

**A DECLARATORY RESOLUTION designating an
"Economic Revitalization Area" under I.C. 6-1.1-
12.1 for property commonly known as 6321
Huguenard Road, Fort Wayne, Indiana 46818
(Hightech Signs)**

WHEREAS, Petitioner has duly filed its petition dated December 9, 2015 to have the following described property designated and declared 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 create three additional full-time positions for a total new payroll of \$94,500.00 with the average salary being \$31,500.00, and will create eight additional part-time positions for a total payroll of \$85,500.00 with the average earnings of \$10,812.50, and will retain 18 full-time positions for a total current annual payroll of \$606,000, with the average current full-time position annual salary being \$33,666.00 ; and

WHEREAS, the total estimated project cost is \$130,730.00; and

WHEREAS, it appears the said petition should be processed to final determination in accordance with the provisions of said Division 6.

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

SECTION 1. That, subject to the requirements of Section 6, below, the property hereinabove described is hereby designated and declared an "Economic Revitalization Area" under I.C. 6-1.1-12.1. Said designation shall begin upon the effective date of the Confirming Resolution referred to in Section 6 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 2. That, upon adoption of the Resolution:

- (a) Said Resolution shall be filed with the Allen County Assessor;
- (b) Said Resolution shall be referred to the Committee on Finance requesting a recommendation from said committee concerning the advisability of designating the above area an "Economic Revitalization Area";
- (c) Common Council shall publish notice in accordance with I.C. 6-1.1-12.1-2.5 and I.C. 5-3-1 of the adoption and substance of this resolution and setting this designation as an "Economic Revitalization Area" for public hearing.

1 **SECTION 3.** That, said designation of the hereinabove described property as an
2 "Economic Revitalization Area" shall apply to a deduction of the assessed value of personal
3 property for new manufacturing equipment.

4 **SECTION 4.** That, the estimate of the number of individuals that will be employed
5 or whose employment will be retained and the estimate of the annual salaries of those
6 individuals and the estimate of the value of new manufacturing equipment, all contained in
7 Petitioner's Statement of Benefits, are reasonable and are benefits that can be reasonably
8 expected to result from the proposed described installation of new manufacturing equipment.

9 **SECTION 5.** That, the current year approximate tax rates for taxing units within
10 the City would be:

- 11 (a) If the proposed new manufacturing equipment is not installed, the approximate
12 current year tax rates for this site would be \$ 3.3979 /\$100.
13 (b) If the proposed new manufacturing equipment is installed and no deduction is
14 granted, the approximate current year tax rate for the site would be
15 \$3.3979/\$100 (the change would be negligible).
16 (c) If the proposed new manufacturing equipment is installed and a deduction
17 percentage of eighty percent (80%) is assumed, the approximate current year
18 tax rate for the site would be \$3.3979/\$100 (the change would be negligible).

19 **SECTION 6.** That, this Resolution shall be subject to being confirmed, modified
20 and confirmed, or rescinded after public hearing and receipt by Common Council of the
21 above described recommendations and resolution, if applicable.

22 **SECTION 7.** That, pursuant to I.C. 6-1.1-12.1, it is hereby determined that the
23 deduction from the assessed value of the new manufacturing equipment shall be for a period
24 of five years.

25 **SECTION 8.** The deduction schedule from the assessed value of new
26 manufacturing equipment pursuant to I.C. 6-1.1-12.1-17 shall look like this:

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Year of Deduction	Percentage
Year 1	100%
Year 2	80%
Year 3	60%
Year 4	40%
Year 5	20%
Year 6	0%

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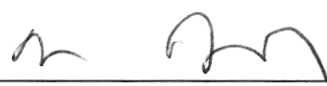
29 **SECTION 9.** That, the benefits described in the Petitioner's Statement of Benefits
30 can be reasonably expected to result from the project and are sufficient to justify the
applicable deductions.

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SECTION 10. That, the taxpayer is non-delinquent on any and all property tax due to jurisdictions within Allen County, Indiana.

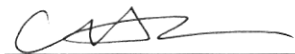
SECTION 11. That, pursuant to I.C. 6-1.1-12.1-12 et al, any property owner that has received a deduction under section 3 or 4.5 of said chapter may be required to repay the deduction amount as determined by the county auditor in accordance with section 12 of said chapter if the property owner ceases 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 12. 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 AND LEGALITY



Carol Helton, City Attorney

DEC 09 2015

cd



ECONOMIC REVITALIZATION AREA APPLICATION
CITY OF FORT WAYNE, INDIANA

COMMUNITY DEVL.

APPLICATION IS FOR: (Check appropriate box(es))

- Real Estate Improvements
- Personal Property Improvements
- Vacant Commercial or Industrial Building

Total cost of real estate improvements: _____
 Total cost of manufacturing equipment improvements: \$ 130,730
 Total cost of research and development equipment improvements: _____
 Total cost of logistical distribution equipment improvements: _____
 Total cost of information technology equipment improvements: _____
TOTAL OF ABOVE IMPROVEMENTS: \$ 130,730

GENERAL INFORMATION

Real property taxpayer's name: Dymer Company LLC
 Personal property taxpayer's name: Castleton Village Center Inc
 Telephone number: 260-471-5959
 Address listed on tax bill: 6321 Huguenard Rd, Ste A; Fort Wayne, IN 46818
 Name of company to be designated, if applicable: Hightech Signs
 Year company was established: 1988
 Address of property to be designated: 6321 Huguenard Rd, Ste A; Fort Wayne, IN 46818
 Real estate property identification number: Parcel 02-07-17-429-008.000-073
 Contact person name: Ellen Bender
 Contact person telephone number: (260) 471-5959 Contact person Email: ellen@hightech-signs.com
 Contact person address: 6321 Huguenard Rd, Ste A; Fort Wayne, IN 46818
 List company officer and/or principal operating personnel

NAME	TITLE	ADDRESS	PHONE NUMBER
Douglas J. Abramowski	President	6321 Huguenard Rd, Fort Wayne, IN 46818	(260) 804-4773

List all persons or firms having ownership interest in the applicant business and the percentage each holds:

NAME	PERCENTAGE
Douglas J. Abramowski	100

- Yes No Are any elected officials shareholders or holders of any debt obligation of the applicant or operating business? If yes, who? (name/title) _____
- Yes No Is the property for which you are requesting ERA designation totally within the corporate limits of the City of Fort Wayne?
- Yes No Do you plan to request state or local assistance to finance public improvements?
- Yes No Is the property for which you are requesting ERA designation located in an Economic Development Target Area (EDTA)? (see attached map for current areas)
- Yes No Does the company's business include a retail component? If yes, answer the following questions:
 What percentage of floor space will be utilized for retail activities? _____
 What percentage of sales is made to the ultimate customer? _____
 What percentage of sales will be from service calls? _____

What is the percentage of clients/customers served that are located outside of Allen County? 90%

What is the company's primary North American Industrial Classification Code (NAICs)? 339950

Describe the nature of the company's business, product, and/or service:

Wide format digital printer. Non-lighted sign manufacturer.

Dollar amount of annual sales for the last three years:

Year	Annual Sales
2015	\$ 2,950,000.00
2014	\$ 2,514,139
2013	\$ 2,395,766

List the company's three largest customers, their locations and amount of annual gross sales:

Customer Name	City/State	Annual Gross Sales
Spencer Gifts	Egg Harbor, NJ	\$ 900,000
ToysRus	Wayne, NJ	\$ 130,000
USA Football	Indianapolis, IN	\$ 118,500

List the company's three largest material suppliers, their locations and amount of annual purchases:

Supplier Name	City/State	Annual Gross Purchases
Grimco Inc	Fenton, MO	\$ 269,000
Britten Banners	Traverse City, MI	\$ 168,000
Meyer Plastics Inc	Indianapolis, IN	\$ 107,000

List the company's top three competitors:

Competitor Name	City/State
Mike Plant Associates	Escondido, CA
Sports Graphics	Indianapolis, IN
EPS Doublet	Denver, CO

Describe the product or service to be produced or offered at the project site:

Non-lighted signs for corporate and/or event signage needs.

In order to be considered an Economic Revitalization Area (ERA), the area must be within the corporate limits of the City of Fort Wayne and must have become undesirable for, or impossible of, normal development and occupancy because of a lack of development, cessation of growth, deterioration of improvements or character of occupancy, age, obsolescence, substandard buildings, or other factors which have impaired values or prevent a normal development of property or use of property. It also includes any area where a facility or group of facilities that are technologically, economically, or energy obsolete is located and where the obsolescence may lead to a decline in employment and tax revenues.

How does the property for which you are requesting designation meet the above definition of an ERA?

The purchase of this printer allows our company to be more competitive with newer print technology. It effectively allows us to double our current capacity on the fastest growth area of our business. Without this purchase we are not able to secure much new business especially during the 9 busiest months of the year. We are fortunate to have several high profile accounts beyond those listed above such as the United States Olympic Committee and several national marathons. Each of these clients increasingly wants high volume production with quick turnaround. We have several large customers with whom we are having sales conversations. This printer may well help secure several of these new opportunities. We are a growing small family business based in Fort Wayne for 27 years. We are growing quickly and find ourselves needing to be increasingly competitive on a national stage. Without acquisitions such as this, we risk falling into obsolescence especially on the largest accounts we currently serve and are pursuing.

REAL PROPERTY INFORMATION

Complete this section of the application if you are requesting a deduction from assessed value for real property improvements.

Describe any structure(s) that is/are currently on the property:

Describe the condition of the structure(s) listed above:

Describe the improvements to be made to the property to be designated for tax phase-in purposes:

Projected construction start (month/year): _____

Projected construction completion (month/year): _____

Yes No Will construction result in Leadership in Energy and Environmental Design (LEED) certification by the U.S. Green Building Council?

Yes No Will construction use techniques to minimize impact on combined sewer overflows? (i.e. rain gardens, bio swales, etc.)

PERSONAL PROPERTY INFORMATION

Complete this section of the application if you are requesting a deduction from assessed value of new manufacturing, research and development, logistical distribution or information technology equipment.

List below the equipment for which you are seeking an economic revitalization area designation.

Manufacturing equipment must be used in the direct production, manufacture, fabrication, assembly, extraction, mining, processing, refining, or finishing of other tangible personal property at the site to be designated. Research and development equipment consists of laboratory equipment, research and development equipment, computers and computer software, telecommunications equipment or testing equipment used in research and development activities devoted directly and exclusively to experimental or laboratory research and development for new products, new uses of existing products, or improving or testing existing products at the site to be designated. Logistical distribution equipment consists of racking equipment, scanning or coding equipment, separators, conveyors, fork lifts or lifting equipment, transitional moving equipment, packaging equipment, sorting and picking equipment, software for technology used in logistical distribution, is used for the storage or distribution of goods, services, or information. Information technology equipment consists of equipment, including software used in the fields of information processing, office automation, telecommunication facilities and networks, informatics, network administration, software development and fiber optics: (use additional sheets, if necessary)

HP Scitex FB750 Printer. Improved image quality and high density photo print modes and high white opacity. Efficient workflow lets you load, print and collect media simultaneously. Save time with multi-image, multi-size capability on up to 6 sheets at the same time and true full bleed. New tabletop roll holder design for flexible substrates enables easy, fast and efficient short-run printing. Gain robust performance, sturdy media advance system, and heavy-duty tables - all in a space-saving design. High uptime with automatic maintenance, printhead servicing, and HP Print care maintenance assistance. Safe work space with fully enclosed printer; HP UV-curable inks do not require special ventilation. Rigid Media Support - standard input and output tables support rigid materials up to 48" x 98.4". Can run material up to 2.5" thick. UV-curable, pigment-based ink. Enjoy long runs with 3-liter ink supplies. Dual shuttered UV lamps. Independent user-selectable control of shutter aperture and of three lamp power levels.

Yes No Has the above equipment for which you are seeking a designation, ever before been used for any purpose in Indiana? If yes, was the equipment acquired at an arms length transaction from an entity not affiliated with the applicant? Yes No

Yes No Will the equipment be leased?

Date first piece of equipment will be purchased (month/year): 12/2015

Date last piece of equipment will be installed (month/year): 01/2016

Please provide the depreciation schedule term for equipment under consideration for personal property tax phase-in:

MACRS MF200, 5 years.

ELIGIBLE VACANT BUILDING INFORMATION

Complete this section of the application if you are requesting a deduction from the current assessed value of a vacant building

Yes No Has the building for which you are seeking designation for tax phase-in been unoccupied for at least one year? Please provide evidence of occupation. (i.e. certificate of occupancy, paid utility receipts, executed lease agreements)

Describe any structure(s) that is/are currently on the property:

Describe the condition of the structure(s) listed above: _____

Projected occupancy date (month/year): _____

Describe the efforts of the owner or previous owner in regards to selling, leasing or renting the eligible vacant building during the period the eligible vacant building was unoccupied including how much the building was offered for sale, lease, or rent by the owner or a previous owner during the period the eligible vacant building was unoccupied.

PUBLIC BENEFIT INFORMATION

EMPLOYMENT INFORMATION FOR FACILITY TO BE DESIGNATED

ESTIMATE OF EMPLOYEES AND PAYROLL FOR FORT WAYNE FACILITY REQUESTING ECONOMIC REVITALIZATION AREA DESIGNATION

Please be specific on job descriptions. When listing the occupation codes, please avoid using the "Major Occupational Groupings" (i.e. 11-000, 13-000, 15-000, etc.) which are more general in nature. Instead, use specific occupation codes (i.e. 11-1021, 13-1081, 15-2041 etc) for each created and retained job. To fill out information on occupation and occupation code, use data available through Occupation Employment Statistics for Fort Wayne

http://www.bls.gov/oes/current/oes_23060.htm

Any information concerning the cost of the property and specific salaries paid to individual employees is confidential per Indiana Code (I.C. 6-1.1-12.1-5.1)

Current Full-Time Employment

Occupation	Occupation Code	Number of Jobs	Total Payroll
Spvr, Mgr	51-1011	█	██████████
Prod Helpers	51-9198	██	██████████
Prod Workers	51-9199	██	██████████
Acctg Srvc	43-3031	█	██████████
Cust Srv Reps	43-4051	██	██████████

Retained Full-Time Employment

Occupation	Occupation Code	Number of Jobs	Total Payroll
Spvr, Mgr	51-1011	█	██████████
Prod Helpers	51-9198	██	██████████
Prod Workers	51-9199	█	██████████
Acctg Srvc	43-3031	█	██████████
Cust Srv Reps	43-4051	██	██████████

Additional Full-Time Employment

Occupation	Occupation Code	Number of Jobs	Total Payroll
Prod Workers	51-9199	█	██████████
Cust Srv Reps	43-4051	█	██████████
Spvr	51-1011	█	██████████

PUBLIC BENEFIT INFORMATION

Current Part-Time or Temporary Jobs

Occupation	Occupation Code	Number of Jobs	Total Payroll
Installers	49-9099	2	\$ 30,000
Acctg Srvc	43-3031	1	\$ 25,000
Prod Helpers	51-9198	3	\$ 6,500

Retained Part-Time or Temporary Jobs

Occupation	Occupation Code	Number of Jobs	Total Payroll
Installers	49-9099	2	\$ 30,000
Acctg Srvc	43-3031	1	\$ 25,000
Prod Helpers	51-9198	3	\$ 6,500

Additional Part-Time or Temporary Jobs

Occupation	Occupation Code	Number of Jobs	Total Payroll
Cust Srv Reps	43-4051	2	\$ 23,000
Prod Workers	51-9199	3	\$ 37,500
Prod Helpers	51-9198	3	\$ 26,000

Check the boxes below if the existing jobs and the jobs to be created will provide the listed benefits:

- | | | |
|--------------------------------------------------|--------------------------------------------------------|----------------------------------------------------------|
| <input checked="" type="checkbox"/> Pension Plan | <input checked="" type="checkbox"/> Major Medical Plan | <input checked="" type="checkbox"/> Disability Insurance |
| <input type="checkbox"/> Tuition Reimbursement | <input checked="" type="checkbox"/> Life Insurance | <input type="checkbox"/> Dental Insurance |

List any benefits not mentioned above:

When will you reach the levels of employment shown above? (month/year): 06/2016

REQUIRED ATTACHMENTS

The following must be attached to the application.

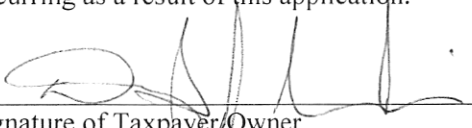
1. **Statement of Benefits Form(s) (first page/front side completed)**
2. **Full legal description of property and a plat map identifying the property boundaries. (Property tax bill legal descriptions are not sufficient.) Should be marked as Exhibit A.**
3. **Check for non-refundable application fee made payable to the City of Fort Wayne.**

ERA filing fee (either real or personal property improvements)	.1% of total project cost not to exceed \$500
ERA filing fee (both real and personal property improvements)	.1% of total project cost not to exceed \$750
ERA filing fee (vacant commercial or industrial building)	\$500
ERA filing fee in an EDTA	\$100
Amendment to extend designation period	\$300
Waiver of non compliance with ERA filing	\$500 + ERA filing fee
4. **Owner's Certificate (if applicant is not the owner of property to be designated)
Should be marked as Exhibit B if applicable.**

CERTIFICATION

I, as the legal taxpayer and/or owner, hereby certify that all information and representations made on this application and its attached exhibits are true and complete and that neither an Improvement Location Permit nor a Structural Permit has been filed for construction of improvements, nor has any manufacturing, research and development, logistical distribution or information technology equipment which is a part of this application been purchased and installed as of the date of filing of this application. I also certify that the taxpayer is not delinquent on any and all property tax due to taxing jurisdictions within Allen County, Indiana. I understand that any incorrect information on this application may result in a rescission of any tax phase-ins which I may receive.

I understand that I must file a correctly completed Compliance with Statement of Benefits Form (CF-1/Real Property for real property improvements and CF-1/PP for personal property improvements) and the Public Benefit Annual Update with the City of Fort Wayne Community Development Division in each year in which I receive a deduction. Further the CF-1/PP form must be filed with the county assessor and the CF-1/Real Property must be filed with the county auditor. Failure to file the CF-1 form with these agencies may result in a rescission of any tax phase-in occurring as a result of this application.


Signature of Taxpayer/Owner

Douglas J. Abramowski, President

Printed Name and Title of Applicant

12/07/2015

Date



STATEMENT OF BENEFITS
PERSONAL PROPERTY

State Form 51764 (R3 / 12-13)
Prescribed by the Department of Local Government Finance

COMMUNITY DEVL.

FORM SB-1 / PP

DEC 09 2015

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.

INSTRUCTIONS

- 1. This statement must be submitted to the body designating the Economic Revitalization Area prior to the public hearing...
2. The statement of benefits form must be submitted to the designating body and the area designated an economic revitalization area before the installation...
3. To obtain a deduction, a person must file a certified deduction schedule with the person's personal property return...
4. Property owners whose Statement of Benefits was approved, must submit Form CF-1/PP annually to show compliance...
5. For a Form SB-1/PP that is approved after June 30, 2013, the designating body is required to establish an abatement schedule...

SECTION 1 TAXPAYER INFORMATION
Name of taxpayer: Castleton Village Center Inc
Name of contact person: Ellen Bender, Office Manager
Address of taxpayer: 6321 Huguenard Rd, Ste A; Fort Wayne, IN 46818
Telephone number: (260) 471-5959

SECTION 2 LOCATION AND DESCRIPTION OF PROPOSED PROJECT
Name of designating body: Fort Wayne Common Council
Resolution number (s):
Location of property: 6321 Huguenard Rd, Ste A; Fort Wayne, IN 46818
County: Allen
DLGF taxing district number: 073
Description of manufacturing equipment and/or research and development equipment and/or logistical distribution equipment and/or information technology equipment. (Use additional sheets if necessary.)
HP Scitex FB750 Printer. 8ft wide printer. Can print flat or rolled materials. White ink option.
ESTIMATED
START DATE COMPLETION DATE
Manufacturing Equipment 01/06/2016 01/31/2016
R & D Equipment
Logist Dist Equipment
IT Equipment

SECTION 3 ESTIMATE OF EMPLOYEES AND SALARIES AS RESULT OF PROPOSED PROJECT
Table with 6 columns: Current number, Salaries, Number retained, Salaries, Number additional, Salaries. Values: 24, 667,500, 24, 667,500, 11, 181,000

SECTION 4 ESTIMATED TOTAL COST AND VALUE OF PROPOSED PROJECT
Table with columns: MANUFACTURING EQUIPMENT, R & D EQUIPMENT, LOGIST DIST EQUIPMENT, IT EQUIPMENT. Sub-columns: COST, ASSESSED VALUE. Includes a note: NOTE: Pursuant to IC 6-1.1-12.1-5.1 (d) (2) the COST of the property is confidential.

SECTION 5 WASTE CONVERTED AND OTHER BENEFITS PROMISED BY THE TAXPAYER
Estimated solid waste converted (pounds)
Estimated hazardous waste converted (pounds)
Other benefits:

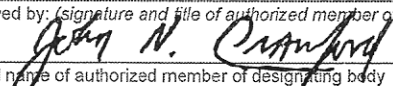
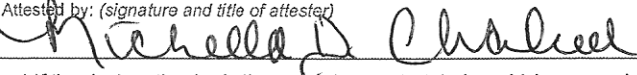
SECTION 6 TAXPAYER CERTIFICATION
I hereby certify that the representations in this statement are true.
Signature of authorized representative: Douglas J. Abramowski
Date signed (month, day, year): 12/7/2015
Printed name of authorized representative: Douglas J. Abramowski
Title: President

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 \$ N/A cost with an assessed value of \$ N/A.
- F. The amount of deduction applicable to new information technology equipment is limited to \$ N/A cost with an assessed value of \$ N/A.
- 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 John N. Crawford	Telephone number (260) 427-1227	Date signed (month, day, year) 12-22-15
Attested by: (signature and title of attester)  Printed name of attester Michelle D. Chambers	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.



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EXHIBIT A

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6321 HUGUENARD ROAD
02-07-17-429-008.000-073

EDGEWOOD INDUSTRIAL PK BLK A LOT 10

DIGEST SHEET

TITLE OF ORDINANCE: **Declaratory Resolution**

DEPARTMENT REQUESTING ORDINANCE: **Community Development Division**

SYNOPSIS OF ORDINANCE: **Hightech Signs is requesting the designation of an Economic Revitalization Area for personal property improvements in the amount of \$130,730.00. In order to expand, Hightech Signs will purchase and install new printing equipment.**

EFFECT OF PASSAGE: **Passage will increase Hightech Signs ability to be competitive and double their production capacity. Hightech Signs will purchase and install new printing equipment. Three full-time positions and eight part-time positions will be created as a result of this project.**

EFFECT OF NON-PASSAGE: **Potential loss of three full-time and eight part-time jobs**

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

ASSIGNED TO COMMITTEE (PRESIDENT): **Russell Jehl and Tom Didier**

MEMORANDUM



TO: City Council
FROM: Elissa McGauley, Economic Development Specialist
DATE: December 14, 2015
RE: Request for designation by Hightech Signs as an ERA for personal property improvements

BACKGROUND

PROJECT ADDRESS: **6321 Huguenard Road** PROJECT LOCATED WITHIN: **Not Applicable**
 PROJECT COST: **\$ 130,730.00** COUNCILMANIC DISTRICT: **3**

COMPANY PRODUCT OR SERVICE: **Hightech Signs is a second generation family business that creates, engineers and manufactures large format digital graphics.**
 PROJECT DESCRIPTION: **Hightech Signs will purchase and install new printing equipment.**

CREATED

RETAINED

JOBS CREATED (FULL-TIME):	3	JOBS RETAINED (FULL-TIME):	18
JOBS CREATED (PART-TIME):	8	JOBS RETAINED (PART-TIME):	6
TOTAL NEW PAYROLL:	\$ 181,000	TOTAL RETAINED PAYROLL:	\$ 606,000
AVERAGE SALARY (FULL-TIME NEW):	\$ 31,500	AVERAGE SALARY (FULL-TIME RETAINED):	\$ 33,666

COMMUNITY BENEFIT REVIEW

Yes No N/A

Project will encourage vacant or under-utilized land appropriate for commercial or industrial use?

Explain:

Yes No N/A

Real estate to be designated is consistent with land use policies of the City of Fort Wayne?

Explain: Property to be designated is zoned I2-General Industrial

Yes No N/A

Project encourages the improvement or replacement of a deteriorated or obsolete structure?

Explain:

Yes No N/A

Project encourages the improvement or replacement of obsolete manufacturing and/or research and development and/or information technology and/or logistical distribution equipment?

Explain: New printing equipment will be purchased

Yes No N/A

Project will result in significant conversion of solid waste or hazardous waste into energy or other useful products?

Explain:

Yes No N/A

Project encourages preservation of an historically or architecturally significant structure?

Explain:

Yes No N/A

Construction will result in Leadership in Energy and Environmental Design (LEED) certification by the U.S. Green Building Council?

Explain:

Yes No N/A

Construction will use techniques to minimize impact on combined sewer overflows? (i.e. rain gardens, bio swales, etc.)

Explain:

Yes No N/A

ERA designation induces employment opportunities for Fort Wayne area residents?

Explain: This project will result in three full-time positions and eight part-time positions.

Yes No N/A

Taxpayer is NOT delinquent on any or all property tax due to any taxing jurisdiction within Allen County.

Explain:

POLICY

Per the policy of the City of Fort Wayne, the following guidelines apply to this project:

1. The period of deduction for personal property is five years. Also attached is a calculation of estimated property taxes saved over the five year deduction.

Under Fort Wayne Common Council's tax abatement policies and procedures, Hightech Signs is eligible for a five year deduction on personal property improvements. Attached is a spreadsheet that shows how the application scored under the review system.

COMMENTS

Signed: *Carman*
Economic Development Specialist

Reviewed: *Elesia McDaul*
Economic Development Manager

Personal Property Abatements

Tax Abatement Review System

	Points Possible	Points Awarded
INVESTMENT (30 points possible)		
Total new Investment in equipment		
Over \$5,000,000	10	
\$1,000,000 to \$4,999,999	8	
\$500,000 to \$999,999	6	
\$0 to \$499,999	4	4
<hr/>		
Investment per employee (both jobs created and retained)		
\$35,000 or more	10	
\$18,500 to \$34,999	8	
\$6,250 to \$18,499	6	
\$1,250 to \$6,249	4	4
less than \$1,250	2	
<hr/>		
Estimated local income taxes generated from jobs retained		
\$80,000 or more	5	
\$30,000 to \$79,999	4	
\$10,000 to \$29,999	3	
\$5,000 to \$9,999	2	2
less than \$5,000	1	
<hr/>		
Estimated local income taxes generated from jobs created (Double points for start-up)		
\$30,000 or more	5	
\$10,000 to \$29,999	4	
\$5,000 to \$9,999	3	
\$3,000 to \$4,999	2	
less than \$3,000	1	1
<hr/>		
ECONOMIC BASE (20 points possible)		
Location Quotient in designated Occupation Code (use majority Occupation Code of all created and retained jobs)		
Greater than 1.0	5	5
<hr/>		
Estimated Percent of Business done outside Allen County		
Greater than 75%	15	15
50% to 74%	10	
25% to 49%	5	
<hr/>		
JOBS (20 points possible)		
Total number of permanent jobs retained		
Over 250	10	
100 to 249	8	
50 to 99	6	
25 to 49	4	
10 to 24	2	2
1 to 9	1	
<hr/>		
Total number of permanent jobs created (Double for start-up)		
Over 100	10	
50-99	8	
25-49	6	
10-24	4	4
1 to 9	2	
<hr/>		
WAGES (20 points possible)		
Median salary of the jobs created and/or retained		
Over \$45,000	20	
\$40,000 to \$44,999	16	
\$35,000 to \$39,999	12	
\$30,000 to 34,999	8	
\$25,000 to \$29,999	4	
under \$25,000	0	0

BENEFITS (10 points possible)

Major Medical Plan	7	7
Pension, Tuition Reimbursement, Life Insurance, Dental Insurance, Disability Insurance,	3	3

SUSTAINABILITY

Construction uses green building techniques (ie LEED Certification)	5
Construction uses techniques to minimize impact on Combined Sewer Overflows (CSOs)	5

Total	47
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Length of Abatement
20 to 39 points - 3 year abatement
40 to 59 points - 5 year abatement
60 to 69 points - 7 year abatement
70 to 100 points - 10 year abatement

* If Average annual salary of the full-time jobs created by listed occupation is 10% or greater than the average salary for Allen County using current occupational employment statistics, then the applicant is eligible for an alternate deduction schedule.

Personal Property Deduction Schedules	Alternative Deduction Personal Property Schedules
10 year	10 Year
Year 1: 100%	Year 1: 100%
Year 2: 90%	Year 2: 100%
Year 3: 80%	Year 3: 100%
Year 4: 70%	Year 4: 100%
Year 5: 60%	Year 5: 100%
Year 6: 50%	Year 6: 90%
Year 7: 40%	Year 7: 80%
Year 8: 30%	Year 8: 65%
Year 9: 20%	Year 9: 50%
Year 10: 10%	Year 10: 40%
Year 11: 0%	
7 year	7 Year
Year 1: 100%	Year 1: 100%
Year 2: 85%	Year 2: 100%
Year 3: 71%	Year 3: 100%
Year 4: 57%	Year 4: 100%
Year 5: 43%	Year 5: 100%
Year 6: 29%	Year 6: 71%
Year 7: 14%	Year 7: 43%
Year 8: 0%	
5 year	
Year 1: 100%	
Year 2: 80%	
Year 3: 60%	
Year 4: 40%	
Year 5: 20%	
Year 6: 0%	
3 year	
Year 1: 100%	
Year 2: 66%	
Year 3: 33%	
Year 4: 0%	

FORT WAYNE COMMUNITY DEVELOPMENT DIVISION
TAX ABATEMENT - ESTIMATE OF SAVINGS

PERSONAL PROPERTY TAX ABATEMENT - 5 yr Schedule

Year	True Cash Value	"Pool 2"	True Tax Value	Assessed Value	Tax Abatement %	Tax Paid %	Deduction	Taxable A V	Tax Rate	Tax Paid	Tax Saved
1	\$130,730	40%	\$52,292	\$52,292	100%	0%	\$52,292	\$0	0.033979	\$0	\$1,777
2	\$130,730	56%	\$73,209	\$73,209	80%	20%	\$58,567	\$14,642	0.033979	\$498	\$1,990
3	\$130,730	42%	\$54,907	\$54,907	60%	40%	\$32,944	\$21,963	0.033979	\$746	\$1,119
4	\$130,730	32%	\$41,834	\$41,834	40%	60%	\$16,733	\$25,100	0.033979	\$853	\$569
5	\$130,730	24%	\$31,375	\$31,375	20%	80%	\$6,275	\$25,100	0.033979	\$853	\$213
6	\$130,730	18%	\$23,531	\$23,531	0%	100%	\$0	\$23,531	0.033979	\$800	\$0
7	\$130,730	15%	\$19,610	\$19,610	0%	100%	\$0	\$19,610	0.033979	\$666	\$0
8	\$130,730	15%	\$19,610	\$19,610	0%	100%	\$0	\$19,610	0.033979	\$666	\$0
9	\$130,730	15%	\$19,610	\$19,610	0%	100%	\$0	\$19,610	0.033979	\$666	\$0
10	\$130,730	15%	\$19,610	\$19,610	0%	100%	\$0	\$19,610	0.033979	\$666	\$0
11	\$130,730	15%	\$19,610	\$19,610	0%	100%	\$0	\$19,610	0.033979	\$666	\$0
						TOTAL TAX SAVED		(10 yrs on 5 yr deduction)		\$5,668	
						TOTAL TAX PAID		(10 yrs on 5 yr deduction)		\$6,414	

NOTE: Above calculations assume a constant tax rate over the abatement period. Time value of money is not considered.

Public Hearing Date, if applicable _____

Read the first time in full and on motion by Councilman Russ Jehl

Read the second time by title and referred to the Finance

Committee. Read the third time in full and on motion by Councilman

Russ Jehl, placed on passage by the following vote:

	<u>AYES</u>	<u>NAYS</u>	<u>ABSTAINED</u>	<u>ABSENT</u>
<u>TOTAL VOTES</u>	<u>8</u>	_____	_____	<u>1</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:

12-22-15

Michelle D. Chambers
MICHELLE D. CHAMBERS, 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-109-15 on the 22nd day of
December, 2015

Michelle D. Chambers
ATTEST:
MICHELLE D. CHAMBERS,
CITY CLERK

John W. Crawford
PRESIDING OFFICER

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the 23rd day
of December, 2015, at the hour of 1:00 o'clock PM E.S.T.

Michelle D. Chambers
MICHELLE D. CHAMBERS, CITY CLERK

Approved and signed by me this 23rd day of December
2015, at the hour of 9:00 O'clock AM E.S.T.

Thomas C. Henry
THOMAS C. HENRY, MAYOR

BILL NO. R-15-12-16

REPORT OF COMMITTEE ON FINANCE

DECEMBER 15, 2015

RUSS JEHL - CHAIR
TOM DIDIER - CO-CHAIR
ALL COUNCIL MEMBERS

A DECLARATORY RESOLUTION designating an "Economic Revitalization Area" under I.C. 6-1.1-12.1 for property commonly known as 6321 Huguenard Road, Fort Wayne, Indiana 46818 (Hightech Signs). **COMMITTEE OF FINANCE HAVE HAD SAID ORDINANCE** under Consideration and beg leave to report back to the Common Council that said ordinance

DO PASS

DO NOT PASS

ABSTAIN

NO REC

ru
[Signature]
[Signature]
[Signature]
Thomas Didier
John W. Campbell
Martin A. Bond
[Signature]

MICHELLE D. CHAMBERS
CITY CLERK

[Signature]
