BILL NO. R-15-03-10

DECLARATORY RESOLUTION NO. R-_______

A DECLARATORY RESOLUTION designating an "Economic Revitalization Area" under I.C. 6-1.1-12.1 for property commonly known as 2980 E. Coliseum Blvd., Fort Wayne, Indiana 46805 (P&A Realty, Inc./Intellectual Technology, Inc.)

WHEREAS, Petitioner has duly filed its petition dated March 2, 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 10 full-time and 3 part-time, permanent jobs for a total new, annual payroll of $436,000, with the average new annual job salary being $33,538 and retain 64 full-time and 3 part-time, permanent jobs for a total current annual payroll of $3,642,800, with the average current, annual job salary being $54,370; and

WHEREAS, the total estimated project cost is $1,650,000; 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.

SECTION 3. That, said designation of the hereinabove described property as an "Economic Revitalization Area" shall apply to both a deduction of the assessed value of real estate and personal property for new manufacturing and research and development 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 the value of redevelopment or rehabilitation and the estimate of the value of new manufacturing and research and development 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 redevelopment or rehabilitation and from the installation of new manufacturing and research and development equipment.

SECTION 5. That, 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 $3.2081/$100.

(b) If the proposed development does occur and no deduction is granted, the approximate current year tax rate for the site would be $3.2081/$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 $3.2081/$100 (the change would be negligible).

(d) If the proposed new manufacturing and research and development equipment is not installed, the approximate current year tax rates for this site would be $3.2081/$100.

(e) If the proposed new manufacturing and research and development equipment is installed and no deduction is granted, the approximate current year tax rate for the site would be $3.2081/$100 (the change would be negligible).

(f) If the proposed new manufacturing and research and development equipment is installed and a deduction percentage of eighty percent (80%) is assumed, the approximate current year tax rate for the site would be $3.2081/$100 (the change would be negligible).

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

SECTION 7. 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 ten years, and the deduction from the assessed value of the new manufacturing and research and development equipment shall be for a period of ten years.

SECTION 8. The deduction schedule from the assessed value of the real property pursuant to I.C. 6-1.1-12.1-17 shall look like this:

Year of Deduction	Percentage
1	100%
2	95%
3	80%
4	65%
5	50%
6	40%
7	30%
8	20%
9	10%
10	5%

SECTION 9. The deduction schedule from the assessed value of new manufacturing and research and development equipment pursuant to I.C. 6-1.1-12.1-17 shall look like this:

Year of Deduction	Percentage
1	100%
2	90%
3	80%
4	70%
5	60%
6	50%
7	40%
8	30%
9	20%
10	10%

SECTION 10. That, the benefits described in the Petitioner's Statement of Benefits can be reasonably expected to result from the project and are sufficient to justify the applicable deductions.

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 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 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

CITY OF FT WAYNE

03/2013

MAR 0 2 2015 ajw

COMMUNITY DEVL

ECONOMIC REVITALIZATION AREA APPLICATION
CITY OF FORT WAYNE, INDIANA

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

- [x] **Real Estate Improvements**
- [x] **Personal Property Improvements**
- [ ] **Vacant Commercial or Industrial Building**

Total cost of real estate improvements:	$ 1,200,000
Total cost of manufacturing equipment improvements:	$ 200,000
Total cost of research and development equipment improvements:	$ 250,000
Total cost of logistical distribution equipment improvements:	
Total cost of information technology equipment improvements:	
TOTAL OF ABOVE IMPROVEMENTS:	$ 1,650,000

GENERAL INFORMATION

Real property taxpayer's name: P&A Realty, Inc.

Personal property taxpayer's name: Intellectual Technology, Inc.

Telephone number: 260-459-8800

Address listed on tax bill: 2980 E. Coliseum Blvd

Name of company to be designated, if applicable: Intellectual Technology, Inc.

Year company was established: 1989

Address of property to be designated: 2980 E. Coliseum Blvd

Real estate property identification number: 02-08-30-428-001.000-072

Contact person name: John W. Low

Contact person telephone number: (760) 476-9100 Contact person Email: jlow@iti4dmv.com

Contact person address: 1901 Camino Vida Roble, Suite 204, Carlsbad, CA 92008

List company officer and/or principal operating personnel

NAME	TITLE	ADDRESS	PHONE NUMBER
Craig Litchin	President	1901 Camino Vida Roble, Suite 204, Carlsbad,	(760) 476-9100
John W. Low	Chief Financial Officer & Sec	1901 Camino Vida Roble, Suite 204, Carlsbad,	(760) 476-9100
Drew Nicholson	Chief Operating Officer	2980 E. Coliseum Blvd, Fort Wayne, In 46804	(260) 459-8800

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

NAME	PERCENTAGE
ITI Holdings, Inc.	78%
Walter Fuller	6%
Craig Litchin	1%
Various Others	15%

☐ 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? 98%

What is the company's primary North American Industrial Classification Code (NAICs)? 541519

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

Intellectual Technology, Inc. provides turnkey solutions to government jurisdictions for the management and operation of vehicle registrations, license plate and other DMV related functions.

Dollar amount of annual sales for the last three years:

Year	Annual Sales
2014	$ 16,200,000.00
2013	$ 15,840,000
2012	$ 13,400,000

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

Customer Name	City/State	Annual Gross Sales
Indiana BMV	Indianapolis, IN	$ 2,700,000
California DMV	Sacramento, CA	$ 3,400,000
Nevada DMV	Carson City, CA	$ 2,400,000

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

Supplier Name	City/State	Annual Gross Purchases
Standard Register	Dayton, OH	$ 1,800,000
3M	St. Paul MN	$ 1,300,000
Datamax-O'Neil Corp	Orlando, FL	$ 700,000

List the company's top three competitors:

Competitor Name	City/State
MorphoTrust-Safran	Billerica, MA
3M	St. Paul, MN
RR Donnelley	Chicago, IL

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

The expanded facility will be the Company's license plate printing and R&D facility including fulfillment services to provide license plates to Indiana citizens.

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 area where the the new building will be located has been unused parking area for a number of years. The new modern building and landscaping will enable a better use for the land.

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:

New pre-engineered metal building added in 2014 and massonary bildong. The metal building is approx 10,000 SF & the massonary building is approx. 20,000 SF.

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

The massonary building was reconditione in 2014. The metal building addition is new

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

12,000 SF metal building to be added, manufacturing and offices, all air conditioned and a 1,200 SF research facility.

Projected construction start (month/year): 2/20/2015

Projected construction completion (month/year): 6/15/2015

☐ 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)

1 Matan Printer - $250,000 for R&D
1 NASPO compliant security system with cameras, monitors and recording equipment. $200,000 - Manufacturing

☐ 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): 04/2015

Date last piece of equipment will be installed (month/year): 03/2016

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

1 Matan Printer - $250,000 for R&D - 9-12 year life
1 NASPO compliant security system with cameras, monitors and recording equipment. $200,000 - 5-8 year life

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**

Current Full-Time Employment

Occupation	Occupation Code	Number of Jobs	Total Payroll
See Attachment B			

Retained Full-Time Employment

Occupation	Occupation Code	Number of Jobs	Total Payroll
See Attachment B			

Additional Full-Time Employment

Occupation	Occupation Code	Number of Jobs	Total Payroll
See Attachment B			

PUBLIC BENEFIT INFORMATION

Current Part-Time or Temporary Jobs

Occupation	Occupation Code	Number of Jobs	Total Payroll
See Attachment C			

Retained Part-Time or Temporary Jobs

Occupation	Occupation Code	Number of Jobs	Total Payroll
See Attachment C			

Additional Part-Time or Temporary Jobs

Occupation	Occupation Code	Number of Jobs	Total Payroll
See Attachment C			

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

- ☐ Pension Plan
- ☑ Major Medical Plan
- ☑ Disability Insurance
- ☐ Tuition Reimbursement
- ☑ Life Insurance
- ☑ Dental Insurance

List any benefits not mentioned above:

401K with employer match equal tofirst 1% of gross wages, Company also cover dependent care(medical/dental)

When will you reach the levels of employment shown above? (month/year): 03/2016

ATTACHMENT B

Current Full-Time Employment

Occupation	Occupation Code	Number of Jobs	Total Payroll
Ops Manager	11-1021	1	180,000
Programmer	15-1131	2	188,000
Software Engineer	15-1133	7	588,000
Program Analyst	15-1121	1	90,000
Field Technician	49-2011	8	409,000
Database Administrator	15-1141	1	90,000
Customer Support	43-2011	11	325,000
Network/System Admin	15-1142	3	215,000
Network Support	15-1152	2	85,000
Software Dev Mgr	11-3021	1	105,000
System Engineer	15-1131	2	148,000
Graphics Arts	15-1134	2	110,000
Office clerical	43-3011	1	28,000
Office Manager	43-9199	1	50,000
Warehouse Manager	41-3011	3	285,000
Sales/Marketing	41-3011	3	195,000
Mailroom Operations	51-9196	6	170,000
Production	51-9198	6	200,000
Purchasing	13-1023	3	135,000

Retained Full-Time Employment

Occupation	Occupation Code	Number of Jobs	Total Payroll
Ops Manager	11-1021	1	180,000
Programmer	15-1131	2	188,000
Software Engineer	15-1133	7	588,000
Program Analyst	15-1121	1	90,000
Field Technician	49-2011	8	409,000
Database Administrator	15-1141	1	90,000
Customer Support	43-2011	11	325,000
Network/System Admin	15-1142	3	215,000
Network Support	15-1152	2	85,000
Software Dev Mgr	11-3021	1	105,000
System Engineer	15-1131	2	148,000
Graphics Arts	15-1134	2	110,000
Office clerical	43-3011	1	28,000
Office Manager	43-9199	1	50,000
Warehouse Manager	41-3011	3	285,000
Sales/Marketing	41-3011	3	195,000
Mailroom Operations	51-9196	6	170,000
Production	51-9198	6	200,000
Purchasing	13-1023	3	135,000

Additional Full-Time Employment

Occupation	Occupation Code	Number of Jobs	Total Payroll
Program Manager LP	15-1131	1	100,000
Software Engineer LP	15-1133	1	85,000
Mailroom Ops LP	51-9196	8	215,000

Current Part-Time or Temporary Jobs

Occupation	Occupation Code	Number of Jobs	Total Payroll
Production	51-9198	3	46,800

Retained Part-Time of Temporary Jobs

Occupation	Occupation Code	Number of Jobs	Total Payroll
Production	51-9198	3	46,800

Additional Part-Time of Temporary Jobs

Occupation	Occupation Code	Number of Jobs	Total Payroll
Mailroom Operations	51-9196	3	36,000

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

John W. Low / Chief Financial Officer
Printed Name and Title of Applicant

02/13/2015
Date

STATEMENT OF BENEFITS
PERSONAL PROPERTY
State Form 51764 (R3 / 12-13)
Prescribed by the Department of Local Government Finance

CITY OF FT WAYNE

MAR 0 2 2015

COMMUNITY DEV

FORM SB-1 / PP

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 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-1/PP annually to show compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.6)*
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: Intellectual Technology, Inc.	Name of contact person: John W. Low
Address of taxpayer *(number and street, city, state, and ZIP code)*: 2980 E. Coliseum Blvd.	Telephone number: (760) 476-9100

SECTION 2 — LOCATION AND DESCRIPTION OF PROPOSED PROJECT

Name of designating body: Fort Wayne City Council		Resolution number (s):
Location of property: 2980 E. Coliseum Blvd.	County: Allen	DLGF taxing district number:

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.)*

1 Matan Printer - $250,000 for R&D
1 NASPO compliant security system with cameras, monitors and recording equipment. $200,000 - Manufacturing

	ESTIMATED START DATE	ESTIMATED COMPLETION DATE
Manufacturing Equipment	04/01/2015	03/31/2016
R & D Equipment	04/01/2015	03/31/2016
Logist Dist Equipment		
IT Equipment		

SECTION 3 — ESTIMATE OF EMPLOYEES AND SALARIES AS RESULT OF PROPOSED PROJECT

Current number	Salaries	Number retained	Salaries	Number additional	Salaries
67	$3,642,800.00	67.00	$3,642,800.00	13	$436,000.00

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								
Plus estimated values of proposed project	200,000		250,000					
Less values of any property being replaced								
Net estimated values upon completion of project								

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	Date signed *(month, day, year)*: 2/13/2015
Printed name of authorized representative: John W. Low	Title: Chief Financial Officer

STATEMENT OF BENEFITS
REAL ESTATE IMPROVEMENTS

State Form 51767 (R6 / 10-14)
Prescribed by the Department of Local Government Finance

CITY OF FT WAYNE
MAR 0 2 2015
COMMUNITY DEVL.

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)

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*** *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*

SECTION 1 — TAXPAYER INFORMATION

Name of taxpayer: P and A Realty, Inc.		
Address of taxpayer (*number and street, city, state, and ZIP code*): P.O. Box 11529, Fort Wayne, IN 46859		
Name of contact person: Patrick J Bruggeman, Pres	Telephone number: (260) 424-4329	E-mail address:

SECTION 2 — LOCATION AND DESCRIPTION OF PROPOSED PROJECT

Name of designating body: Fort Wayne Common Council		Resolution number:
Location of property: Unassigned	County: Allen	DLGF taxing district number:
Description of real property improvements, redevelopment, or rehabilitation (*use additional sheets if necessary*): Adding approximately 13,300 Square Feet of new office, research/development and manufacturing space.		Estimated start date (*month, day, year*): 2/20/2015 Estimated completion date (*month, day, year*): 6/1/2015

SECTION 3 — ESTIMATE OF EMPLOYEES AND SALARIES AS RESULT OF PROPOSED PROJECT

Current number	Salaries	Number retained	Salaries	Number additional	Salaries
67.00	$3,642,800.00	67.00	$3,642,800.00	13.00	$436,000.00

SECTION 4 — ESTIMATED TOTAL COST AND VALUE OF PROPOSED PROJECT

	REAL ESTATE IMPROVEMENTS	
	COST	ASSESSED VALUE
Current values		
Plus estimated values of proposed project	1,300,000.00	
Less values of any property being replaced		
Net estimated values upon completion of project		

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: Patk J Bruggeman	Date signed (*month, day, year*):
Printed name of authorized representative: Patrick J Bruggeman	Title: President

Exhibit "A"

Tract #2 Lease Area Description

PART OF THE SOUTHEAST ONE QUARTER OF SECTION 30, TOWNSHIP 31 NORTH, RANGE 13 EAST, ALLEN COUNTY, INDIANA; MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF LOT NUMBER 174 IN THE PLAT AS RECORDED OF KIRKWOOD PARK ADDITION, SECTION "F", IN THE OFFICE OF THE RECORDER OF ALLEN COUNTY; THENCE RUNNING NORTH ON THE EAST LINE PRODUCED NORTH, OF SAID LOT, A DISTANCE OF 68.0 FEET; THENCE BY A DEFLECTION RIGHT OF 90 DEGREES 02 MINUTES 44 SECONDS, A DISTANCE OF 150.71 FEET; THENCE BY A DEFLECTION LEFT OF 90 DEGREES 00 MINUTES, A DISTANCE OF 117.81 FEET; THENCE BY A DEFLECTION RIGHT OF 90 DEGREES 00 MINUTES, A DISTANCE OF 12.60 FEET TO THE CENTERLINE OF A 60 FEET ACCESS, DRAINAGE, AND UTILITY EASEMENT DESCRIBED IN DOC. 960029854 AND THE POINT OF BEGINNING OF THIS DESCRIPTION;

THENCE CONTINUING ON SAID LINE A DISTANCE OF 34.34 FEET; THENCE BY A DEFLECTION RIGHT OF 23 DEGREES 53 MINUTES 59 SECONDS, A DISTANCE OF 203.07 FEET; THENCE BY A DEFLECTION RIGHT OF 90 DEGREES 18 MINUTES 03 SECONDS, A DISTANCE OF 72.50 FEET; THENCE BY A DEFLECTION LEFT OF 89 DEGREES 39 MINUTES 17 SECONDS, A DISTANCE OF 101.10 FEET; THENCE BY A DEFLECTION LEFT OF 90 DEGREES 16 MINUTES 20 SECONDS A DISTANCE OF 39.98 FEET; THENCE BY A DEFLECTION RIGHT OF 90 DEGREES 00 MINUTES, A DISTANCE OF 44.0 FEET; THENCE BY A DEFLECTION RIGHT OF 90 DEGREES 00 MINUTES, A DISTANCE OF 40.19 FEET; THENCE BY A DEFLECTION LEFT OF 89 DEGREES 43 MINUTES 40 SECONDS A DISTANCE OF 58.02 FEET; THENCE BY A DEFLECTION RIGHT OF 90 DEGREES 00 MINUTES, A DISTANCE OF 206.67 FEET; THENCE BY A DEFLECTION RIGHT OF 39 DEGREES 57 MINUTES 57 SECONDS, A DISTANCE OF 279.85 FEET; THENCE BY A DEFLECTION RIGHT OF 26 DEGREES 12 MINUTES 52 SECONDS, A DISTANCE OF 41.17 FEET TO THE CENTERLINE OF SAID 60' ACCESS, DRAINAGE, AND UTILITY EASEMENT; THENCE BY A DEFLECTION RIGHT OF 89 DEGREES 59 MINUTES 37 SECONDS, A DISTANCE OF 530.37 FEET; THENCE ON A CURVE TO THE LEFT HAVING A RADIUS OF 150.00 FEET, AN ARC LENGTH OF 10.29 FEET, AND SUBTENDED BY A CHORD DEFLECTING LEFT 1 DEGREE 57 MINUTES 58 SECONDS AND A CHORD LENGTH OF 10.29 FEET TO THE POINT OF BEGINNING, CONTAINING 3.047 ACRES, MORE OR LESS.

PART OF PARENT PARCEL TAX I.D. NO. 02-08-30-428-001.000-072.

THIS DESCRIPTION WAS PREPARED FOR THE ZACHER COMPANY, IAB FINANCIAL BANK, AND OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY BY BERTSCH-FRANK & ASSOCIATES, LLC. AND CERTIFIED BY MATTHEW G. BERTSCH, P.L.S. INDIANA REGISTERED LAND SURVEYOR NO. 20200087.

MATTHEW G. BERTSCH REGISTERED No. 20200087 STATE OF INDIANA LAND SURVEYOR

Matthew G. Bertsch

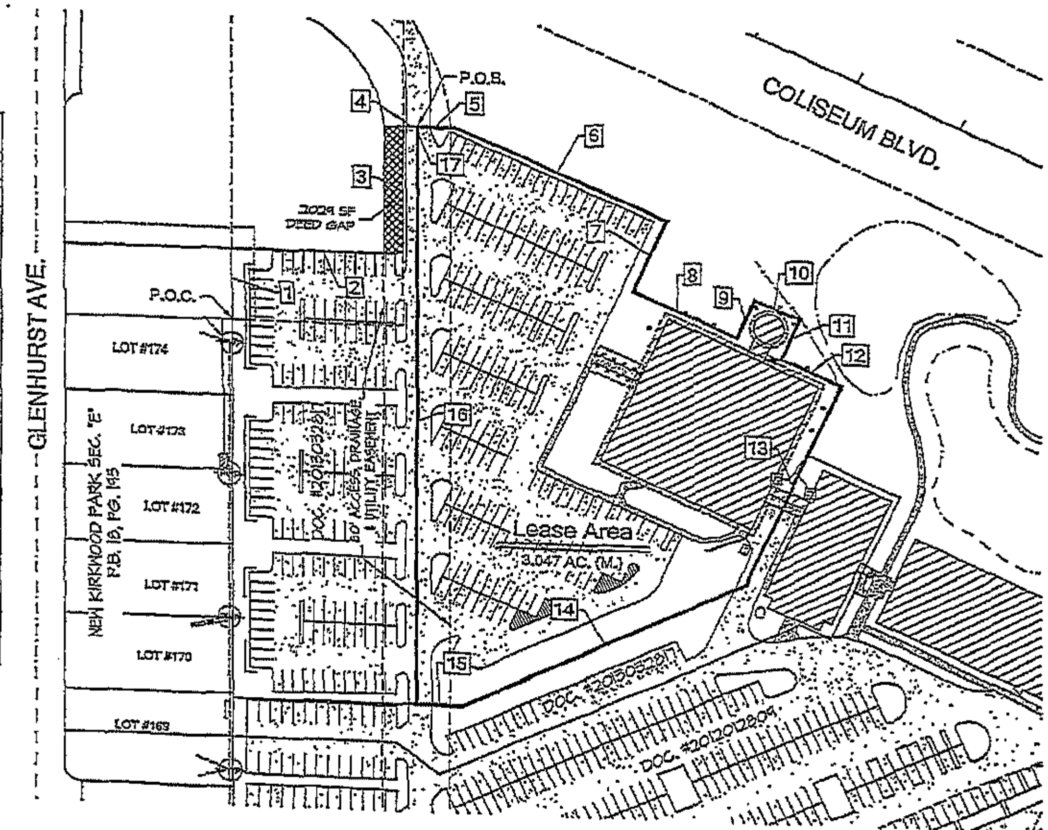
MATTHEW G. BERTSCH, P.L.S.
INDIANA REGISTERED LAND SURVEYOR NO. 20200087

EXHIBIT A

BERTSCH - FRANK & ASSOCIATES, LLC Land Surveying — Land Planning 4630 W. Jefferson Blvd. #6 — Telephone (260) 459-9393 Fort Wayne, Indiana 46804 — Facsimile (260) 459-9393	**Park 3000 Business Park** **Tract #2 Lease Area Exhibit** **Exhibit "A"** **IAB Financial** **The Zacher Company**	REVISIONS MARK / DATE / DESCRIPTION	CAD FILE: 13567.2Exhibit DRAWN BY: ARF CHECKED BY: MGB DATE: 10/14/2013 PRJCT. NO.: 13567.200

Tract #2 Lease Area			
	Deflection	Distance	
1		68.00'	2
2	Rt. 90°02'44"	150.77'	3
3	Lt. 90°00'	117.81'	4
4	Rt. 90°00'	12.60'	5
5	00°00'00"	34.34'	6
6	Rt. 23°33'39"	203.07'	7
7	Rt. 90°18'03"	72.50'	8
8	Lt. 89°39'17"	101.10'	9
9	Lt. 90°16'20"	39.98'	10
10	Rt. 90°00'	44.0'	11
11	Rt. 90°00'	40.19'	12
12	Lt. 89°43'40"	58.02'	13
13	Rt. 90°00'	206.67'	14
14	St. 39°57'57"	279.85'	15
15	Rt. 26°12'52"	41.17'	16
15	Rt. 89°59'37"	530.37'	17
17	150.00' R. (ARC) Lt. 1°57'58" (CH)	10.29' (ARC) 10.29' (CH)	1

*(CH). INDICATES VALUES ARE FOR THE CHORD OF A CURVE.
*(ARC). INDICATES CURVE GEOMETRY.



MATTHEW G. BERTSCH REGISTERED No. 20200087 STATE OF INDIANA LAND SURVEYOR

I HEREBY CERTIFY THAT THIS PLAT WAS MADE UNDER MY SUPERVISION AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

AND I AFFIRM, UNDER THE PENALTIES OF PERJURY, THAT I HAVE TAKEN REASONABLE CARE TO REDACT EACH SOCIAL SECURITY NUMBER IN THIS DOCUMENT, UNLESS REQUIRED BY LAW.

MATTHEW G. BERTSCH, P.L.S.
INDIANA REGISTERED LAND SURVEYOR NO. 20200087

General Notes:

1. BEING A PART OF THE SAME PROPERTY CONVEYED TO IAB FINANCIAL BANK PER DOC. 2013052817 IN THE ALLEN COUNTY RECORDER'S OFFICE.
2. PARCEL LIMITS SHOWN ARE PER ALTA/ACSM LAND TITLE SURVEY PERFORMED BY BERTSCH-FRANK & ASSOC., LLC. DATED SEPTEMBER 16, 2013.
3. PART OF TAX PARCEL: 02-08-30-428-001.000-072
4. THIS DRAWING IS NOT INTENDED TO BE REPRESENTED AS A RETRACEMENT OR ORIGINAL BOUNDARY SURVEY, A ROUTE SURVEY OR A SURVEYOR LOCATION REPORT.

100' 50' 0
SCALE 1" = 100'

BERTSCH - FRANK & ASSOCIATES, LLC
Land Surveying Land Planning
4630 W. Jefferson Blvd. #6 Fort Wayne, Indiana 46804
Telephone (260) 459-9393 Facsimile (260) 459-9303

Park 3000 Business Park
Tract #2 Lease Area Exhibit
Exhibit "B"
IAB Financial
The Zacher Company

REVISIONS		
MARK	DATE	DESCRIPTION

CAD FILE:	13567Ebbb
DRAWN BY:	ARF
CHECKED BY:	MGB
DATE:	10/14/2013
PROJ. NO.:	13567.200

Admn. Appr.____________

DIGEST SHEET

TITLE OF ORDINANCE: **Declaratory Resolution**

DEPARTMENT REQUESTING ORDINANCE: **Community Development Division**

SYNOPSIS OF ORDINANCE: **P&A Realty, Inc./Intellectual Technology, Inc. is requesting the designation of an Economic Revitalization Area for both real and personal property improvements in the amount of $1,650,000. In order to expand, P&A Realty, Inc./Intellectual Technology, Inc. will construct a 12,000 square foot addition for manufacturing and office space and a 1,200 square foot research facility. They will also purchase and install new manufacturing and research and development equipment.**

EFFECT OF PASSAGE: **Expanding their manufacturing and office space and purchasing new manufacturing and research and development equipment will allow P&A Realty, Inc./Intellectual Technology, Inc. to develop land which has been unused parking and ensure future growth for the company. Ten full-time jobs and three part-time jobs will be created, and sixty-four full-time and three part-time jobs will be retained as a result of the project.**

EFFECT OF NON-PASSAGE: **Potential loss of development, ten full-time, and three part-time jobs.**

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

ASSIGNED TO COMMITTEE (PRESIDENT): **Thomas Didier and Russ Jehl**

MEMORANDUM

TO: City Council

FROM: Adam Welch, Economic Development Specialist

DATE: March 4, 2015

RE: Request for designation by P&A Realty, Inc./Intellectual Technology, Inc. as an ERA for real and personal property improvements

BACKGROUND

PROJECT ADDRESS:	**2980 E. Coliseum Blvd.**	PROJECT LOCATED WITHIN:	**N/A**
PROJECT COST:	**$1,650,000**	COUNCILMANIC DISTRICT:	**2**

COMPANY PRODUCT OR SERVICE:	**Intellectual Technology, Inc. provides turnkey solutions to government jurisdictions for the management and operation of vehicle registration and other DMV related functions.**
PROJECT DESCRIPTION:	**P&A Realty, Inc. will construct a 12,000 square foot addition for manufacturing and offices as well as a 1,200 square foot research facility. Intellectual Technology, Inc. will purchase and install manufacturing and research and development equipment.**

CREATED		RETAINED	
JOBS CREATED (FULL-TIME):	**10**	JOBS RETAINED (FULL-TIME):	**64**
JOBS CREATED (PART-TIME):	**3**	JOBS RETAINED (PART-TIME):	**3**
TOTAL NEW PAYROLL:	**$ 436,000**	TOTAL RETAINED PAYROLL:	**$3,642,800**
AVERAGE SALARY (FULL-TIME NEW):	**$ 40,000**	AVERAGE SALARY (FULL-TIME RETAINED):	**$56,188**

COMMUNITY BENEFIT REVIEW

Yes ☒ **No** ☐ **N/A** ☐

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

Explain: The area where the new building will be located has been unused parking.

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 BTI; Business, Technology and Industrial Park

Yes ☐ **No** ☒ **N/A** ☐

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

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?

Yes ☐ No ☒ N/A ☐ Project will result in significant conversion of solid waste or hazardous waste into energy or other useful products?

Yes ☐ No ☒ N/A ☐ Project encourages preservation of an historically or architecturally significant structure?

Yes ☐ No ☒ N/A ☐ Construction will result in Leadership in Energy and Environmental Design (LEED) certification by the U.S. Green Building Council?

Yes ☒ No ☐ N/A ☐ Construction will use techniques to minimize impact on combined sewer overflows? (i.e. rain gardens, bio swales, etc.)

Yes ☒ No ☐ N/A ☐ ERA designation induces employment opportunities for Fort Wayne area residents?

Yes ☒ No ☐ N/A ☐ Taxpayer is NOT delinquent on any or all property tax due to any taxing jurisdiction within Allen County.

POLICY

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

1. The period of deduction for real property is ten years.
2. The period of deduction for personal property is ten years.

Under Fort Wayne Common Council's tax phase-in policies and procedures, P&A Realty, Inc./Intellectual Technology, Inc. is eligible for a ten year deduction on real and personal property improvements. Attached is a spreadsheet that shows how the application scored under the review system. Also attached is an estimate of the taxes saved and paid over the length of the ten year deduction schedule.

COMMENTS

After reviewing the City's Procedures and Policies on Economic Revitalization Areas (ERA) which are provided with each ERA Application and talking with staff, representatives from P&A Realty, Inc. informed city staff that prior to their application submission, they filed for an Improvement Location Permit. Council administrative procedures allow for a waiver of non-compliance when applicants have initiated development prior to the filing of the designation application. Further, such waivers will only be considered where the applicant has filed and received an improvement location permit or structural permit and broken ground for the project within one month prior to the date the designation application is received.

To allow an economic revitalization area designation after the initiation of development, Indiana Code 6-1.1-12.1-11.3 permits adoption of a resolution to waive non-compliance due to a failure to file a Statement of Benefits (SB-1) form prior to the initiation of development. The confirming resolution for this project contains language to waive non-compliance that will allow for the final approval of an economic revitalization area designation on this property for property tax phase-in. A letter from Patrick J. Bruggeman, President of P&A Realty, Inc., is attached explaining the request for the waiver of non-compliance.

Signed: ______________________

Economic Development Specialist

Reviewed: Elissa McGauley

Economic Development Specialist

COMMUNITY DEVELOPMENT DIVISION

P and A Realty Inc.
P.O. Box 11529
Fort Wayne, IN 46859

February 16, 2015

Ms. Elissa McGauley
Fort Wayne Community Development
Citizens Square
Fort Wayne, IN 46802
Via Hand Delivery

Re: Intellectual Technology, Inc. Request for Real Estate Tax Abatement, Waiver of Non-compliance

Dear Ms. McGauley:

Enclosed please find a check in the amount of $500.00 payable to the City of Fort Wayne, representing the fee for considering a Waiver of Non-compliance. Between all of the different parties involved in the venture, no one made the application for real estate tax abatement prior to the contractor applying for an ILP.

Please accept our collective apologies and favorly accept our request.

Sincerely,

Patrick J. Bruggeman
President

Real Property Abatements

Tax Abatement Review System

	Points Possible	Points Awarded
INVESTMENT (30 points possible)		
Total new investment in real property (new structures and/or rehabilitation)		
Over $1,000,000	10	10
$500,000 to $999,999	8	
$100,000 to $499,999	6	
Under $100,000	4	
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	6
$1,250 to $6,249	4	
less than $1,250	2	
Estimated local income taxes generated from jobs retained		
$80,000 or more	5	
$30,000 to $79,999	4	4
$10,000 to $29,999	3	
$5,000 to $9,999	2	
less than $5,000	1	
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
$3,000 to $4,999	2	
less than $3,000	1	
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
Estimated Percent of Business done outside Allen County		
Greater than 75%	15	15
50% to 74%	10	
25% to 49%	5	
JOBS (20 points possible)		
Total number of permanent jobs retained		
Over 250	10	
100 to 249	8	
50 to 99	6	6
25 to 49	4	
10 to 24	2	
1 to 9	1	
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	
WAGES (20 points possible)		
Median salary of the jobs created and/or retained		
Over $45,000	20	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	

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	5

Total	88

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.**

Real Property Deduction Schedules	Alternative Deduction Real Property Schedules
10 year	**10 Year**
Year 1: 100%	Year 1: 100%
Year 2: 95%	Year 2: 100%
Year 3: 80%	Year 3: 100%
Year 4: 65%	Year 4: 100%
Year 5: 50%	Year 5: 100%
Year 6: 40%	Year 6: 90%
Year 7: 30%	Year 7: 80%
Year 8: 20%	Year 8: 65%
Year 9: 10%	Year 9: 50%
Year 10: 5%	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%	

Personal Property Abatements

Tax Abatement Review System

INVESTMENT (30 points possible)

	Points Possible	Points Awarded
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
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	6
$1,250 to $6,249	4	
less than $1,250	2	
Estimated local income taxes generated from jobs retained		
$80,000 or more	5	
$30,000 to $79,999	4	4
$10,000 to $29,999	3	
$5,000 to $9,999	2	
less than $5,000	1	
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
$3,000 to $4,999	2	
less than $3,000	1	

ECONOMIC BASE (20 points possible)

	Points Possible	Points Awarded
Location Quotient in designated Occupation Code (use majority Occupation Code of all created and retained jobs)		
Greater than 1.0	5	5
Estimated Percent of Business done outside Allen County		
Greater than 75%	15	15
50% to 74%	10	
25% to 49%	5	

JOBS (20 points possible)

	Points Possible	Points Awarded
Total number of permanent jobs retained		
Over 250	10	
100 to 249	8	
50 to 99	6	6
25 to 49	4	
10 to 24	2	
1 to 9	1	
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	

WAGES (20 points possible)

	Points Possible	Points Awarded
Median salary of the jobs created and/or retained		
Over $45,000	20	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	

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 77

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%	

POOL #2 FORT WAYNE COMMUNITY DEVELOPMENT DIVISION

TAX ABATEMENT - ESTIMATE OF SAVINGS

*New tax abatement percentages have been changed to reflect change in state law

PERSONAL PROPERTY TAX ABATEMENT - 10 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	$450,000	40%	$180,000	$180,000	100%	0%	$180,000	$0	0.032081	$0	$5,775
2	$450,000	56%	$252,000	$252,000	90%	10%	$226,800	$25,200	0.032081	$808	$7,276
3	$450,000	42%	$189,000	$189,000	80%	20%	$151,200	$37,800	0.032081	$1,213	$4,851
4	$450,000	32%	$144,000	$144,000	70%	30%	$100,800	$43,200	0.032081	$1,386	$3,234
5	$450,000	30%	$135,000	$135,000	60%	40%	$81,000	$54,000	0.032081	$1,732	$2,599
6	$450,000	30%	$135,000	$135,000	50%	50%	$67,500	$67,500	0.032081	$2,165	$2,165
7	$450,000	30%	$135,000	$135,000	40%	60%	$54,000	$81,000	0.032081	$2,599	$1,732
8	$450,000	30%	$135,000	$135,000	30%	70%	$40,500	$94,500	0.032081	$3,032	$1,299
9	$450,000	30%	$135,000	$135,000	20%	80%	$27,000	$108,000	0.032081	$3,465	$866
10	$450,000	30%	$135,000	$135,000	10%	90%	$13,500	$121,500	0.032081	$3,898	$433
11	$450,000	30%	$135,000	$135,000	0%	100%	$0	$135,000	0.032081	$4,331	$0

TOTAL TAX SAVED	(10 yrs on 10 yr deduction)	$30,230
TOTAL TAX PAID	(10 yrs on 10 yr deduction)	$20,298

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

REAL PROPERTY TAX ABATEMENT - 10 yr Schedule

Year	Cash Value	True Tax Value	Assessed Value	Tax Abatement %	Tax Paid %	Deduction	Taxable AV	Tax Rate	Tax Paid	Tax Saved
1	$1,200,000	$1,200,000	$1,200,000	100%	0%	$1,200,000	$0	0.032081	$0	$38,497
2	$1,200,000	$1,200,000	$1,200,000	95%	5%	$1,140,000	$60,000	0.032081	$1,925	$36,572
3	$1,200,000	$1,200,000	$1,200,000	80%	20%	$960,000	$240,000	0.032081	$7,699	$30,798
4	$1,200,000	$1,200,000	$1,200,000	65%	35%	$780,000	$420,000	0.032081	$13,474	$25,023
5	$1,200,000	$1,200,000	$1,200,000	50%	50%	$600,000	$600,000	0.032081	$19,249	$19,249
6	$1,200,000	$1,200,000	$1,200,000	40%	60%	$480,000	$720,000	0.032081	$23,098	$15,399
7	$1,200,000	$1,200,000	$1,200,000	30%	70%	$360,000	$840,000	0.032081	$26,948	$11,549
8	$1,200,000	$1,200,000	$1,200,000	20%	80%	$240,000	$960,000	0.032081	$30,798	$7,699
9	$1,200,000	$1,200,000	$1,200,000	10%	90%	$120,000	$1,080,000	0.032081	$34,647	$3,850
10	$1,200,000	$1,200,000	$1,200,000	5%	95%	$60,000	$1,140,000	0.032081	$36,572	$1,925
11	$1,200,000	$1,200,000	$1,200,000	0%	100%	$0	$1,200,000	0.032081	$38,497	$0

TOTAL TAX SAVED REAL PROPERTY	(10 yrs on 10 yr deduction)	$190,561
TOTAL TAX PAID REAL PROPERTY (10 yrs)	(10 yrs on 10 yr deduction)	$194,411
TOTAL TAX SAVED MACHINERY & BUILDINC	(10 yrs on 10 yr deduction)	$220,791
TOTAL TAX PAID MACHINERY & BUILDING	(10 yrs on 10 yr deduction)	$214,709

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