

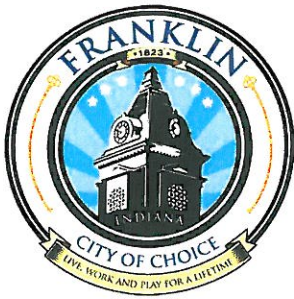
**CITY OF FRANKLIN
COMMON COUNCIL**

Please type or print

AGENDA RESERVATION REQUEST

Date Submitted:	11-13-19	Meeting Date:	11-18-19
Contact Information:			
Requested by:	Krista Linke		
On Behalf of Organization or Individual:		Economic Development Commission	
Telephone:	317-736-3631		
Email address:	klinke@franklin.in.gov		
Mailing Address:	70 E. Monroe St., Franklin, IN 46131		
Describe Request:			
Resolution 2019-07: Real Property Tax Abatement for Sunbeam Development			
Resolution 2019-08: Personal Property Tax Abatement for Energizer			
List Supporting Documentation Provided:			
Memo			
Staff Report			
Resolution 2019-07			
Resolution 2019-08			
Who will present the request?			
Name:	Krista Linke	Telephone:	317-736-3631

The Franklin City Council meets on the 1st and 3rd Monday of each month at 6:00 p.m. in the Council Chambers of City Hall located at 70 E. Monroe Street. In order for an individual and/or agency to be considered for new business on the agenda, this reservation form and supporting documents must be received in the Mayor's office no later than 12:00 p.m. on the Wednesday before the meeting.



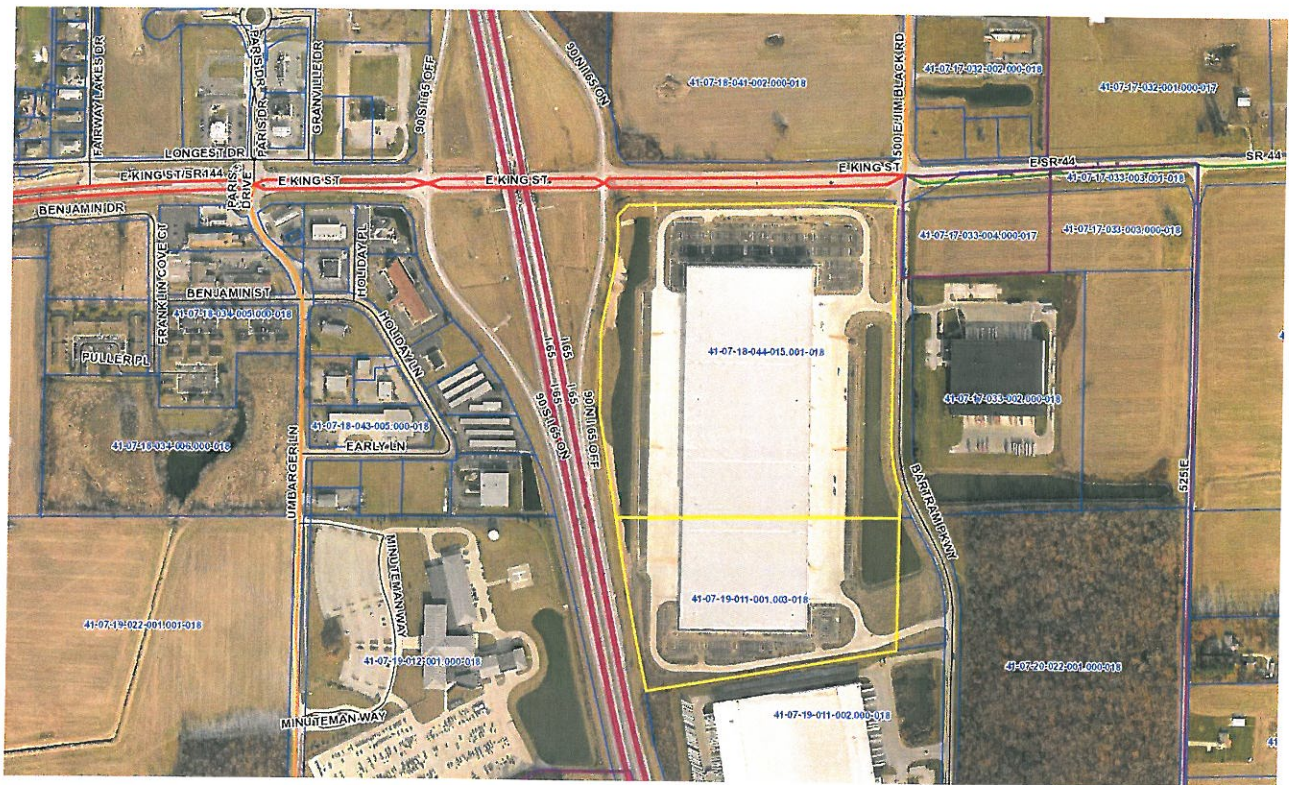
CITY OF FRANKLIN
DEPARTMENT OF COMMUNITY DEVELOPMENT

Staff Report

To: Economic Development Commission Members
From: Krista Linke, Director
Date: November 8, 2019
Re: Case EDC 2019-03 – Energizer Manufacturing, Inc.

Case EDC 2019-03 – Energizer Manufacturing, Inc.: A request for a 10-year tax abatement on \$4,100,000 in real property and a 10-year abatement on \$58,555,558 in personal property capital investment.

Location: 180 Bartram Parkway



Summary:

1. Characteristics of this location:

Franklin Tech Park: 43.6172 acres and 18.93 acres, 62.5472 total. Sunbeam Development Corporation recently finished the construction of a 933,000 square foot shell building on this property.

2. Characteristics of this petitioner:

Energizer Holdings, Inc., headquartered in St. Louis, Missouri, USA, is one of the world's largest manufacturers of primary batteries and portable lighting products and is anchored by its globally recognized brands *Energizer*®, *EVEREADY*®, *Rayovac*®, and *VARTA*®.

Energizer is also a leading designer and marketer of automotive fragrance and appearance products from recognized brands such as *A/C Pro*®, *Armor All*®, *Bahama & Co.*®, *California Scents*®, *Driven*®, *Eagle One*®, *LEXOL*®, *Nu Finish*®, *Refresh Your Car!*®, and *STP*®.

3. Characteristics of this project:

As part of this project, this site has been chosen because of the opportunities for future growth, along with logistical and workforce needs. The 933,000 square foot building will include distribution and packaging capabilities.

4. Economic Revitalization Area (ERA):

This property has been previously designated an ERA through City Council Resolutions 2001-28 and 2001-32, but it expired in January 2017. A new ERA designation was approved when the abatement was approved for Sunbeam on the shell in 2017 through Resolutions 2017-13 and 2017-14.

5. ERA & Tax Abatements Findings (Real Property):

Indiana Code Section 6-1.1-12.1-3 states that the following findings must be made when considering an ERA designation and the granting of a tax abatement for real property:

- a. Whether the estimate of the value of the development or rehabilitation is reasonable for projects of that nature;
- b. Whether the estimate of the number of individuals who will be employed or whose employment will be retained can be reasonably expected to result from the proposed redevelopment or rehabilitation;
- c. Whether the estimate of annual salaries of those individuals who will be employed or whose employment will be retained can be reasonably expected to result from the proposed redevelopment or rehabilitation;
- d. Whether any other benefits about which information was requested are benefits that can be reasonably expected to result from the proposed redevelopment or rehabilitation; and
- e. Whether the totality of the benefits is sufficient to justify the tax abatement.

6. ERA & Tax Abatements Findings (Personal Property):

Indiana Code Section 6-1.1-12.1-4.5 states that the following findings must be made when considering an ERA designation and the granting of tax abatement for personal property:

- a. Whether the estimate of the cost of new manufacturing equipment is reasonable for equipment of that type;
- b. Whether the estimate of the number of individuals who will be employed or whose employment will be retained can be reasonably expected to result from the instillation of new manufacturing equipment;

- c. Whether the estimate of annual salaries of those individuals who will be employed or whose employment will be retained can be reasonably expected to result from the installation of the new manufacturing equipment;
- d. Whether any other benefits about which information was requested are benefits that can be reasonably expected to result from the installation of the new manufacturing equipment; and
- e. Whether the totality of the benefits is sufficient to justify the tax abatement.

7. City of Franklin "Tax Abatement Policy" criteria:

The "Tax Abatement Policy" section of the *City of Franklin Community Investment Incentives Summary* states that the Economic Development Commission shall use certain criteria when considering a request for tax abatement. A comparison of those criteria and this request follows:

- a. *Diversification of Local Occupations:* According to the Employment Phase-In Schedule submitted, there will be a total of 440 jobs created by this project. No employment phase in scheduled was submitted. The average hourly salary for these 440 employees is \$18.30. Wage figures do not include benefits. Benefit information was not provided.
- b. *Diversification of Local Employment:* According to the 2016 U.S. Census Bureau County Business Patterns, there were no other battery manufacturing establishments in Johnson County.
- c. *Increase in Local Salaries:* The average wage for all industries in Johnson County in 2016 was \$17.35. The average hourly wage (without benefits) for the 440 jobs being created is \$18.30 per hour. The company will have a blend of contract and company employees. Of the 440 jobs total, 27 will be managerial/professional, with an average hourly wage of \$40.80 without benefits. The remaining 413 jobs will be in the laborer category, with an average hourly wage of \$16.84 without benefits.
- d. *Sustainable Land Use:* The petitioner proposes to make this investment at an existing shell building, located within the existing Franklin Tech Park.
- e. *Future Community Investment:* The applicant should share with the EDC their plans for future community investment. The company has indicated on their application that they are agreeable to a 2% economic development fee.
- a. *Conformance with the Comprehensive Plan:* The Comprehensive Plan - Future Land Use Plan identifies this property at the north end as a Regional Activity Center and Light Industrial. The property was rezoned so that both parcels were entirely zoned Light Industrial. Light industrial areas include a variety of employment and production facilities. Uses in this area may include warehouses, distribution centers, assembly facilities, technology centers, research and manufacturing facilities, professional offices. Light industrial areas are distinguished from manufacturing areas in that manufacturing areas focus on the manipulation of unfinished products and raw materials. Light Industrial facilities generally do not produce emissions of light, heat, sound, vibration, or odor and are completely contained within buildings. Some limited outdoor storage of finished products may occur. Light Industrial areas may also include facilities which are complimentary to their role as employment centers.

The property is zoned IL, Industrial: Light. The "IL," Industrial: Light zoning district is intended to

provide locations for light production, assembly, warehousing, research and development facilities, and similar land uses. This district is intended to accommodate only industrial uses that are completely contained within structures and do not involve the outdoor storage of materials or the release of potential environmental pollutants. This district should be used to support the industrial retention and expansion in Franklin.

8. Tax Abatement Duration:

The *City of Franklin Community Investment Incentives Summary* provides that longer periods of abatement on real and personal property may be considered for requests of an exceptional nature. The Summary states that development examples of an exceptional nature include projects which:

- a. Create a new plant or product line for an existing manufacturer;
- b. Creates substantial employment opportunities with higher than average wages;
- c. Increase substantially property values and the city tax base with minimal impact to city services (police & fire protection, schools, utilities, infrastructure, etc.); and
- d. Utilize existing public infrastructure (sanitary & storm sewer, roads & streets, drainage facilities, and other utilities).

9. Requested Effective Year:

The petitioner has requested that, if approved, the tax abatement be for the first year taxes are assessed at the full increased assessment rate.

Staff Comments:

The Mayor's Office has recommended a 10-year real property abatement and a 10-year personal property abatement with slightly modified abatement percentages for this project. This was necessary for a highly competitive project in order to secure a strong company in this location that will result in additional substantial investment in the community and create a large number of good paying jobs. The competing site was located in Ohio, which has no personal property taxes. This is a project that should be considered exceptional in nature and staff supports the recommendation of the Mayor's Office for 10-year real and personal property abatements, as presented.

Indiana Tax Abatement Results

- Johnson County, Franklin City-Needham Twp
- Tax Rate (2019): 3.2506
- Project Name: Project Pioneer - Energizer

STANDARD
%

Real Property: \$4,100,000.00

	Abatement Percentage	With Abatement			Without Abatement			Estimated Tax Abatement Savings
		Property Taxes	Circuit Breaker Tax Credit	Net Property Taxes	Property Taxes	Circuit Breaker Tax Credit	Net Property Taxes	
Year 1	100%	\$ 0.00	\$0.00	\$0.00	\$133,275.00	(\$10,275.00)	\$123,000.00	\$123,000.00
Year 2	95%	\$ 6,664.00	\$0.00	\$6,664.00	\$133,275.00	(\$10,275.00)	\$123,000.00	\$116,336.00
Year 3	80%	\$ 26,655.00	\$0.00	\$26,655.00	\$133,275.00	(\$10,275.00)	\$123,000.00	\$96,345.00
Year 4	65%	\$ 46,646.00	\$0.00	\$46,646.00	\$133,275.00	(\$10,275.00)	\$123,000.00	\$76,354.00
Year 5	50%	\$ 66,637.00	\$0.00	\$66,637.00	\$133,275.00	(\$10,275.00)	\$123,000.00	\$56,363.00
Year 6	40%	\$ 79,965.00	\$0.00	\$79,965.00	\$133,275.00	(\$10,275.00)	\$123,000.00	\$43,035.00
Year 7	30%	\$ 93,292.00	\$0.00	\$93,292.00	\$133,275.00	(\$10,275.00)	\$123,000.00	\$29,708.00
Year 8	20%	\$ 106,620.00	\$0.00	\$106,620.00	\$133,275.00	(\$10,275.00)	\$123,000.00	\$16,380.00
Year 9	10%	\$ 119,947.00	\$0.00	\$119,947.00	\$133,275.00	(\$10,275.00)	\$123,000.00	\$3,053.00
Year 10	5%	\$ 126,611.00	(\$3,611.00)	\$123,000.00	\$133,275.00	(\$10,275.00)	\$123,000.00	\$0.00
Totals		\$673,037.00	(\$3,611.00)	\$669,426.00	\$1,332,750.00	(\$102,750.00)	\$1,230,000.00	\$560,574.00

Personal Property: \$58,555,558.00

	Abatement Percentage	With Abatement			Without Abatement			Estimated Tax Abatement Savings
		Property Taxes	Circuit Breaker Tax Credit	Net Property Taxes	Property Taxes	Circuit Breaker Tax Credit	Net Property Taxes	
Year 1	100%	\$0.00	\$0.00	\$0.00	\$761,363.00	(\$58,696.30)	\$702,666.70	\$702,666.70
Year 2	90%	\$106,591.00	\$0.00	\$106,591.00	\$1,065,908.00	(\$82,174.63)	\$983,733.37	\$877,142.37
Year 3	80%	\$159,886.00	\$0.00	\$159,886.00	\$799,431.00	(\$61,630.97)	\$737,800.03	\$577,914.03
Year 4	70%	\$182,727.00	\$0.00	\$182,727.00	\$609,090.00	(\$46,956.64)	\$562,133.36	\$379,406.36
Year 5	60%	\$228,409.00	\$0.00	\$228,409.00	\$571,022.00	(\$44,021.98)	\$527,000.02	\$298,591.02
Year 6	50%	\$285,511.00	\$0.00	\$285,511.00	\$571,022.00	(\$44,021.98)	\$527,000.02	\$241,489.02
Year 7	40%	\$342,613.00	\$0.00	\$342,613.00	\$571,022.00	(\$44,021.98)	\$527,000.02	\$184,387.02
Year 8	30%	\$399,715.00	\$0.00	\$399,715.00	\$571,022.00	(\$44,021.98)	\$527,000.02	\$127,285.02
Year 9	20%	\$456,818.00	\$0.00	\$456,818.00	\$571,022.00	(\$44,021.98)	\$527,000.02	\$70,182.02
Year 10	10%	\$513,920.00	\$0.00	\$513,920.00	\$571,022.00	(\$44,021.98)	\$527,000.02	\$13,080.02
Totals		\$2,676,190.00	\$0.00	\$2,676,190.00	\$6,661,924.00	(\$513,590.41)	\$6,148,333.59	\$3,472,143.59

Indiana Tax Abatement Results

- Johnson County, Franklin City-Needham Twp
- Tax Rate (2019): 3.2506
- Project Name: Project Pioneer - Energizer

MODIFIED
%

Personal Property: \$58,555,558.00

	Abatement Percentage	With Abatement			Without Abatement			Estimated Tax Abatement Savings
		Property Taxes	Circuit Breaker Tax Credit	Net Property Taxes	Property Taxes	Circuit Breaker Tax Credit	Net Property Taxes	
Year 1	100%	\$0.00	\$0.00	\$0.00	\$761,363.00	(\$58,696.30)	\$702,666.70	\$702,666.70
Year 2	95%	\$53,295.00	\$0.00	\$53,295.00	\$1,065,908.00	(\$82,174.63)	\$983,733.37	\$930,438.37
Year 3	85%	\$119,915.00	\$0.00	\$119,915.00	\$799,431.00	(\$61,630.97)	\$737,800.03	\$617,885.03
Year 4	75%	\$152,273.00	\$0.00	\$152,273.00	\$609,090.00	(\$46,956.64)	\$562,133.36	\$409,860.36
Year 5	65%	\$199,858.00	\$0.00	\$199,858.00	\$571,022.00	(\$44,021.98)	\$527,000.02	\$327,142.02
Year 6	55%	\$256,960.00	\$0.00	\$256,960.00	\$571,022.00	(\$44,021.98)	\$527,000.02	\$270,040.02
Year 7	45%	\$314,062.00	\$0.00	\$314,062.00	\$571,022.00	(\$44,021.98)	\$527,000.02	\$212,938.02
Year 8	40%	\$342,613.00	\$0.00	\$342,613.00	\$571,022.00	(\$44,021.98)	\$527,000.02	\$184,387.02
Year 9	35%	\$371,164.00	\$0.00	\$371,164.00	\$571,022.00	(\$44,021.98)	\$527,000.02	\$155,836.02
Year 10	30%	\$399,715.00	\$0.00	\$399,715.00	\$571,022.00	(\$44,021.98)	\$527,000.02	\$127,285.02
Totals		\$2,209,855.00	\$0.00	\$2,209,855.00	\$6,661,924.00	(\$513,590.41)	\$6,148,333.59	\$3,938,478.59



CITY OF FRANKLIN

DEPARTMENT OF PLANNING & ECONOMIC DEVELOPMENT

Tax Abatement Application

Organization/Corporation Requesting Tax Abatement

Organization/Corporation Name: Energizer Manufacturing Inc.
Primary Contact Name: Rebecca Jaspering
Contact Address: 533 Maryville University
City: St. Louis State: MO Zip: 63141
Phone Number: (314) 985-1896
Email: rebecca.jaspering@energizer.com
Three possible dates before the EDC meeting to conduct a site visit: November 12, 2019
Name of Owner: Sunbeam
Parent Company (If Applicable): _____

Primary Contact for Yearly Compliance Reports

Name: Bradley Migdal
Title: Senior Managing Director - Cushman & Wakefield
Address: 9500 W. Bryn Mawr Ave. Suite 600
City: Rosemont State: IL Zip: 60018
Phone Number: (312) 775-2679
Email: bradley.migdal@cushwake.com

Description of Project

Project Location/Address: 180 Bartram Parkway, Franklin, IN 46131
Parcel Number: _____
Brief Description of Project:
Proposed invetement to a building out manufacturing, office and distribution space in an existing vacant shell building

Current Assessed Value (AV) of the Property:

1. Land	<u>\$4,836,200.00</u>
2. Building	<u>\$11,920,100.00</u>
3. Inventory	<u>\$0.00</u>
4. Equipment	_____

Have building permits been applied for (if applicable): Yes ☐ No ☒
Has equipment been installed (if applicable): Yes ☐ No ☒

Required Attachments:

<input checked="" type="checkbox"/> Completed SB-1 Form(s)	<input type="checkbox"/> Summary of Benefits (if applicable)
<input type="checkbox"/> Legal Description of the Property	<input type="checkbox"/> Employment Phase-In Schedule
<input type="checkbox"/> Company Financial Statement	<input type="checkbox"/> Company Investment Timetable
<input type="checkbox"/> Job and Wage Description Information Sheet	<input type="checkbox"/> Compliance Affidavit

Type of Abatement RequestedReal Property ☒ Number of Years Requested 10Personal Property ☒ Number of Years Requested 10**Project Details**Project Size (square feet): 933,825

Size of Site (acres): _____

Type of Building:

Multiple Tenants (leased) ☐Single Tenant (leased) ☒Owner Occupied ☐Corporate Headquarters ☐**Capital Investment**1. Real property capital investment only: \$4,100,000.002. Personal property capital investment only: \$58,555,558.003. Total capital investment for proposed project: \$62,655,558.00**Jobs Created and/or Retained**1. Estimated number of full time jobs created by the proposed project: 440+2. Estimated number of full time jobs retained as a direct result of the proposed project: 03. Total number of full time jobs upon project completion: 440**Wages Created and Retained**1. Average hourly wage rate for new jobs (w/o benefits) \$18.302. Average hourly wage rate for jobs retained (w/o benefits) \$0.00

***In addition to answering these questions, please fill out the Job and Wage Description for Tax Abatement Application information sheet and submit it with the application as an attachment.

Please explain why the abatement incentive is necessary to the project:

This is a competitive project. The company is viewing fully loaded costs. The personal property tax imposed on equipment in Indiana is not imposed on the company in Ohio. The personal property tax abatement is essential to close the cost gap.

Company InformationHow long has the company been in existence? Since 1896

Current address of company headquarters and duration at that address: _____

Separate File _____

Approximate percentage of employees at current location who live in the City of Franklin and/or Johnson County: _____

0%Have you ever received tax abatement at your current location? Yes ☐ No ☒

If yes, when and for what term? _____

What specifically has the company done to give back to the community: _____

While acting as a strong advocate for using economic incentives to help applicants expand and/or locate in the community, the City of Franklin also strives to enrich the quality of life for its citizens. To that end, the City embraces the use of voluntary economic development fees as allowed under Indiana law (IC 6-1.1-12.1-14). These fees, paid by the applicant, are directed by the City to local nonprofit organizations to bolster their economic development efforts. The fee can be applied on both real and personal property abatements. The fee is collected annually by the County Treasurer as a special assessment on the tax bill and is distributed by the City to the designated economic development nonprofit organization. Typically, 2% is charged on Real Property and 5% is charged on Personal Property. More information can be found on the City's website (www.franklin.in.gov) under the Economic Development tab.

Is the company agreeable to the Economic Development Fee? Yes ☒ No ☐If yes, at what percent(s)? 2%

EXHIBIT B


**STATEMENT OF BENEFITS
REAL ESTATE IMPROVEMENTS**

Slate Form 51767 (R6 / 10-14)

Prescribed by the Department of Local Government Finance

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.
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

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.

SECTION 1 TAXPAYER INFORMATION					
Name of taxpayer Energizer Manufacturing, Inc.					
Address of taxpayer (number and street, city, state, and ZIP code) 533 Maryville University St. Louis, MO 63141					
Name of contact person Rebecca Jaspering		Telephone number (314) 985-1896		E-mail address rebecca.jaspering@energizer.com	
SECTION 2 LOCATION AND DESCRIPTION OF PROPOSED PROJECT					
Name of designating body City of Franklin				Resolution number	
Location of property 180 Bartram Parkway, Franklin, IN		County Johnson		DLGF taxing district number 018	
Description of real property improvements, redevelopment, or rehabilitation (use additional sheets if necessary) Proposed investment to existing shell building to provide manufacturing, distribution, and office space.				Estimated start date (month, day, year) 1/1/2020	
				Estimated completion date (month, day, year) 12/31/2020	
SECTION 3 ESTIMATE OF EMPLOYEES AND SALARIES AS RESULT OF PROPOSED PROJECT					
Current number 0.00	Salaries \$0.00	Number retained 0.00	Salaries \$0.00	Number additional 440.00	Salaries \$18.30
SECTION 4 ESTIMATED TOTAL COST AND VALUE OF PROPOSED PROJECT					
			REAL ESTATE IMPROVEMENTS		
			COST	ASSESSED VALUE	
Current values			16,766,300.00	16,766,300.00	
Plus estimated values of proposed project			4,100,000.00	4,100,000.00	
Less values of any property being replaced			0.00	0.00	
Net estimated values upon completion of project			20,766,300.00	20,766,300.00	
SECTION 5 WASTE CONVERTED AND OTHER BENEFITS PROMISED BY THE TAXPAYER					
Estimated solid waste converted (pounds) _____			Estimated hazardous waste converted (pounds) _____		
Other benefits					
SECTION 6 TAXPAYER CERTIFICATION					
I hereby certify that the representations in this statement are true.					
Signature of authorized representative <i>Korina Gabrielson</i>				Date signed (month, day, year) 10/29/2019	
Printed name of authorized representative KORINA GABRIELSON				Title Global Head of Tax	

FOR USE OF THE DESIGNATING BODY

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

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

B. The type of deduction that is allowed in the designated area is limited to:
 1. Redevelopment or rehabilitation of real estate improvements ☐ Yes ☐ No
 2. Residentially distressed areas ☐ Yes ☐ No

C. The amount of the deduction applicable is limited to \$ _____.

D. Other limitations or conditions (specify) 2% Economic development fee

E. Number of years allowed: ☐ Year 1 ☐ Year 2 ☐ Year 3 ☐ Year 4 ☐ Year 5 (* see below)
☐ Year 6 ☐ Year 7 ☐ Year 8 ☐ Year 9 ☐ Year 10

F. For a statement of benefits approved after June 30, 2013, did this designating body adopt an abatement schedule per IC 6-1.1-12.1-17?
☐ Yes ☐ No

If yes, attach a copy of the abatement schedule to this form.

If no, the designating body is required to establish an abatement schedule before the deduction can be determined.

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

Approved (signature and title of authorized member of designating body)	Telephone number ()	Date signed (month, day, year)
Printed name of authorized member of designating body	Name of designating body	
Attested by (signature and title of attester)	Printed name of attester	

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

A. For residentially distressed areas where the Form SB-1/Real Property was approved prior to July 1, 2013, the deductions established in IC 6-1.1-12.1-4.1 remain in effect. The deduction period may not exceed five (5) years. For a Form SB-1/Real Property that is approved after June 30, 2013, the designating body is required to establish an abatement schedule for each deduction allowed. The deduction period may not exceed ten (10) years. (See IC 6-1.1-12.1-17 below.)

B. For the redevelopment or rehabilitation of real property where the Form SB-1/Real Property was approved prior to July 1, 2013, the abatement schedule approved by the designating body remains in effect. For a Form SB-1/Real Property that is approved after June 30, 2013, the designating body is required to establish an abatement schedule for each deduction allowed. (See IC 6-1.1-12.1-17 below.)

IC 6-1.1-12.1-17

Abatement schedules

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

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

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

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

EXHIBIT B


**STATEMENT OF BENEFITS
PERSONAL PROPERTY**

State Form 51764 (R4 / 11-15)

Prescribed by the Department of Local Government Finance

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 January 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 January 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 Energizer Manufacturing, Inc.					Name of contact person Rebecca Jaspering						
Address of taxpayer (number and street, city, state, and ZIP code) 633 Maryville University, St. Louis, MO 63141							Telephone number (314) 985-1896				
SECTION 2 LOCATION AND DESCRIPTION OF PROPOSED PROJECT											
Name of designating body City of Franklin					Resolution number (if)						
Location of property 180 Bartram Parkway, Franklin, IN					County Johnson		DLGF taxing district number 018				
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.) Proposed investment to run Energizer packaging and distribution operations.					ESTIMATED						
					START DATE		COMPLETION DATE				
					Manufacturing Equipment		05/01/2020		12/31/2023		
					R & D Equipment						
					Logist Dist Equipment		05/01/2020		12/31/2023		
IT Equipment											
SECTION 3 ESTIMATE OF EMPLOYEES AND SALARIES AS RESULT OF PROPOSED PROJECT											
Current number		Salaries		Number retained		Salaries		Number additional		Salaries	
								440+		\$18.30	
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			0	0	0	0	0	0	0	0	0
Plus estimated values of proposed project			58,555,558	17,666,667							0
Less values of any property being replaced											0
Net estimated values upon completion of project			58,555,558	17,666,667							
SECTION 5 WASTE CONVERTED AND OTHER BENEFITS PROMISED BY THE TAXPAYER											
Estimated solid waste converted (pounds)						Estimated hazardous waste converted (pounds)					
Other benefits:											
SECTION 6 TAXPAYER CERTIFICATION											
I hereby certify that the representations in this statement are true.											
Signature of authorized representative <i>Korina Gabrielson</i>								Date signed (month, day, year) 10/29/19			
Printed name of authorized representative KORINA GABRIELSON								Title Global Head of Tax			

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 _____. *NOTE: This question addresses whether the resolution contains an expiration date for the designated area.*

B. The type of deduction that is allowed in the designated area is limited to:

1. Installation of new manufacturing equipment;
2. Installation of new research and development equipment;
3. Installation of new logistical distribution equipment.
4. Installation of new information technology equipment;

☐ Yes ☐ No ☐ Enhanced Abatement per IC 6-1.1-12.1-18
☐ Yes ☐ No ☐ Check box if an enhanced abatement was
☐ Yes ☐ No approved for one or more of these types.
☐ Yes ☐ No

C. The amount of deduction applicable to new manufacturing equipment is limited to \$ _____ cost with an assessed value of \$ _____. (One or both lines may be filled out to establish a limit, if desired.)

D. The amount of deduction applicable to new research and development equipment is limited to \$ _____ cost with an assessed value of \$ _____. (One or both lines may be filled out to establish a limit, if desired.)

E. The amount of deduction applicable to new logistical distribution equipment is limited to \$ _____ cost with an assessed value of \$ _____. (One or both lines may be filled out to establish a limit, if desired.)

F. The amount of deduction applicable to new information technology equipment is limited to \$ _____ cost with an assessed value of \$ _____. (One or both lines may be filled out to establish a limit, if desired.)

G. Other limitations or conditions (specify) 2% Economic Development Fee

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 ☐ Enhanced Abatement per IC 6-1.1-12.1-18
☐ Year 6 ☐ Year 7 ☐ Year 8 ☐ Year 9 ☐ Year 10 Number of years approved: _____
 (Enter one to twenty (1-20) years; may not exceed twenty (20) years.)

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)	Telephone number ()	Date signed (month, day, year)
Printed name of authorized member of designating body	Name of designating body	
Attested by: (signature and title of attester)	Printed name of attester	

* 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.

**JOB AND WAGE DESCRIPTION
FOR TAX ABATEMENT APPLICATION**

Please provide the following job and wage earning information that is associated with this Tax Abatement Petition (*Please specify all wages in an hourly format without benefits*):

- (1) Company NAICS code: 335911.
- (2) The total number of jobs current at the site: 0, the number of those jobs that will be retained as a direct result of the proposed investment 0, and the number of new jobs which will be created as a direct result of the proposed investment 440+.
- (3) The total number of full-time employees at the site: 0.
- (4) The total number of temporary and/or contract employees currently at the site: 0.
- (5) The average hourly wages for the new jobs: \$18.30.
- (6) Will the new jobs being created begin as temporary and/or contract employees? yes
If yes, please provide an explanation of the typical transition process to full time:
The company will have a blend of contract and and company employees. The
proposed wages below will be when operations are fully ramped up.

(7) Number of new and/or retained jobs in:

- (a) Managerial/Professional Specialty Occ.: 27 Average Hourly Wage: \$40.80
- (b) Technical/Sales/Admin. Support Occ.: Average Hourly Wage:
- (c) Service Occ.: Average Hourly Wage:
- (d) Precision Production/Craft/Repair Occ.: Average Hourly Wage:
- (e) Operators/Fabricators/Laborers: 413 Average Hourly Wage: \$16.84

Note: The total number of jobs specified above should correspond with the Statement of Benefits Form SB-1.

- (8) Attach detailed information on the types of benefits offered for new employees. A description of all possible bonuses and incentives should also be given if provided.

40.80 x 40 x 52
\$84,804

16.84 x 40 x 52
\$35,027.20

CITY OF FRANKLIN, INDIANA

RESOLUTION NUMBER 2019-07

**A RESOLUTION GRANTING TAX ABATEMENT
FOR SUNBEAM DEVELOPMENT**

WHEREAS, the Indiana General Assembly has enacted a statute, IC 6-1.1-12.1 (the “Act”) authorizing certain tax deductions of property taxes (as defined in the Act) attributable to redevelopment or rehabilitation activities in economic development areas; and

WHEREAS, *Sunbeam Development* (the “Applicant”) has submitted a Statement of Benefits and made application for Real Property Tax Abatement pursuant to the Act; and

WHEREAS, the Franklin Economic Development Commission has on November 12th, 2019, held a public meeting and considered the tax abatement request of *Sunbeam Development* (SW Corner of Bartram Parkway and SR 44) in a manner consistent with the applicable section of the Indiana Code;

WHEREAS, the Franklin Economic Development Commission has made the findings required by IC 6-1.1-12.1-3 and IC 6-1.1-12.1-4.5 and recommended that *Sunbeam Development* receive a ten (10) year tax abatement with a 2% Economic Development Fee, on real property for the real estate described as “Exhibit A” and described in the tax abatement request;

WHEREAS, a copy of the Statement of Benefits recommended for approval by the Franklin Economic Development Commission is attached hereto as “Exhibit B;”

WHEREAS, the said real estate as described in “Exhibit A” is located in an existing Economic Revitalization Area as approved by the City of Franklin Common Council with City Council Resolution Number 2017-13 and confirmed by Resolution Number 2017-14;

WHEREAS, the Common Council has received and reviewed “Exhibit B” with all attachments, and that such attachments are made a part hereof and incorporated herein, all which together contain the necessary statements of benefits and description of the project, along with the recommendation of the Economic Development Commission for tax abatement for real property; and

WHEREAS, the Common Council has given careful consideration to the materials submitted and affirms the findings of the Franklin Economic Development Commission relative to the requirements of IC 6-1.1-12.1-3 and IC 6-1.1-12.1-4.5.

NOW THEREFORE BE IT RESOLVED THAT:

- 1) The abatement of real property tax shall extend for a period of _____ years pursuant to the deduction schedule set forth in Exhibit C.
- 2) *Sunbeam Development* shall be required to provide the City of Franklin with information showing the extent to which there has been compliance with the statement of benefits submitted in their request for tax abatement within sixty (60) days after the end of each year in which the deduction

is applicable, as required by IC 6-1.1-12.1-5.1.

- 3) A copy of this resolution and a description of the affected area will be available and can be inspected in the office of the Johnson County Assessor and the City Clerk/Treasurer.

APPROVED by the Common Council of the City of Franklin, Johnson County, Indiana, this 18th day of November, 2019.

City of Franklin, Indiana, By its Common Council:

Voting Affirmative:

Voting Opposed:

Kenneth Austin, Council President

Kenneth Austin, Council President

Andrew Eggers, Vice President

Andrew Eggers, Vice President

Joseph P. Abban

Joseph P. Abban

Daniel J. Blankenship

Daniel J. Blankenship

Robert D. Heuchan

Robert D. Heuchan

Danny Richards

Danny Richards

Richard L. Wertz

Richard L. Wertz

Attest:

Jayne Rhoades, City Clerk-Treasurer

Presented by me to the Mayor of the City of Franklin for his approval or veto pursuant to Indiana Code § 36-4-6-15, 16, this _____ day of _____, 2019 at _____ o'clock a.m./p.m.

Jayne Rhoades, City Clerk-Treasurer

This ordinance having been passed by the legislative body and presented to me [Approved by me and duly adopted, pursuant to Indiana Code § 36-4-6-16(a)(1)] [Vetoed, pursuant to Indiana Code § 36-4-6-16(a)(2)], this _____ day of _____, 2019 at _____ o'clock a.m./p.m.

Steve Barnett, Mayor

Attest:

Jayne Rhoades, City Clerk-Treasurer

Prepared by: Krista Linke, Community Development Director

"I affirm, under the penalties for perjury, that I have taken reasonable care to redact each social security number in this document, unless required by law."

Krista Linke, Community Development Director

Exhibit A-2

LEGAL DESCRIPTION

63.624 Acres North of Lot 3

Franklin Tech Park

A part of the Southwest Quarter of Section 17, a part of the Southeast Quarter of Section 18, a part of the Northeast Quarter of Section 19 and a part of the Northwest Quarter of Section 20, all in Township 12 North, Range 5 East of the Second Principal Meridian, Johnson County, Indiana, more particularly described as follows:

COMMENCING at the Northeast corner of the Northeast Quarter of said Section 19; thence South 89 degrees 18 minutes 04 seconds West on and along the North line thereof a distance of 1,277.07 feet to the POINT OF BEGINNING of this described tract of land, said point also being on the Eastern Limited Access right-of-way line of Interstate 65, the next eight (8) courses being on and along said Eastern right-of-way line; (1) thence North 09 degrees 59 minutes 19 seconds West a distance of 29.07 feet; (2) thence North 09 degrees 41 minutes 22 seconds West a distance of 442.64 feet; (3) thence North 00 degrees 01 minute 32 seconds West a distance of 371.43 feet to a point on a curve to the right having a radius of 1,367.39 feet; (4) thence on and along the arc of said curve a distance of 73.93 feet, said arc being subtended by a chord having a bearing of North 10 degrees 45 minutes 04 seconds East and a chord distance of 73.92 feet; (5) thence North 12 degrees 17 minutes 54 seconds East a distance of 160.00 feet to a point on a curve to the left having a radius of 1,019.93 feet; (6) thence on and along the arc of said curve a distance of 237.83 feet, said arc being subtended by a chord having a bearing of North 05 degrees 37 minutes 05 seconds East and a chord distance of 237.29 feet; (7) thence North 01 degrees 03 minutes 45 seconds West a distance of 59.01 feet; (8) thence North 43 degrees 38 minutes 58 seconds East a distance of 68.95 feet to a point on the South right-of-way line of State Road 44, the next three (3) courses being on and along said South right-of-way line; (1) thence North 88 degrees 56 minutes 15 seconds East a distance of 427.05 feet to the point of curvature of a curve to the left having a radius of 21,577.92 feet; (2) thence on and along the arc of said curve a distance of 518.66 feet, said arc being subtended by a chord having a bearing of North 88 degrees 14 minutes 56 seconds East and a chord distance of 518.65 feet to the point of tangency of said curve; (3) thence North 87 degrees 33 minutes 37 seconds East a distance of 258.98 feet to a point on the West right-of-way line of Bartram Parkway as described in a Road Right-of-way and Easement Instrument for Franklin Tech Park, recorded as Instrument #2002038647 in the Office of the Recorder of Johnson County, Indiana, the next eleven (11) courses being on and along said West right-of-way line; (1) thence South 00 degrees 00 minutes 06 seconds West a distance of 264.26 feet; (2) thence South 43 degrees 58 minutes 41

seconds West a distance of 50.37 feet; (3) thence South 87 degrees 57 minutes 16 seconds West a distance of 29.45 feet; (4) thence South 02 degrees 02 minutes 44 seconds East a distance of 50.00 feet; (5) thence North 87 degrees 57 minutes 16 seconds East a distance of 27.66 feet; (6) thence South 46 degrees 01 minute 19 seconds East a distance of 48.61 feet; (7) thence South 00 degrees 00 minutes 06 seconds West a distance of 705.21 feet to the point of curvature of a curve to the left having a radius of 635.00 feet; (8) thence on and along the arc of said curve a distance of 304.30 feet, said arc being subtended by a chord having a bearing of South 13 degrees 43 minutes 37 seconds East and a chord distance of 301.40 feet to the point of tangency of said curve; (9) thence South 27 degrees 27 minutes 20 seconds East a distance of 249.04 feet to the point of curvature of a curve to the right having a radius of 565.00 feet; (10) thence on and along the arc of said curve a distance of 270.76 feet, said arc being subtended by a chord having a bearing of South 13 degrees 43 minutes 37 seconds East and a chord distance of 268.17 feet to the point of tangency of said curve; (11) thence South 00 degrees 00 minutes 06 seconds West a distance of 130.69 feet to the Northeast corner of Lot Number 3 in Franklin Tech Park, per plat thereof, recorded in Plat Cabinet D, Slide 765 A & B; thence South 80 degrees 18 minutes 38 seconds West along the north line of said Lot 3 a distance of 1361.23 feet to the northwest corner of said Lot 3 and the said Eastern right-of-way line of Interstate 65, which is on a non-tangent curve to the right having a radius of 5,599.58 feet, the next three (3) courses being on and along said Eastern right-of-way line; (1) thence on and along the arc of said curve a distance of 5.62 feet, said arc being subtended by a chord having a bearing of North 12 degrees 18 minutes 28 seconds West and a chord distance of 5.61 feet to the point of tangency of said curve; (2) thence North 12 degrees 16 minutes 45 seconds West a distance of 316.00 feet; (3) thence North 09 degrees 59 minutes 19 seconds West a distance of 471.33 to the POINT OF BEGINNING containing 63.624 acres, more or less.

EXHIBIT C

Real Property Schedule

**63.624 Acres North of Lot 3
Franklin Tech Park**

Parcel Numbers:

41-07-18-044-015.001-018 (43.61 acres) and 41-07-19-011-001.003-018 (18.93 acres)

Franklin, Indiana 46131

Resolution 2019-07

Sunbeam Development

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

CITY OF FRANKLIN, INDIANA

RESOLUTION NUMBER 2019-08

**A RESOLUTION GRANTING TAX ABATEMENT
FOR ENERGIZER MANUFACTURING, INC.**

WHEREAS, the Indiana General Assembly has enacted a statute, IC 6-1.1-12.1 (the “Act”) authorizing certain tax deductions of property taxes (as defined in the Act) attributable to redevelopment or rehabilitation activities in economic development areas; and

WHEREAS, *Energizer Manufacturing, Inc.* (the “Applicant”) has submitted a Statement of Benefits and made application for Personal Property Tax Abatement pursuant to the Act; and

WHEREAS, the Franklin Economic Development Commission has on November 12th, 2019, held a public meeting and considered the tax abatement request of *Energizer Manufacturing, Inc.* (180 Bartram Parkway) in a manner consistent with the applicable section of the Indiana Code;

WHEREAS, the Franklin Economic Development Commission has made the findings required by IC 6-1.1-12.1-3 and IC 6-1.1-12.1-4.5 and recommended that *Energizer Manufacturing, Inc.* receive a ten (10) year tax abatement **with a 2% Economic Development Fee**, on personal property for the real estate described as “Exhibit A” and described in the tax abatement request;

WHEREAS, a copy of the Statement of Benefits recommended for approval by the Franklin Economic Development Commission is attached hereto as “Exhibit B;”

WHEREAS, the said real estate as described in “Exhibit A” is located in an existing Economic Revitalization Area as approved by the City of Franklin Common Council with City Council Resolution Number 2017-13 and confirmed by Resolution Number 2017-14;

WHEREAS, the Common Council has received and reviewed “Exhibit B” with all attachments, and that such attachments are made a part hereof and incorporated herein, all which together contain the necessary statements of benefits and description of the project, along with the recommendation of the Economic Development Commission for tax abatement for personal property; and

WHEREAS, the Common Council has given careful consideration to the materials submitted and affirms the findings of the Franklin Economic Development Commission relative to the requirements of IC 6-1.1-12.1-3 and IC 6-1.1-12.1-4.5, and specifically including the following findings as to personal property:

- 1) The estimate of the cost of new manufacturing equipment is reasonable for equipment of that type;
- 2) The estimate of the number of individuals who will be employed or whose employment will be retained can be reasonably expected to result from the installation of the new manufacturing equipment;
- 3) The estimate of the annual salaries of those individuals who will be employed or whose employment will be retained can be reasonably expected to result from the installation of

the new equipment;

- 4) Other benefits about which information was requested are benefits that can be reasonably expected to result from the installation of the new manufacturing equipment;
- 5) The totality of the benefits is sufficient to justify the tax abatement.

NOW THEREFORE BE IT RESOLVED THAT:

- 1) The abatement of personal property tax shall extend for a period of _____ years pursuant to the deduction schedule set forth in Exhibit C.
- 2) *Energizer Manufacturing, Inc.* shall be required to provide the City of Franklin with information showing the extent to which there has been compliance with the statement of benefits submitted in their request for tax abatement within sixty (60) days after the end of each year in which the deduction is applicable, as required by IC 6-1.1-12.1-5.1.
- 3) A copy of this resolution and a description of the affected area will be available and can be inspected in the office of the Johnson County Assessor and the City Clerk/Treasurer.

APPROVED by the Common Council of the City of Franklin, Johnson County, Indiana, this 18th day of November, 2019.

City of Franklin, Indiana, By its Common Council:

Voting Affirmative:

Voting Opposed:

Kenneth Austin, Council President

Kenneth Austin, Council President

Andrew Eggers, Vice President

Andrew Eggers, Vice President

Joseph P. Abban

Joseph P. Abban

Daniel J. Blankenship

Daniel J. Blankenship

Robert D. Heuchan

Robert D. Heuchan

Danny Richards

Danny Richards

Richard L. Wertz

Richard L. Wertz

Attest:

Jayne Rhoades, City Clerk-Treasurer

Presented by me to the Mayor of the City of Franklin for his approval or veto pursuant to Indiana Code § 36-4-6-15, 16, this _____ day of _____, 2019 at _____ o'clock a.m./p.m.

Jayne Rhoades, City Clerk-Treasurer

This ordinance having been passed by the legislative body and presented to me [Approved by me and duly adopted, pursuant to Indiana Code § 36-4-6-16(a)(1)] [Vetoed, pursuant to Indiana Code § 36-4-6-16(a)(2)], this _____ day of _____, 2019 at _____ o'clock a.m./p.m.

Steve Barnett, Mayor

Attest:

Jayne Rhoades, City Clerk-Treasurer

Prepared by: Krista Linke, Community Development Director

“I affirm, under the penalties for perjury, that I have taken reasonable care to redact each social security number in this document, unless required by law.”

Krista Linke, Community Development Director

Exhibit A-2

LEGAL DESCRIPTION

63.624 Acres North of Lot 3
Franklin Tech Park

A part of the Southwest Quarter of Section 17, a part of the Southeast Quarter of Section 18, a part of the Northeast Quarter of Section 19 and a part of the Northwest Quarter of Section 20, all in Township 12 North, Range 5 East of the Second Principal Meridian, Johnson County, Indiana, more particularly described as follows:

COMMENCING at the Northeast corner of the Northeast Quarter of said Section 19; thence South 89 degrees 18 minutes 04 seconds West on and along the North line thereof a distance of 1,277.07 feet to the POINT OF BEGINNING of this described tract of land, said point also being on the Eastern Limited Access right-of-way line of Interstate 65, the next eight (8) courses being on and along said Eastern right-of-way line; (1) thence North 09 degrees 59 minutes 19 seconds West a distance of 29.07 feet; (2) thence North 09 degrees 41 minutes 22 seconds West a distance of 442.64 feet; (3) thence North 00 degrees 01 minute 32 seconds West a distance of 371.43 feet to a point on a curve to the right having a radius of 1,367.39 feet; (4) thence on and along the arc of said curve a distance of 73.93 feet, said arc being subtended by a chord having a bearing of North 10 degrees 45 minutes 04 seconds East and a chord distance of 73.92 feet; (5) thence North 12 degrees 17 minutes 54 seconds East a distance of 160.00 feet to a point on a curve to the left having a radius of 1,019.93 feet; (6) thence on and along the arc of said curve a distance of 237.83 feet, said arc being subtended by a chord having a bearing of North 05 degrees 37 minutes 05 seconds East and a chord distance of 237.29 feet; (7) thence North 01 degrees 03 minutes 45 seconds West a distance of 59.01 feet; (8) thence North 43 degrees 38 minutes 58 seconds East a distance of 68.95 feet to a point on the South right-of-way line of State Road 44, the next three (3) courses being on and along said South right-of-way line; (1) thence North 88 degrees 56 minutes 15 seconds East a distance of 427.05 feet to the point of curvature of a curve to the left having a radius of 21,577.92 feet; (2) thence on and along the arc of said curve a distance of 518.66 feet, said arc being subtended by a chord having a bearing of North 88 degrees 14 minutes 56 seconds East and a chord distance of 518.65 feet to the point of tangency of said curve; (3) thence North 87 degrees 33 minutes 37 seconds East a distance of 258.98 feet to a point on the West right-of-way line of Bartram Parkway as described in a Road Right-of-way and Easement Instrument for Franklin Tech Park, recorded as Instrument #2002038647 in the Office of the Recorder of Johnson County, Indiana, the next eleven (11) courses being on and along said West right-of-way line; (1) thence South 00 degrees 00 minutes 06 seconds West a distance of 264.26 feet; (2) thence South 43 degrees 58 minutes 41

seconds West a distance of 50.37 feet; (3) thence South 87 degrees 57 minutes 16 seconds West a distance of 29.45 feet; (4) thence South 02 degrees 02 minutes 44 seconds East a distance of 50.00 feet; (5) thence North 87 degrees 57 minutes 16 seconds East a distance of 27.66 feet; (6) thence South 46 degrees 01 minute 19 seconds East a distance of 48.61 feet; (7) thence South 00 degrees 00 minutes 06 seconds West a distance of 705.21 feet to the point of curvature of a curve to the left having a radius of 635.00 feet; (8) thence on and along the arc of said curve a distance of 304.30 feet, said arc being subtended by a chord having a bearing of South 13 degrees 43 minutes 37 seconds East and a chord distance of 301.40 feet to the point of tangency of said curve; (9) thence South 27 degrees 27 minutes 20 seconds East a distance of 249.04 feet to the point of curvature of a curve to the right having a radius of 565.00 feet; (10) thence on and along the arc of said curve a distance of 270.76 feet, said arc being subtended by a chord having a bearing of South 13 degrees 43 minutes 37 seconds East and a chord distance of 268.17 feet to the point of tangency of said curve; (11) thence South 00 degrees 00 minutes 06 seconds West a distance of 130.69 feet to the Northeast corner of Lot Number 3 in Franklin Tech Park, per plat thereof, recorded in Plat Cabinet D, Slide 765 A & B; thence South 80 degrees 18 minutes 38 seconds West along the north line of said Lot 3 a distance of 1361.23 feet to the northwest corner of said Lot 3 and the said Eastern right-of-way line of Interstate 65, which is on a non-tangent curve to the right having a radius of 5,599.58 feet, the next three (3) courses being on and along said Eastern right-of-way line; (1) thence on and along the arc of said curve a distance of 5.62 feet, said arc being subtended by a chord having a bearing of North 12 degrees 18 minutes 28 seconds West and a chord distance of 5.61 feet to the point of tangency of said curve; (2) thence North 12 degrees 16 minutes 45 seconds West a distance of 316.00 feet; (3) thence North 09 degrees 59 minutes 19 seconds West a distance of 471.33 to the POINT OF BEGINNING containing 63.624 acres, more or less.

EXHIBIT C

Personal Property Schedule

**63.624 Acres North of Lot 3
Franklin Tech Park**

**180 Bartram Parkway
Franklin, Indiana 46131**

Parcel Numbers:

41-07-18-044-015.001-018 (43.61 acres) and 41-07-19-011-001.003-018 (18.93 acres)

Resolution 2019-08

Energizer Manufacturing, Inc.

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