturing will renovate an existing building that will enable them to accommodate for projected additional growth for their products. The equipment investment will also enable them to remain technologically efficient in the design and fabrication of their products. 35 full-time jobs will be retained and 48 full-time jobs will be created as a result of the project.**

EFFECT OF NON-PASSAGE: **Potential loss of development and 48 full-time jobs**

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

ASSIGNED TO COMMITTEE (CO-CHAIRS): **Russell Jehl and John Crawford**

Public Hearing Date, if applicable 10-14-14

Read the first time in full and on motion by Councilman John Crawford
Read the second time by title and referred to the Finance Committee
Committee, Read the third time in full and on motion by Councilman
John Crawford, 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: 10-14-14 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-91-14 on the 14th day of
October, 2014

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

Jeffrey A. Bender
PRESIDING OFFICER

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the 15th day
of October, 2014, at the hour of _____ o'clock _____ E.S.T.

Sandra E. Kennedy
SANDRA E. KENNEDY, CITY CLERK

Approved and signed by me this 16th day of OCTOBER
2014, at the hour of 1:00 o'clock PM E.S.T.

Thomas C. Henry
THOMAS C. HENRY, MAYOR

**FORT WAYNE
NEWSPAPERS**

600 West Main Street - P.O. Box 100
Fort Wayne, IN 46801-0100
Agent: News Publishing Co. Journal-Gazette Co.

MAKE CHECKS PAYABLE TO:
Fort Wayne Newspapers, Inc.

1.0.0.12 10

**LEGAL
INVOICE**

Account #	Invoice Date
1060008	10/8/2014

Terms: Upon Receipt

FW Common Council
200 East Berry Street Ste 110
Citizens Square
Fort Wayne IN 46802-1804

ORDER NO.	BALANCE
0001149119	\$45.44

AMT DUE
\$45.44
AMOUNT PAID 45.44
CHECK NO.

← Please Return Top Portion With Payment →

PUBLICATION OF LEGAL NOTICES

DATE	ORDER NUMBER	DESCRIPTION	LINES 6 PT.	RATE	COST
10/3/14-10/3/14	0001149119	Journal Gazette RESOLUTION NO. R-14-09-24	55	0.413	\$22.72
10/3/14-10/3/14	0001149119	News-Sentinel RESOLUTION NO. R-14-09-24	55	0.413	\$22.72

FORT WAYNE, IND.
RECEIVED
OCT 10 2014
SANDRA E. KENNEDY
CITY CLERK

CUSTOMER ACCOUNT # 1060008

FW Common Council
10/3/2014

\$45.44
TOTAL AMT DUE

TO PLACE A LEGAL AD, PLEASE CALL (260) 461-8246; DIRECT BILLING QUESTIONS TO (260) 461-8541

**NOTICE OF PUBLIC HEARING
FORT WAYNE COMMON COUNCIL**

RESOLUTION NO. R-14-09-24

NOTICE IS HEREBY GIVEN THAT THE FORT WAYNE COMMON COUNCIL OF THE CITY OF FORT WAYNE, INDIANA, WILL CONDUCT A PUBLIC HEARING ON OCTOBER 14, 2014 AT 5:30 P.M. IN ROOM 030 - COUNCIL DISCUSSION ROOM - GARDEN LEVEL CITIZENS SQUARE, 200 E. BERRY, FORT WAYNE INDIANA 46802, DESIGNATING AN ECONOMIC REVITALIZATION AREA UNDER SECTION I.C. 6-1.1-12.1 FOR PROPERTIES COMMONLY KNOWN AS:

4404 Engle Ridge Drive,
Fort Wayne, Indiana 46804
(Pool Factory II, LLC/
Trivector Manufacturing)

COMMON COUNCIL WILL CONDUCT A PUBLIC HEARING ON WHETHER THE ABOVE DESCRIBED RESOLUTION SHOULD BE CONFIRMED, MODIFIED AND CONFIRMED, OR RESCINDED ON TUESDAY, OCTOBER 14, 2014.

IF CONFIRMED, SAID DESIGNATION SHALL EXPIRE DECEMBER 31, 2016.

ALL INTERESTED PERSONS ARE INVITED TO ATTEND AND BE HEARD AT THE PUBLIC HEARING.

"REASONABLE ACCOMMODATIONS" FOR PERSONS WITH A KNOWN DISABLING CONDITION WILL BE CONSIDERED IN ACCORDANCE WITH STATE AND FEDERAL LAW. ANY PERSON NEEDING A "REASONABLE ACCOMMODATION" SHOULD NOTIFY PUBLIC INFORMATION OFFICE (260) 427-1120, TTY (260) 1200, AT LEAST SEVENTY-TWO HOURS PRIOR TO THE MEETING.

SANDRA E. KENNEDY
CITY CLERK

10-3 1149119 hspaxlp

The News-Sentinel

Allen County, Indiana

Account # 1060008 - 1149119

FW Common Council

PUBLISHER'S CLAIM

LINE COUNT

Display Master (Must not exceed two actual lines, neither of which shall total more than four solid lines of the type in which the body of the advertisement is set) -- number of equivalent lines

Head -- number of lines

Body -- number of lines

Tail -- number of lines

Total number of lines in notice

55

COMPUTATION OF CHARGES

55 lines, 1 column(s) wide equals

55 equivalent lines at \$ 0.413 cents per line

\$ 22.72

Additional charges for notices containing rule or tabular work
(50 per cent of above amount)

.. -

Charge for extra proofs of publication
(\$1.00 for each proof in excess of two)

-

TOTAL AMOUNT OF CLAIM

\$ 22.72

DATA FOR COMPUTING COST

Width of single column in picas 9.8 Size of type 7point.

Number of Insertions 1

ATTACH COPY OF ADVERTISEMENT HERE

Pursuant to the provisions and penalties of IC 5-11-10-1, I hereby certify that the foregoing account is just and correct, that the amount claimed is legally due, after allowing all just credits, and that no part of the same has been paid.

I also certify that the printed matter attached hereto is a true copy, of the same column width and type size, which was duly published in said paper 3 times.

The dates of publication being as follows:

10/3/2014

- - -
- - -
- - -

Additionally, Newspaper has a Web site and this public notice was posted on the same day as it was published in The News-Sentinel.

T. Brown-Smith
Legal Clerk

Date: October 3, 2014

**NOTICE OF PUBLIC HEARING
FORT WAYNE COMMON COUNCIL**

RESOLUTION NO. R-14-09-24

NOTICE IS HEREBY GIVEN THAT THE FORT WAYNE COMMON COUNCIL OF THE CITY OF FORT WAYNE, INDIANA, WILL CONDUCT A PUBLIC HEARING ON OCTOBER 14, 2014 AT 5:30 P.M. IN ROOM 030 - COUNCIL DISCUSSION ROOM - GARDEN LEVEL CITIZENS SQUARE, 200 E. BERRY FORT WAYNE INDIANA 46802 DESIGNATING AN ECONOMIC REVITALIZATION AREA UNDER SECTION I.C. 6-1.1-12.1 FOR PROPERTIES COMMONLY KNOWN AS:

4404 Engle Ridge Drive
Fort Wayne, Indiana 46804
(Pool Factory II, LLC/
Trivector Manufacturing)

COMMON COUNCIL WILL CONDUCT A PUBLIC HEARING ON WHETHER THE ABOVE DESCRIBED RESOLUTION SHOULD BE CONFIRMED, MODIFIED AND CONFIRMED, OR RESCINDED ON TUESDAY, OCTOBER 14, 2014.

IF CONFIRMED, SAID DESIGNATION SHALL EXPIRE DECEMBER 31, 2016.

ALL INTERESTED PERSONS ARE INVITED TO ATTEND AND BE HEARD AT THE PUBLIC HEARING.

"REASONABLE ACCOMMODATIONS" FOR PERSONS WITH A KNOWN DISABLING CONDITION WILL BE CONSIDERED IN ACCORDANCE WITH STATE AND FEDERAL LAW. ANY PERSON NEEDING A "REASONABLE ACCOMMODATION" SHOULD NOTIFY PUBLIC INFORMATION OFFICE (260) 427-1120, TTY (260) 1200, AT LEAST SEVENTY-TWO HOURS PRIOR TO THE MEETING.

SANDRA E. KENNEDY
CITY CLERK

10-3 1149119 hspaxlp