

**A CONFIRMING RESOLUTION designating an  
"Economic Revitalization Area" under I.C. 6-1.1-  
12.1 for property commonly known as 1916  
Lakeview Drive, Fort Wayne, Indiana 46808 (All  
Tool & Die, LLC)**

**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 create one full-time, permanent job for a total new, annual payroll of \$40,000, with the average new annual job salary being \$40,000 and retain 10 full-time, permanent jobs for a current annual payroll of \$393,085, with the average current annual job salary being \$39,308; and

**WHEREAS**, the total estimated project cost is \$182,000; and

**WHEREAS**, a recommendation has been received from the Committee on Finance on 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; and

**WHEREAS**, if said Resolution involves an area that has already been designated an allocation area under I.C. 36-7-14-39, The Fort Wayne Redevelopment Commission has adopted a Resolution approving the designation.

**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.

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 the new manufacturing equipment, all contained  
7 in Petitioner's Statement of Benefits are reasonable and are benefits that can be reasonably  
8 expected to result from the proposed described installation of the new manufacturing  
9 equipment.

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

12                   (a) If the proposed new manufacturing equipment is not installed, the approximate  
13 current year tax rates for this site would be \$3.3722/\$100.

14                   (b) If the proposed new manufacturing equipment is installed and no deduction is  
15 granted, the approximate current year tax rate for the site would be  
16 \$3.3722/\$100 (the change would be negligible).

17                   (c) If the proposed new manufacturing equipment is installed, and a deduction  
18 percentage of eighty percent (80%) is assumed, the approximate current year  
19 tax rate for the site would be \$3.3722/\$100 (the change would be negligible).

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

23                   **SECTION 7.** The deduction schedule from the assessed value of new  
24 manufacturing 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%
6	0%

25                   **SECTION 8.** 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  
27 deductions.

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**SECTION 9.** For new manufacturing equipment, a deduction application must contain a performance report showing the extent to which there has been compliance with the Statement of Benefits form approved by the Fort Wayne Common Council at the time of filing. This report must be submitted to the Allen County Auditor's Office, and the City of Fort 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.

**SECTION 10.** The performance report must contain the following information

- (a) The cost and description of real property improvements and/or new manufacturing equipment acquired.
- (b) The number of employees hired through the end of the preceding calendar year as a result of the deduction.
- (c) The total salaries of the employees hired through the end of the preceding calendar year as a result of the deduction.
- (d) The total number of employees employed at the facility receiving the deduction.
- (e) The total assessed value of the real and/or personal property deductions.
- (f) The tax savings resulting from the real and/or personal property being abated.

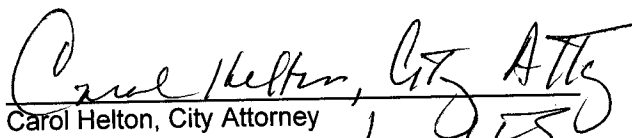
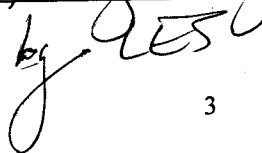
**SECTION 11.** That, the taxpayer is non-delinquent on any and all property tax due to jurisdictions within Allen County, Indiana.

**SECTION 12.** 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 13.** 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  




**2012073044**  
**RECORDED: 12/21/2012 2:44:15 PM**  
**JOHN MCGAULEY**  
**ALLEN COUNTY RECORDER**  
**FORT WAYNE, IN**

**QUITCLAIM DEED**  
(Parcel No.: 02-07-33-481-002.000-073)

THIS INDENTURE WITNESSETH, That Donald L. Kincaid of Allen County in the State of Indiana ("Grantor"), QUITCLAIMS to Elaine L. Kincaid, as Trustee of The Donald L. Kincaid 2012 Irrevocable Trust, under Agreement dated December 20, 2012 ("Grantee"), for no consideration, all of his right, title and interest in and to the following described real estate in Allen County, State of Indiana:

Part of Lot #14 in West State Subdivision, Section "A", Amended, an Addition to the City of Fort Wayne, Indiana, said part being more particularly described as follows, to wit: Beginning at the Southwest corner of said Lot #14; thence North, on and along the West line of said Lot #14, being also the East right-of-way line of Lakeview Drive, a distance of 128.3 feet (recorded 128.6 feet) to the Northwest corner of said Lot #14; thence Easterly, on and along the North line of said Lot #14, a distance of 320.0 feet; thence Southerly, a distance of 82.2 feet to an Easterly corner of said Lot #14; thence Southeasterly, on and along an Easterly line of said Lot #14, a distance of 48.2 feet to the Southeast corner of said Lot #14; thence Westerly, on and along the South line of said Lot #14, a distance of 331.5 feet (recorded 332.0 feet) to the point of beginning.

Subject to all taxes, mortgages of record, assessments, easements, and to all restrictions and limitations of record.

IN WITNESS WHEREOF, Grantor has executed this deed this 21<sup>st</sup> day of December, 2012.

GRANTOR: Donald L. Kincaid  
Donald L. Kincaid

RECORDED  
Duly entered for record  
to final record

DEC 21 2012

DEC 21 2012

Stamp: *Stacy O'Donoghue*  
STACY O'DONOGHUE  
RECORDER

Stamp: *Janet...*  
AUDITOR OF ALLEN COUNTY

18

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 All Tool & Die, LLC for personal property improvements in the amount of \$182,000. All Tool & Die, LLC will purchase and install new manufacturing equipment.**

EFFECT OF PASSAGE: **One new full-time position will be created, personal property improvements will be made with the purchase and installation of new manufacturing equipment.**

EFFECT OF NON-PASSAGE: **Potential loss of investment and one new full-time position.**

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

ASSIGNED TO COMMITTEE (CO-CHAIRS): **Glynn Hines and John Crawford**

MAKE CHECKS PAYABLE TO:  
Fort Wayne Newspapers, Inc.

**LEGAL  
INVOICE**

<b>Account #</b>	<b>Invoice Date</b>
1060008	9/30/2016

Terms: Upon Receipt

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

<b>ORDER NO</b>	<b>BALANCE</b>
0001259579	\$47.08

<b>AMT DUE</b>
\$47.08
<b>AMOUNT PAID</b>
<b>CHECK NO.</b>

**PUBLICATION OF LEGAL NOTICES**

DATE	ORDER NUMBER	DESCRIPTION	LINES 6 PT.	RATE	COST
9/30/16-9/30/16	0001259579	Journal Gazette Resolution No. R-16-09-34 1916 Lakeview	54	0.436	23.54
9/30/16-9/30/16	0001259579	News-Sentinel Resolution No. R-16-09-34 1916 Lakeview	54	0.436	23.54

CUSTOMER ACCOUNT # 1060008

FW Common Council  
9/30/2016

\$47.08
<b>TOTAL AMT DUE</b>

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

# The Journal Gazette

Account # 1060008 - 1259579  
FW Common Council

Allen County, Indiana

## 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	54

### COMPUTATION OF CHARGES

<u>54</u> lines, <u>1</u> column(s) wide equals	
<u>54</u> equivalent lines at \$ <u>0.436</u> cents per line	\$ 23.54
Additional charges for notices containing rule or tabular work (50 per cent of above amount)	
Charge for extra proofs of publication (\$2.00 for each proof in excess of two)	
TOTAL AMOUNT OF CLAIM	<u>\$ 23.54</u>

### DATA FOR COMPUTING COST

Width of single column in picas . . . . 9.8    Size of type . . . . 7point.  
Number of Insertions . . . . 1

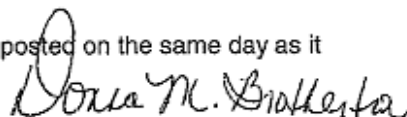
Pursuant to the provisions and penalties of IC 5-11-10-1, I hereby certify that the foregoing account is just and correct, that the amount claimed is legally due, after allowing all just credits, and that no part of the same has been paid.

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 1 times.

The dates of publication being as follows:

9/30/2016

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



Donna M. Brotherton  
Legal Clerk

Date: September 30, 2016

ATTACH COPY OF ADVERTISEMENT HERE

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

CONFIRMING RESOLUTION NO.  
R-16-09-34

NOTICE IS HEREBY GIVEN THAT THE FORT WAYNE COMMON COUNCIL OF THE CITY OF FORT WAYNE, INDIANA, WILL CONDUCT A PUBLIC HEARING ON OCTOBER 11, 2016, 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:

1916 Lakeview Drive  
Fort Wayne, Indiana 46808  
All Tool & Die, LLC

COMMON COUNCIL WILL CONDUCT A PUBLIC HEARING ON WHETHER THE ABOVE DESCRIBED RESOLUTION SHOULD BE CONFIRMED, MODIFIED AND CONFIRMED, OR RESCINDED ON TUESDAY, OCTOBER 11, 2016.

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) 427-1200 AT LEAST SEVENTY-TWO HOURS PRIOR TO THE MEETING.

LANA R. KEESLING  
CITY CLERK  
9--30 1259579 hspaxlp

# The News-Sentinel

Allen County, Indiana

Account # 1060008 - 1259579  
FW Common Council

## PUBLISHER'S CLAIM

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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 \_\_\_\_\_

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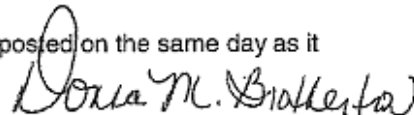
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LANA R. KEESLING  
CITY CLERK  
9-30 1259579 hspaxlp

**REPORT OF COMMITTEE ON FINANCE**

**October 11, 2016**

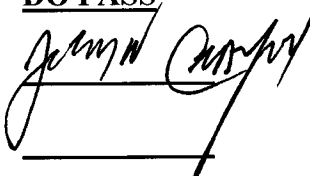
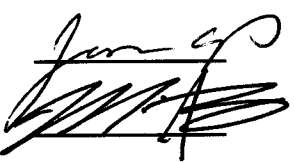
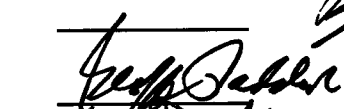

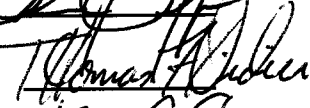
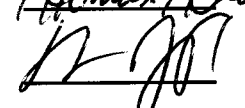
**John Crawford Chair**

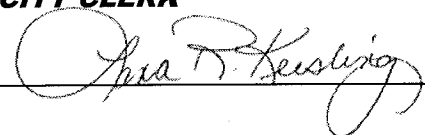
**Glynn Hines Co-Chair**

**All Council Members**

A CONFIRMING RESOLUTION designating an "Economic Revitalization Area" under I.C. 6-1.1-12.1 for property commonly known as 1916 Lakeview Drive, Fort Wayne, Indiana 46808 (All Tool & Die, LLC)

**COMMITTEE ON FINANCE 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>
			
			
			
			
			
			

**LANA R. KEESLING**  
**CITY CLERK**  


Public Hearing Date: 10/11/16

Read the first time in full and on motion by Councilman Crawford.

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

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

<u>TOTAL VOTES</u>	<u>AYES</u>	<u>NAYS</u>	<u>ABSTAINED</u>	<u>ABSENT</u>
ARP	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
BARRANDA	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
CRAWFORD	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
DIDIER	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ENSLEY	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
FREISTROFFER	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
HINES	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
JEHL	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
PADDOCK	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

DATED: October 11, 2016

  
 \_\_\_\_\_  
 LANA R. KEESLING, CITY CLERK

Passed and adopted by the Common Council of the City of Fort Wayne, Indiana, as

General Resolution No. R-16-09-34 on the 11th day of October, 2016

ATTEST:

  
 \_\_\_\_\_  
 LANA R. KEESLING  
 CITY CLERK

  
 \_\_\_\_\_  
 PRESIDING OFFICER

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the 12th of October 2016, at the hour of 3:15 o'clock P.M. E.S.T.

  
 \_\_\_\_\_  
 LANA R. KEESLING, CITY CLERK

Approved and signed by me this 13<sup>th</sup> day of October 2016, at the hour of 2:00 O'clock PM E.S.T.

  
 \_\_\_\_\_  
 THOMAS C. HENRY, MAYOR