

**CITY OF FRANKLIN, INDIANA**

**RESOLUTION NUMBER 2020-08**

**A DECLARATORY RESOLUTION DESIGNATING AN ECONOMIC REVITALIZATION  
AREA FOR SUNBEAM DEVELOPMENT  
(EDC 2020-04)**

**WHEREAS**, Sunbeam Development has submitted a Statement of Benefits and made application for an Economic Revitalization Area designation pursuant to IC 6-1.1-12.1, *et. seq.*, for the property commonly known as 120 Jim Black Road (Parcel 41-07-18-041-002.000-018 with 33.1543 acres and Parcel 41-07-18-042-013.000-018 with 4.47 acres, 37.6243 acres total); and

**WHEREAS**, pursuant to IC 6-1.1-12.1, *et. seq.*, the Council may find that a particular area within the jurisdiction of the City is an Economic Revitalization Area and may by adoption of a resolution, declare such area to be an Economic Revitalization Area which resolution must be confirmed, modified, or rescinded; and

**WHEREAS**, pursuant to IC 6-1.1-12.1, *et. seq.*, the City of Franklin, Indiana (the "City") by and through its Common Council, acting in its capacity as the fiscal body of the City and acting as the designating body identified in IC 6-1.1-12.1 *et. seq.*, the City has the right and opportunity to abate the payment of real property taxes for real estate located within an area declared by the City to be an Economic Revitalization Area and to also abate the payment of personal property taxes within the Economic Revitalization Area; and

**WHEREAS**, the Franklin Economic Development Commission has on May 12th, 2020 held a public meeting and considered the economic revitalization area designation and the real property tax abatement request of Sunbeam Development, in a manner consistent with all applicable sections of the Indiana Code; and

**WHEREAS**, the Franklin Economic Development Commission made the findings required by IC 6-1.1-12.1 *et. seq.* and recommended that the property commonly known as 120 Jim Black Road (33.1543 acres and 4.47 acres 37.6243 acres total) Franklin, Indiana more particularly described in Exhibit A, be designated as an economic revitalization area; and

**WHEREAS**, said property meets the criteria for designation as an Economic Revitalization Area pursuant to IC 6-1.1-12.1 *et. seq.*;

**NOW, THEREFORE BE IT RESOLVED** by the Common Council of the City of Franklin as follows:

**Section 1.** The Common Council has reviewed the Statement of Benefits and additional information submitted pursuant to IC Section 6-1.1-12.1-3 and makes the following findings as to real property:

- a. The estimate of the value of the development or rehabilitation is reasonable for projects of that nature;
- b. 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. 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. 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. The totality of the benefits is sufficient to justify the tax abatement.

**Section 2.** The Common Council has reviewed the Statement of Benefits and additional information submitted pursuant to and IC 6-1.1-12.1-4.5 and makes the following findings as to personal property:

- a. The estimate of the cost of new manufacturing equipment is reasonable for equipment of that type;
- b. 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;
- c. 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;
- d. Other benefits about which information was requested are benefits that can be reasonably expected to result from the installation of the new manufacturing equipment;
- e. The totality of the benefits is sufficient to justify the tax abatement.

**Section 3.** Based on these findings, the Common Council has determined that the purposes of IC 6-1.1-12.-3 *et. seq.* are served by allowing the deduction, and the property described in Exhibit A is hereby declared to be an Economic Revitalization Area.

**Section 4** A public hearing shall be held on the 1st day of June, 2020 at 6:00 p.m. at the Franklin City Hall Council Chambers, 70 E. Monroe Street, Franklin, Indiana. The Council shall publish or cause to be published, pursuant to the provisions of IC 6-1.1-12.1 *et. seq.*, notice of the adoption and substance of this Resolution in accordance with IC 5-3-1, one time at least 10 days before the date of the public hearing on this matter, which notice shall state the date and time for the public hearing, that the Council will hear all remonstrance's and objections from interested persons at the public hearing, and that at the conclusion of the public hearing, the Council may take final action on the proposed designation determining whether the qualifications for an economic revitalization area have been met and confirm, modify, or rescind this Resolution. A copy of this Resolution, including a legal description of the property, will be filed with and shall be available for inspection in the office of the Johnson County Assessor.

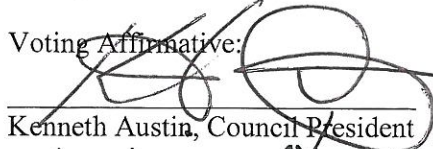
**Section 5.** Said designation shall begin and be in full force and effect immediately upon adoption of the Confirming Resolution.

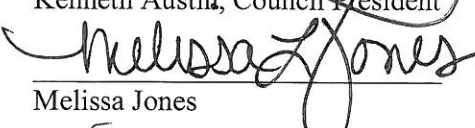
Introduced and Filed on the 18<sup>th</sup> day of May, 2020.

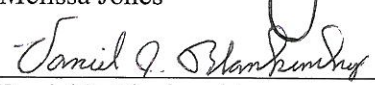
DULY PASSED on this 18<sup>th</sup> day of May, 2020, by the Common Council of the City of Franklin, Johnson County, Indiana, having been passed by a vote of 7 in Favor and 0 Opposed.

City of Franklin, Indiana, By its Common Council:

Voting Affirmative:

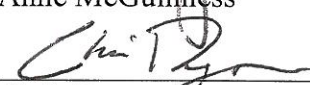
  
Kenneth Austin, Council President

  
Melissa Jones

  
Daniel J. Blankenship

  
Robert D. Heuchan

  
Anne McGuinness

  
Chris Rynerson

  
Shawn Taylor

Voting Opposed:

\_\_\_\_\_  
Kenneth Austin, Council President

\_\_\_\_\_  
Melissa Jones

\_\_\_\_\_  
Daniel J. Blankenship

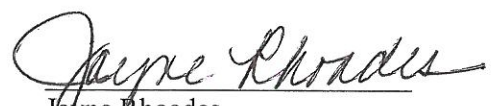
\_\_\_\_\_  
Robert D. Heuchan

\_\_\_\_\_  
Anne McGuinness

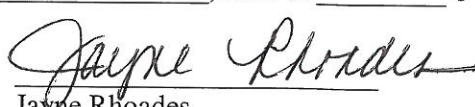
\_\_\_\_\_  
Chris Rynerson

  
Shawn Taylor

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 18<sup>th</sup> day of May, 2020 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 18<sup>th</sup> day of May, 2020 at 6:20 o'clock a.m./p.m.

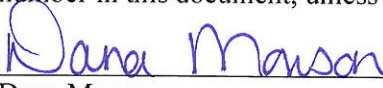
  
\_\_\_\_\_  
Steve Barnett  
Mayor

Attest:

  
\_\_\_\_\_  
Jayne Rhoades,  
City Clerk-Treasurer

Prepared by: Dana Monson, Community Development Specialist

"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."

  
\_\_\_\_\_  
Dana Monson  
Community Development Specialist