AGENDA RESERVATION REQUEST

CITY OF FRANKLIN COMMON COUNCIL

Please type or print

Date Submitted:	April 9 th , 2013	Meeting D	ate:	April 15 th , 2013				
Contact Information:								
Requested by:	Krista Linke							
On Behalf of Org	ganization or Individual:	Economic De	evelop	ment Commission				
Telephone:	317-736-3631							
Email address:	klinke@franklin.in.gov							
Mailing Address	: 70 E. Monroe St., Fran	nklin, IN 46131	1					
Describe Reque	st:							
Tax Abatement C	ompliance Reports							
List Supporting	Documentation Provided	:						
Memorandum								
C 2013-17 throug	h C 2013-38							
Who will presen	t the request?							
Name: Rhoni C	Dliver	Telephone:	317-7	736-3631				

The Franklin City Council meets on the 1st and 3rd Monday of each month at 6:30 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

COMMUNITY DEVELOPMENT DEPARTMENT

Memo

To: City Council Members

CC: Mayor, Clerk-Treasurer, City Attorney

From: Krista Linke, Community Development Director

Date: April 9th, 2013

Subject: EDC – Tax Abatement Compliance

The Economic Development Commission found the following tax abatement compliance reports to be in substantial compliance and forwarded them to the City Council with favorable recommendations at their April 9th, 2013 Meeting:

- C 2013-17: Tube Forming Systems, Inc. d/b/a Overton Industries (Resolution 2005-19)
- C 2013-18: Overton Industries International (Resolution 2010-02)
- C 2013-19: Tube Forming Systems, Inc. d/b/a Overton Industries (Resolution 2012-17)
- C 2013-20: Dualtech, Inc. (Resolution 2008-03)
- C 2013-21: Laugle Properties Formerly McWilliams Realty (Resolution 2005-14)
- C 2013-22: Laugle Properties (Resolution 2008-06)
- C 2013-23: Laugle Properties (Resolution 2008-07)
- C 2013-24: Indiana Hydraulic Equipment Corp. Formerly Nishina (Resolution 2006-08)
- C 2013-25: Trussway, Ltd. (Resolution 2005-13)
- C 2013-26: Mitsubishi Heavy Industries Climate Control, Inc. (Resolution 2008-08)
- C 2013-27: Mitsubishi Heavy Industries Climate Control, Inc. (Resolution 2010-10)
- C 2013-28: Mitsubishi Heavy Industries Climate Control, Inc. (Resolution 2012-10)
- C 2013-29: KYB Americas Corporation (Resolution 2006-02)
- C 2013-30: KYB Manufacturing North America (Resolution 2006-09)
- C 2013-31: Tippmann Realty Partners (Resolution 2004-06 and 2008-13)
- C 2013-32: Tippmann Realty Partners (Resolution 2011-08)
- C 2013-33: NSK Precision America Inc. (Resolution 2005-04)
- C 2013-34: NSK Precision America Inc. (Resolution 2005-10)
- C 2013-35: NSK Corporation (Resolution 2005-18)
- C 2013-36: NSK Corporation (Resolution 2010-19)
- C 2013-37: Nitrex, Inc. (Resolution 2011-02)
- C 2013-38: CTC Casting Technologies (Resolution 2012-02)

Compliance documentation is attached for each case. Please contact me directly at 346-1250 if you have any questions regarding any of this information.



CITY OF FRANKLIN

COMMUNITY DEVELOPMENT DEPARTMENT

Memorandum

To: City of Franklin Economic Development Commission

From: Krista Linke, Community Development Director

Date: March 26th, 2013

Re: Case C 2013-17: Tube Forming Systems, Inc. d/b/a Overton Industries

Summary:

1. On August 22nd, 2005, the Franklin Common Council passed Resolution No. 2005-19, approving a 7-year tax abatement on \$316,000 of personal property for new equipment and a 10-year real property tax abatement on \$425,000 to allow for an 8,000 square foot expansion at 2155 McClain Drive.

2. Actual and estimated benefits, as projected for 2012:

	Estimated on SB-1	Actual in 2012	Difference
Employees Retained	23	23	0
Salaries	\$1,157,142	\$1,157,142	\$0
New Employees	5	18	13
Salaries	\$212,420	\$883,315	\$670,895
Total Employees	28	41	13
Total Salaries	\$1,369,562	\$2,040,457	\$670,895
Average Hourly Salaries	\$23.52	\$23.93	\$0.41
Personal Property Improvements	\$316,000	\$316,000	\$0
Real Property Improvements	\$425,000	\$425,000	\$0

- 3. The company has met the estimated average hourly wage indicated on the SB-1 Form and has exceeded the number of jobs indicated by 13. In addition, the company stated during compliance reporting last year that they would hire an additional three employees by the end of 2012 and they have.
- 4. The company has met their estimate provided on the SB-1 Form for personal property and real property.
- 5. The personal property tax abatement for Overton is scheduled to expire in tax year 2013 payable 2014. The final compliance review will take place in 2014.
- 6. The real property tax abatement for Overton is scheduled to expire in tax year 2016 payable 2017. The final compliance review will take place in 2017.

Staff Recommendation: Approval



January 29, 2013

City of Franklin

Attn: Krista Linke

71 East Monroe Street

Franklin, IN 46131-2358

RE: 2012 Tax Abatement Compliance Packets for Overton Industries

Dear Ms. Linke,

There has been a name change from Overton Carbide Tool & Engineering to Tube Forming Systems d/b/a Overton Industries for name-brand purposes only. Ownership and everything else remains the same.

Sincerely,

Steve Overton, CFO

Overton Industries

c:\users\rita\documents\abatement 10-20 cov let february 10, 2013.docx



January 29, 2013

City of Franklin

Attn: Krista Linke

70 E. Monroe Street

Franklin, IN 46131

RE: 2012 Tax Abatement Compliance Packet for Tube Forming Systems d/b/a Overton Industries

Dear Ms. Linke,

Enclosed, please find Forms CF-1/RE and CF-1/PP (Compliance with Statement of Benefits) regarding compliance with the real property and personal property tax abatements which were granted to Overton & Sons in 2005 under Franklin Common Council Resolution number 05-19.

As can be seen from reviewing the enclosed documents, our company has been highly successful in (1) making all of the capital investments which had been projected, and (2) creating the full complement of jobs which had been proposed in the Statement of Benefits (Form SB-1) which was approved on August 22, 2005.

Please review all of the enclosed documents and if you have any questions or concerns regarding this matter, please feel free to contact me at (317) 831-4542.

Sincerely,

Steve Overton, CFO

Overton Industries

FORM CF-1/PP

COMPLIANCE WITH STATEMENT OF BENEFITS PERSONAL PROPERTY

State Form 51765 (R / 1-06) Prescribed by the Department of Local Government Finance

- INSTRUCTIONS: 1. Property owners whose Statement of Benefits was approved must file this form with the local Designating Body to show the extent to which there has been compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.6)
 - 2. This form must be filed with the Form 103-ERA Schedule of Deduction from Assessed Value between March 1, and May 15, of each year, unless a filing extension under IC 6-1.1-3.7 has been granted. A person who obtains a filing extension must file between March 1, and the extended due date of each year.
 - 3. With the approval of the designating body, compliance information for multiple projects may be consolidated on one (1) compliance

(CF-1).								
SECTION 1		TAXPAYER	INFORMATI	ON			force building	
Name of taxpayer		THAT AT EIL	IIII OIIIII		A TURN DE ANNOUNCE			
Tube Forming Systems, Inc. dba Overton Indu	istries							
Address of taxpayer (number and street, city, state, and								
1250 Old State Road 67 South Mooresvi		3						
Name of contact person			······································			Telephone numb	her	
Rita Z. Shearer						(317) 831-4		
SECTION 2	LOCATIO	ON AND DESC	RIPTION O	E PROPERTY		(317) 031-4	042 Mariana	
Name of designating body	LOGAIN	JIV AIVE BESC	ital Hon o	TROFERT		Resolution num	her	
Franklin Common Councit						05-19	561	
Location of property			Count	tv		DLGF taxing dis	strict number	
2155 McClain Drive Franklin, IN 46131			Fran			Franklin		
Description of new manufacturing equipment, or new resequipment, or new logistical distribution equipment to be	search and deve	lopment equipme			ogy	Estimated starti	. No. 1	th, day, year)
See Attached List								nonth, day, year)
						12/31/2005		
SECTION 3	NAME AND ADDRESS OF TAXABLE PARTY.	EMPLOYEES	AND SALA	RIES				
EMPLOYE	ES AND SALA	ARIES			AS EST	IMATED ON S	B-1	ACTUAL
Current number of employees				***************************************	23.00		41	
Salaries			***************************************		1,157,142.0	00	2,040,4	457.00
Number of employees retained					23.00		23	
Salaries					1,157,142.	00	1,157,1	42.00
Number of additional employees					5.00		18	
Salaries					212,420.00		883,31	5.00
SECTION 4			ND VALUES					
		ACTURING PMENT	R & D E	QUIPMENT	LOGIS EQUII	T DIST PMENT	IT EQI	JIPMENT
AS ESTIMATED ON SB-1	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE
Values before project	1,568,608.00							-
Plus: Values of proposed project	316,000.00	-						
Less: Values of any property being replaced Net values upon completion of project	1,884,608.00	-						
ACTUAL	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED	COST	ASSESSED
Values before project	1.568.608.00	VALUE		VALUE		VALUE		VALUE
Plus: Values of proposed project	316,000.00					 		
Less: Values of any property being replaced	0.00					 		-
Net values upon completion of project	1,884,608.00							1
NOTE: The COST of the property is confidential		C 6-1.1-12.1-5.	6 (d).					
SECTION 5 WASTE CO	NVERTED A	ND OTHER BE	NEFITS PR	OMISED BY T	HE TAXPAY	ER .		
WASTE CONVERTE	STREET, STREET	the state of the s				TED ON SB-1	AC	CTUAL
Amount of solid waste converted			***************************************		N/A	***************************************	N/A	
Amount of hazardous waste converted					N/A		N/A	
Other benefits:			THE PARTY OF THE P		N/A		N/A	
SECTION 6		TAXPAYER C	ERTIFICAT	ION			Sank Luk	
I hereby certify that the representations in this st	tatement are ti	rue.						
Signature of authorized representative	\		Title CFO			Date signed (g)	onth, day ye	ar) ?
///www.	\sim		OI U			0/1	-/1-	7



COMPLIANCE WITH STATEMENT OF BENEFITS REAL ESTATE IMPROVEMENTS

State Form 51766 (R2 / 1-07)

☐ Eligible vacant building (IC 6-1.1-12.1-4.8)

Prescribed by the Department of Local Government Finance

Redevelopment or rehabilitation of real estate improvements (IC 6-1.1-12.1-4)

20	1	2 F	YA	20	1	3

FORM CF-1 / Real Property

PRIVACY NOTICE

The cost and any specific individual's salary information is confidential; the balance of the filing is public record per IC 6-1.1-12.1-5.1 (c) and (d).

INICTOL	ICTIONS:

1. This form does not apply to property located in a residentially distressed area. (IC 6-1.1-12.1-2 (b))

This statement is being completed for real property that qualifies under the following Indiana Code (check one box):

- 2. Property owners must file this form with the County Auditor and the Designating Body for their review regarding the compliance of the project with the Statement of Benefits (SB-1 / Real Property).
- 3. This form must accompany the initial deduction application that is filed with the County Auditor.
- 4. Property owners whose Statement of Benefits was approved after June 30, 1991, must file an updated form with the County Auditor and the local Designating Body to show the extent to which there has been compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.1)
- 5. The updated form must be filed annually by May 15, or by the due date for the real property owner's personal property return that is filed in the township where the project is located, whichever is later. (IC 6-1.1-12.1-5.1 (b))
- 6. With the approval of the Designating Body, compliance information for multiple projects may be consolidated on one (1) compliance form (CF-1 / Real Property).

SECTION 1	TAXPAYER INFOR	RMATION				
Name of taxpayer	TOUR ATER INTO	umanon.	Section of the latest	THE PERSON NAMED IN		S. SULPRISON
Tube Forming Systems, Inc. (dba) Overto	n Industries					
Address of taxpayer (number and street, city, state, and ZIP co						
1250 Old State Road 67 South P. O. Box	\$	158				
Name of contact person		anne ann ann a magailte ann ann ann ann ann ann ann ann ann an		Telephone num	ber	
Rita Z. Shearer				(317) 831-	-4542	
	LOCATION AND DESCRIPTION	ON OF PROPERT	Υ			
Name of designating body				Resolution nun	nber	
Franklin Common Council	and the second s	·		05-19		
Location of property		County		DLGF taxing di	strict number	
2155 McClain Drive Franklin, IN 46131		Johnson		Franklin	~	
Description of real property improvements:					ing date (month, day,)	rear)
Steel Frame building consisting of 7800 so	ft used for light manufa	ecturing		09/10/20		
					pletion date (month, da	ay, year)
OF OTHER DE	EMBI OVEES AND	AL ADIES	A = F GOLD TO STANK	12/31/20	05	STATE OF THE PARTY.
SECTION 3	EMPLOYEES AND S	SALARIES	A COTALLY	B CH CD 4	TOTAL PROPERTY.	00/8652
Current number of employees	ND SALARIES		AS ESTIMATE 23	D ON SB-1	ACTUAL	
Salaries			1,157,142.0	n	2.040.457.00	
Number of employees retained			23	0	2,040,457.00	
Salaries			1,157,142.00		1,157,142.00	
Number of additional employees			5	<u> </u>	18	
Salaries			212,420.00		883,315.00	
SECTION 4	COST AND VA	LUES	212,120.00		000,010:00	Selection .
COST AND VALUES		REAL ESTAT	E IMPROVEMEN	ITS		NAME OF TAXABLE PARTY.
AS ESTIMATED ON SB-1	COST			ASSESSE	ED VALUE	
Values before project	534,819	.00				
Plus: Values of proposed project	425,000	.00				
Less: Values of any property being replaced	0	.00				
Net values upon completion of project	959,819	.00				
ACTUAL	COST			ASSESSE	D VALUE	
Values before project	534,819					
Plus: Values of proposed project	425,00					
Less: Values of any property being replaced	959,81	9.00				
Net values upon completion of project						
	RTED AND OTHER BENEFIT	S PROMISED B	THE TAXPAYE	R		- 100 基
WASTE CONVERTED AND	OTHER BENEFITS		AS ESTIMATE		ACTUAL	
Amount of solid waste converted				N/A		N/A
Amount of hazardous waste converted				N/A		N/A
Other benefits:	TAVENUE		China di Barania da China	N/A	A Charles and Charles and Charles	N/A
SECTION 6	TAXPAYER CERTII				Section of the sectio	1
	certify that the representation	is in this statemer	it are true.			
Signature of authorized representative	Title	_		Date signed (n	onth, day (year)	
Men Och	CF	O		2/	15/13	

To: City of Franklin Economic Development Commission

From: Krista Linke, Community Development Director

Date: March 25, 2013

Re: Case C 2013-18 Overton Industries International

Summary:

1. On October 18th, 2010, the Franklin Common Council passed Resolution No. 2010-20, approving a 5-year tax abatement on personal property at 2155 McClain Drive.

2. Actual and estimated benefits, as projected for 2012:

	Estimated on SB-1	Actual in 2012	Difference
Employees Retained	36	36	0
Salaries	\$1,708,252	\$1,708,252	\$0
New Employees	2	5	3
Salaries	\$93,000	\$332,205	\$239,205
Total Employees	38	41	3
Total Salaries	\$1,801,252	\$2,040,457	\$239,205
Average Hourly Salaries	\$22.79	\$23.93	\$1.14
Personal Property Improvements	\$275,000	\$275,000	\$0

- 3. The company has hired three more employees than originally indicated. They exceed the average hourly wage indicated on the SB-1 Form.
- 4. The company has met their estimate provided on the SB-1 Form for personal property.
- 5. The personal property tax abatement for Overton is scheduled to expire in tax year 2015 payable 2016. The final compliance review will take place in 2016.

Staff Recommendation:

Approval



January 29, 2013

City of Franklin

Attn: Krista Linke

71 East Monroe Street

Franklin, IN 46131-2358

RE: 2012 Tax Abatement Compliance Packet for Tube Forming Systems, Inc. d/b/a Overton Industries

Dear Ms. Linke,

Enclosed, please find Form CF-1/PP (Compliance with Statement of Benefits) regarding compliance with the real property and personal property tax abatements which were granted to Overton & Sons in 2010 under Franklin Common Council Resolution number 10-20.

As can be seen from reviewing the enclosed documents, our company has been highly successful in (1) making all of the capital investments which had been projected, and (2) retaining the full complement of jobs which had been proposed in the Statement of Benefits (Form SB-1) which was approved on October 18, 2010.

Please review all of the enclosed documents and if you have any questions or concerns regarding this matter, please feel free to contact me at (317) 831-4542.

Sincer

Steve Overton, CFO

Overton Industries

c:\users\rita\documents\abatement 10-20 cov let february 10, 2013.docx

FORM CF-1/PP

- INSTRUCTIONS: 1. Property owners whose Statement of Benefits was approved must file this form with the local Designating Body to show the extent to which there has been compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.6)
 - 2. This form must be filed with the Form 103-ERA Schedule of Deduction from Assessed Value between March 1, and May 15, of each year, unless a filing extension under IC 6-1.1-3.7 has been granted. A person who obtains a filing extension must file between March 1, and the extended due date of each year.
 - 3. With the approval of the designating body, compliance information for multiple projects may be consolidated on one (1) compliance

(CF-1).				. ,			(7 00111pha1100
SECTION 1		TAXPAYER	INFORWAT	IoN				
Name of taxpayer	NAMES AND ADDRESS OF THE OWNER,	*****						
Tube Forming Systems, Inc. dba Overton Inc.	lustries							
Address of taxpayer (number and street, city, state, and	I ZIP code)							
1250 Old State Road 67 South Moorsev	ille, IN 4615	8						
Name of contact person						Telephone nun	ıber	
Rita Z. Shearer						(317) 831-		
SECTION 2	LOCAT	ON AND DESC	RIPTION O	IF PROPERTY		(0.17)		
Name of designating body	-common principle (See All See					Resolution nur	nber	
Franklin Common Council						10-20		
Location of property	***************************************		Coun	ty	····	DLGF taxing di	strict num	ber
2155 McClain Drive Franklin, IN 46131			Frai			Franklin		
Description of new manufacturing equipment, or new re equipment, or new logistical distribution equipment to be	search and devi e acquired.	elopment equipme	ent, or new int	formation technol	ogy	Estimated start 08/30/201		month, day, year)
Studer SN 270610							-	te (month, day, vear)
						10/31/2010	picaon use	e (month, bay, year)
SECTION 3		EMPLOYEES	AND SALA	RIES		10/01/2010		
EMPLOYE	ES AND SAL	Change and Company of the Company of			AS EST	IMATED ON S	R-1	ACTUAL
Current number of employees	**************************************				36.00	mire and the control	41	ACTUAL
Salaries	1 				1,708,252.0	30		040,457.00
Number of employees retained			7.7.7		36.00		36	
Salaries		, , , , , , , , , , , , , , , , , , ,		·	1,708,252	00		08,252.00
Number of additional employees					2.00		5	76,232.00
C+1i								
Salaries					93,000.00		332	.205.00
SECTION 4		COSTAN	ID VALUES		93,000.00		332	2,205.00
	MANUF/ EQUI	COST AN ACTURING PMENT	Market	QUIPMENT		ST DIST PMENT		2,205.00 EQUIPMENT
SECTION 4 AS ESTIMATED ON SB-1	MANUF, EQUI COST	ACTURING	Market			ST DIST PMENT ASSESSED VALUE		EQUIPMENT ASSESSED
AS ESTIMATED ON SB-1 Values before project	EQUI	ACTURING PMENT ASSESSED	R&DE(QUIPMENT ASSESSED	LOGIS EQUII	ASSESSED	IT E	EQUIPMENT
AS ESTIMATED ON SB-1 Values before project Plus: Values of proposed project	EQUI	ACTURING PMENT ASSESSED	R&DE(QUIPMENT ASSESSED	LOGIS EQUII	ASSESSED	IT E	EQUIPMENT ASSESSED
AS ESTIMATED ON SB-1 Values before project	COST	ACTURING PMENT ASSESSED	R&DE(QUIPMENT ASSESSED	LOGIS EQUII	ASSESSED	IT E	EQUIPMENT ASSESSED
AS ESTIMATED ON SB-1 Values before project Plus: Values of proposed project	COST 275,000.00	ACTURING PMENT ASSESSED	R&DE(QUIPMENT ASSESSED	LOGIS EQUII	ASSESSED	IT E	EQUIPMENT ASSESSED
AS ESTIMATED ON SB-1 Values before project Plus: Values of proposed project Less: Values of any property being replaced	275,000.00 0.00	ACTURING PMENT ASSESSED	R&DE(QUIPMENT ASSESSED	LOGIS EQUII	ASSESSED	IT E	- ASSESSED VALUE
AS ESTIMATED ON SB-1 Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project ACTUAL Values before project	275,000.00 0.00 275,000.00	ACTURING PMENT ASSESSED VALUE	R&DEC COST	ASSESSED VALUE	LOGIS EQUI COST	ASSESSED VALUE	IT E	EQUIPMENT - ASSESSED VALUE ASSESSED
AS ESTIMATED ON SB-1 Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project ACTUAL Values before project Plus: Values of proposed project	275,000.00 0.00 275,000.00	ACTURING PMENT ASSESSED VALUE	R&DEC COST	ASSESSED VALUE	LOGIS EQUI COST	ASSESSED VALUE	IT E	EQUIPMENT - ASSESSED VALUE ASSESSED
AS ESTIMATED ON SB-1 Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project ACTUAL Values before project Plus: Values of proposed project Less: Values of any property being replaced	275,000,00 0.00 275,000.00 COST	ACTURING PMENT ASSESSED VALUE	R&DEC COST	ASSESSED VALUE	LOGIS EQUI COST	ASSESSED VALUE	IT E	EQUIPMENT - ASSESSED VALUE ASSESSED
AS ESTIMATED ON SB-1 Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project ACTUAL Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project	275,000.00 275,000.00 275,000.00 COST 275,000.00 275,000.00 275,000.00	ACTURING PMENT ASSESSED VALUE ASSESSED VALUE	COST COST	ASSESSED VALUE	LOGIS EQUI COST	ASSESSED VALUE	IT E	EQUIPMENT - ASSESSED VALUE ASSESSED
AS ESTIMATED ON SB-1 Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project ACTUAL Values before project Plus: Values of proposed project Less: Values of any property being replaced	275,000.00 275,000.00 275,000.00 COST 275,000.00 275,000.00 275,000.00	ACTURING PMENT ASSESSED VALUE ASSESSED VALUE	COST COST	ASSESSED VALUE	LOGIS EQUI COST	ASSESSED VALUE	IT E	EQUIPMENT - ASSESSED VALUE ASSESSED
AS ESTIMATED ON SB-1 Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project ACTUAL Values before project Plus: Values of proposed project Less: Values of proposed project Net values upon completion of project Net values upon completion of project NoTE: The COST of the property is confidential	275,000.00 275,000.00 COST 275,000.00 COST 275,000.00 275,000.00 pursuant to 60	ACTURING PMENT ASSESSED VALUE ASSESSED VALUE C 6-1.1-12.1-5.6	COST COST COST	ASSESSED VALUE ASSESSED VALUE ASSESSED VALUE	LOGIS EQUIF	ASSESSED VALUE	IT E	EQUIPMENT - ASSESSED VALUE ASSESSED
AS ESTIMATED ON SB-1 Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project ACTUAL Values before project Plus: Values of proposed project Less: Values of proposed project Less: Values of any property being replaced Net values upon completion of project NOTE: The COST of the property is confidential SECTION 5 WASTE CO	275,000.00 0.00 275,000.00 0.00 275,000.00 0.00 275,000.00 pursuant to 10	ASSESSED VALUE ASSESSED VALUE C 6-1.1-12.1-5.6	COST COST COST	ASSESSED VALUE ASSESSED VALUE ASSESSED VALUE	LOGIS EQUIF	ASSESSED VALUE ASSESSED VALUE	IT E	ASSESSED VALUE ASSESSED VALUE
AS ESTIMATED ON SB-1 Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project ACTUAL Values before project Plus: Values of proposed project Less: Values of proposed project Net values upon completion of project Net values upon completion of project NoTE: The COST of the property is confidential	275,000.00 0.00 275,000.00 0.00 275,000.00 0.00 275,000.00 pursuant to 10	ASSESSED VALUE ASSESSED VALUE C 6-1.1-12.1-5.6	COST COST COST	ASSESSED VALUE ASSESSED VALUE ASSESSED VALUE	LOGIS EQUIFORM COST COST COST HE TAXPAVI AS ESTIMA	ASSESSED VALUE	COST	EQUIPMENT - ASSESSED VALUE ASSESSED
AS ESTIMATED ON SB-1 Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project ACTUAL Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project NOTE: The COST of the property is confidential SECTION 5 WASTE CONVERTE	275,000.00 0.00 275,000.00 0.00 275,000.00 0.00 275,000.00 pursuant to 10	ASSESSED VALUE ASSESSED VALUE C 6-1.1-12.1-5.6	COST COST COST	ASSESSED VALUE ASSESSED VALUE ASSESSED VALUE	LOGIS EQUIFOCOST COST COST HE TAXPAVE AS ESTIMA N/A	ASSESSED VALUE ASSESSED VALUE	COST	ASSESSED VALUE ASSESSED VALUE
AS ESTIMATED ON SB-1 Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project ACTUAL Values before project Plus: Values of proposed project Less: Values of proposed project Less: Values of any property being replaced Net values upon completion of project NOTE: The COST of the property is confidential SECTION 5 WASTE CONVERTE Amount of solid waste converted	275,000.00 0.00 275,000.00 0.00 275,000.00 0.00 275,000.00 pursuant to 10	ASSESSED VALUE ASSESSED VALUE C 6-1.1-12.1-5.6	COST COST COST	ASSESSED VALUE ASSESSED VALUE ASSESSED VALUE	LOGIS EQUIFOCOST COST COST ME TAXPAYE AS ESTIMA N/A N/A	ASSESSED VALUE ASSESSED VALUE	COST COST	ASSESSED VALUE ASSESSED VALUE
AS ESTIMATED ON SB-1 Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project ACTUAL Values before project Plus: Values of proposed project Less: Values of proposed project Less: Values of any property being replaced Net values upon completion of project NOTE: The COST of the property is confidential SECTION 5 WASTE CONVERTE Amount of solid waste converted Amount of hazardous waste converted	275,000.00 0.00 275,000.00 0.00 275,000.00 0.00 275,000.00 pursuant to 10	ACTURING PMENT ASSESSED VALUE ASSESSED VALUE C 6-1.1-12.1-5.6 ND OTHER BE R BENEFITS	COST COST COST	ASSESSED VALUE ASSESSED VALUE ASSESSED VALUE OMISED BY T	LOGIS EQUIFOCOST COST COST HE TAXPAVE AS ESTIMA N/A	ASSESSED VALUE ASSESSED VALUE	COST	ASSESSED VALUE ASSESSED VALUE
AS ESTIMATED ON SB-1 Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project ACTUAL Values before project Plus: Values of proposed project Less: Values of proposed project Less: Values of any property being replaced Net values upon completion of project NOTE: The COST of the property is confidential SECTION 5 WASTE CONVERTE Amount of solid waste converted Amount of hazardous waste converted Other benefits:	275,000,00 0.00 275,000.00 COST 275,000.00 0.00 275,000.00 pursuant to 10 NVERTED A D AND OTHE	ACTURING PMENT ASSESSED VALUE ASSESSED VALUE C 6-1.1-12.1-5.6 ND OTHER BE R BENEFITS	COST COST COST	ASSESSED VALUE ASSESSED VALUE ASSESSED VALUE OMISED BY T	LOGIS EQUIFOCOST COST COST ME TAXPAYE AS ESTIMA N/A N/A	ASSESSED VALUE ASSESSED VALUE	COST COST	ASSESSED VALUE ASSESSED VALUE

Expansion Investment Schedule

Overton Carbide Tool & Engineering 1255 McClain Drive Franklin, IN 46131 Attachment to Form CF-1 (Compliance with Statement of Benefits) Expansion Investment Schedule by Quarter Resolution 10-20

. ·			0 0		275,000 0.0	
Actual Total Amount of	Investment	C/71 IO SP			275	
er)	12/31/2012	71.771.0131	0		0	
Actual Amount of Investment Added During Year (by Quarter)	6/30/2012 9/30/2012 12/31/2012		0		0	
Actual Amoun Added During	6/30/2012		0		0	
	3/31/2012		0		0	
Proposed Amount of Total investment	(From SB-1)		0		275,000	
Actual Amount of Investment	(From SB-1)		0		275,000	
		Buildings and	Improvements:	Machinery and	Equipment:	Totals

Job Creation or Retention Schedule

Overton Carbide Tool & Engineering 1255 McClain Drive Franklin, IN 46131 Attachment to Form CF-1 (Compliance with Statement of Benefits) Expansion Investment Schedule by Quarter Resolution 10-20

Actual Total Difference Between Number of Actual and Proposed Employees Number of	as of 12/31/12 Employees	40 2
Actua Numb Empl		
yees Added Quarter)	6/30/2012 9/30/2012 12/31/2012	-
Actual Number of Employees Added Added During Year (by Quarter)	112 9/30/201	-
Actual P Added I	/2012 6/30/20	-
	3/31	
Proposed Total No. of Employees	(From SB-1)	38
Actual Number of Employees	(From (SB-1) (From SB-1)	36

To: City of Franklin Economic Development Commission

From: Krista Linke, Community Development Director

Date: March 26th, 2013

Re: Case C 2013-19: Tube Forming Systems, Inc. d/b/a Overton Industries

Summary:

1. On October 15th, 2012, the Franklin Common Council passed Resolution No. 2012-17, approving a 5-year tax abatement on \$321,456 of personal property for new equipment at 2155 McClain Drive.

2. Actual and estimated benefits, as projected for 2012:

	Estimated on SB-1	Actual in 2012	Difference
Employees Retained	37	37	0
Salaries	\$1,615,849	\$1,615,649	-\$200
New Employees	2	4	2
Salaries	\$95,680	\$424,808	\$329,128
Total Employees	39	41	2
Total Salaries	\$1,711,529	\$2,040,457	\$328,928
Average Hourly Salaries	\$21.10	\$23.93	\$2.83
Personal Property Improvements	\$321,456	\$321,456	\$0

- 3. The company has met the estimated average hourly wage indicated on the SB-1 Form and has exceeded the number of jobs indicated by 2.
- 4. The company has met their estimate provided on the SB-1 Form for personal property.
- 5. The personal property tax abatement for Overton is scheduled to expire in tax year 2017 payable 2018. The final compliance review will take place in 2018.

Staff Recommendation: Approval



February 15, 2013

City of Franklin Attn: Krista Linke 71 East Monroe Street Franklin, IN 46131-2358

RE: 2012 Tax Abatement Compliance Packet for Tube Forming Systems, Inc. d/b/a Overton Industries

Dear Ms. Linke,

Enclosed, please find Form CF-1/PP (Compliance with Statement of Benefits) regarding compliance with the real property and personal property tax abatements which were granted to Overton & Sons in 2012 under Franklin Common Council Resolution number 12-17.

As can be seen from reviewing the enclosed documents, our company has been highly successful in (1) making all of the capital investments which had been projected, and (2) retaining the full complement of jobs which had been proposed in the Statement of Benefits (Form SB-1) which was approved on October 15, 2012.

In addition, we also have purchased two seats of Master Cam and a HAAS TPM2 Vertical Machine Center at a cost of \$60,000+. We hired five new employees, four of which are full time and one that is not on the schedule because he is part time.

Please review all of the enclosed documents and if you have any questions or concerns regarding this matter, please feel free to contact me at (317) 831-4542.

Sincerely

Steve Overton, CFO

Overton Industries

C:\Users\rita\Documents\Abatement 12-17 Cov Let February 10, 2013.docx

FORM CF-1/PP



COMPLIANCE WITH STATEMENT OF BENEFITS PERSONAL PROPERTY

State Form 51765 (R / 1-06)

Prescribed by the Department of Local Government Finance

- INSTRUCTIONS: 1. Property owners whose Statement of Benefits was approved must file this form with the local Designating Body to show the extent to which there has been compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.6)
 - 2. This form must be filed with the Form 103-ERA Schedule of Deduction from Assessed Value between March 1, and May 15, of each year, unless a filing extension under IC 6-1.1-3.7 has been granted. A person who obtains a filing extension must file between March 1, and the extended due date of each year.
 - 3. With the approval of the designating body, compliance information for multiple projects may be consolidated on one (1) compliance

(CF-1).					*			
SECTION 1		TAXPAYER I	NFORMATIO	ON				
Name of taxpayer								
Tube Forming Systems, Inc. dba Overton Indu	stries							
Address of taxpayer (number and street, city, state, and 2								
1250 Old State Road 67 South Mooresvil		3						
Name of contact person						Telephone number	0	
Rita Z. Shearer						(317) 831-454	2	
SECTION 2	LOCATIO	ON AND DESC	RIPTION OF	PROPERTY	337,653			
Name of designating body						Resolution number	•	
Franklin Common Councit						12-17		
Location of property			Count	У		DLGF taxing distri	ct number	
2155 McClain Drive Franklin, IN 46131			Fran			Franklin		
Description of new manufacturing equipment, or new res equipment, or new logistical distribution equipment to be	earch and deve acquired.	lopment equipme	nt, or new info	ormation technolo	gy	Estimated starting 11/05/2012	date (mon	th, day, year)
EC1600 Horizontal Machining Mill						Estimated complet	ion date (n	nonth, day, year)
ST-30 CNC Lathe						11/19/2012		
SECTION 3		EMPLOYEES .	AND SALA	RIES			SHARE	
EMPLOYER	S AND SALA	ARIES				IMATED ON SB-	-	ACTUAL
Current number of employees					37.00		41	
Salaries					1,615,649.0	0	2,040,4	157.00
Number of employees retained					37.00		37	
Salaries					1,615,649.	00	1,615,6	49.00
Number of additional employees					2.00		4	
Salaries	333 (18 g) 33 (18 g) 33 (18 g) 34 (18 g)	2.02540.000 (0.00) 1 (100) (0.00) (100) (0.00) (0.00) (0.00) (0.00) (0.00) (0.00) (0.00) (0.00) (0.00) (0.00)			95,680.00		424,80	3.00
SECTION 4		COST AN	ID VALUES				LEEDING	
		ACTURING PMENT	R & D E	QUIPMENT		ST DIST PMENT	IT EQI	JIPMENT
AS ESTIMATED ON SB-1	COST	ASSESSED VALUE	cost	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE
Values before project								-
Plus: Values of proposed project	321,456.00				***************************************			
Less: Values of any property being replaced	0.00							
Net values upon completion of project	321,456.00							
ACTUAL	cost	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE
Values before project								
Plus: Values of proposed project	321,456.00	-						
Less: Values of any property being replaced	0.00			-				
Net values upon completion of project	321,456.00			<u> </u>				
NOTE: The COST of the property is confidentia	I pursuant to I	C 6-1.1-12.1-5.	6 (d).					
SECTION 5 WASTE CO	ONVERTED A	ND OTHER BE	NEFITS PR	OMISED BY T	HE TAXPAY	ER		
WASTE CONVERTE	THE RESIDENCE OF THE PARTY OF T	The state of the s			The second secon	ATED ON SB-1	Α	CTUAL
Amount of solid waste converted					N/A		N/A	
Amount of hazardous waste converted					N/A	•	N/A	
Other benefits:	NAME OF THE PARTY	Na. of the same of			N/A		N/A	
SECTION 6		TAXPAYER (ERTIFICAT	ION				
I hereby certify that the representations in this s	tatement are	true.						
Signature of authorized representative	/		Title CFO	ADDITION OF THE PROPERTY OF TH		Date signed (mo. 2-15-		ar)
	//	1	CEU			2-10		

Expansion Investment Schedule

Overton Carbide Tool & Engineering 1255 McClain Drive Franklin, IN 46131 Attachment to Form CF-1 (Compliance with Statement of Benefits) Expansion Investment Schedule by Quarter Resolution 12-17

n ed			
Difference Between Actual and Proposed	Amount of Investment	0	0.0
Actual Total Amount of	Investment as of 12/31/12	0	0
er)	12/31/2012	0	321,456
Actual Amount of Investment Added During Year (by Quarter)	6/30/2012 9/30/2012 12/31/2012	0	0
Actual Amount Added During	6/30/2012	0	0
	3/31/2012	0	0
Proposed Amount of Total Investment	(From SB-1)	0	321,456
Actual Amount of Investment	(From SB-1)	0	321,456
		Buildings and Improvements:	Machinery and Equipment:

Totals

Job Creation or Retention Schedule

Overton Carbide Tool & Engineering 1255 McClain Drive Franklin, IN 46131 Attachment to Form CF-1 (Compliance with Statement of Benefits) Expansion Investment Schedule by Quarter Resolution 12-17

Difference Between Actual and Proposed Number of Employees	~
Actual Total Number of Employees as of 12/31/12	40
s Added ter) 12/31/2012	~
Actual Number of Employees Added Added During Year (by Quarter) 6/30/2012 9/30/2012 12/31/2012	~
1	
3/31/2012	
Proposed Total No. of Employees (From SB-1)	39
Actual Number Proposed Tof Employees No. of Employees (From SB-1) (From SB-1)	37

To: City of Franklin Economic Development Commission

From: Krista Linke, Community Development Director

Date: April 1st, 2013

Re: C 2013-20: Dualtech, Inc.

Summary:

1. On April 28th, 2008, the Franklin Common Council passed Resolution No. 2008-03, approving a 7-year tax abatement on personal property for Dualtech, Inc., located at 351 Blue Chip Court.

2. Actual and estimated benefits, as projected for 2012:

	Estimated on SB-1	Actual in 2012	Difference
Employees Retained	17	16	-1
Salaries	\$551,760	\$641,523	\$89,763
New Employees	2	5	3
Salaries	\$64,480	\$768,827	\$704,347
Total Salaries	\$616,240	\$1,410,350	\$794,110
Average Hourly Salaries	\$15.59	\$32.29	\$16.70
Real Property Improvements	\$791,818	\$791,819	\$1

- 3. Dualtech was located across the street at 400 Blue Chip Court. There was a fire on February 3, 2008 at this location which destroyed all of Dualtech's equipment and damaged the building. Dualtech relocated to 351 Blue Chip Court. Laugle Properties is the owner of 351 Blue Chip Court and Dualtech leases the real estate from them.
- 4. The company has met their estimate provided on the SB-1 Form for personal property.
- 5. Overall, the company has exceeded the total number of employees as well as the average hourly salary for these employees estimated on the SB-1 Form.
- 6. The personal property tax abatement is scheduled to expire in tax year 2015 payable 2016. The final compliance review will take place in 2016.

Staff Recommendation:

Approval

Dualtech, Inc 351 Blue Chip Court P.O. Box 476 Franklin, IN 46131

February 19, 2013

Krista Linke
Dept. of Planning and Economic Dev.
70 E. Monroe St.
Franklin, IN 46131

RE: Tax Abatement Compliance for Dualtech, Inc.

Enclosed please find Form CF-1 and CF-1/PP(Compliance with Statement of Benefits) regarding compliance with the personal property tax abatement; which were granted to Dualtech, Inc in 2008 under Franklin Common Council Resolution No. 08-03.

As can be seen from reviewing the enclosed documents, our company has been highly successful in (a) making all of the capital investments which had been projected for the initial year, and (b) creating the full complement of jobs which had been proposed in the Statement of Benefits (Form SB-1) which was approved on April 28, 2008.

Please review all of the enclosed documents, and if you have any questions or concerns regarding this matter, please feel free to contact me.

Sincerely,

Sandy Laugle Dualtech, Inc

Enclosures

FORM CF-1/PP

- INSTRUCTIONS: 1. Property owners whose Statement of Benefits was approved must file this form with the local Designating Body to show the extent to which there has been compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.6)
 - 2. This form must be filed with the Form 103-ERA Schedule of Deduction from Assessed Value between March 1, and May 15, of each year, unless a filing extension under IC 6-1.1-3.7 has been granted. A person who obtains a filing extension must file between March 1, and the extended due date of each year.
 - 3. With the approval of the designating body, compliance information for multiple projects may be consolidated on one (1) compliance

(CF-1).								
SECTION 1 Name of taxpayer		TAXPAYE	R INFORMA	ION				
Dualtech, Inc Jack & Sandy Laugle								
Address of taxpayer (number and street, city, state, and	ZIP code)							
351 Blue Chip Court, Franklin, IN 46131								
Name of contact person						Telephone num	ber	
Jack or Sandy Laugle						738-5966		
SECTION 2	LOCAT	ON AND DES	CRIPTION	F PROPERTY				
Name of designating body						Resolution num	iber	
Franklin Common Council						08-03		
Location of property			Cour	nty		DLGF taxing di	strict number	
351 Blue Chip Court, Franklin			Joh	inson		31		
Description of new manufacturing equipment, or new re equipment, or new logistical distribution equipment to be	search and deve acquired.	elopment equipn	nent, or new in	formation technolo	999	Estimated start 04/01/200		nth, day, year)
						Estimated com	oletion date (i	month, day, year,
SECTION 3		EMPLOYEE	S AND SALA	RIES		1 31/31/2000		
	ES AND SAL			***	AS ES	IMATED ON S	B-1	ACTUAL
Current number of employees			***************************************		17.00		21	
Salaries	***************************************				551,760.00)	1,410,	350.00
Number of employees retained					17.00		16	
Salaries			······		551,760.0	0	641,523.00	
Number of additional employees	***************************************	***************************************			2.00		5	
Salaries				·	64,480.00	***	768,82	7.00
SECTION 4		COSTA	ND VALUES					
	MANUF/ EQUI	ACTURING PMENT	R&DE	QUIPWENT	LOGIST DIST EQUIPMENT		IT EQI	JIPMENT
AS ESTIMATED ON SB-1	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE	cost	ASSESSED VALUE
Values before project	0.00	0.00	0.00	0.00	***************************************			
Plus: Values of proposed project	791,818.00	316,727.00	165,539.00	66,215,00				
Less: Values of any property being replaced	0.00	0.00	0.00	0.00				
Net values upon completion of project	791,819.00	316,727.00	165,539.00	66,215.00				
ACTUAL	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE
Values before project	0.00	0.00	0.00	0.00				
Plus: Values of proposed project	791,819.00	316,727.00	165,539.00	66,215.00				
Less: Values of any property being replaced	0.00	0.00	0.00	0.00				
Net values upon completion of project	791,819.00	316,727.00	165,539.00	66,215.00	······································	l l	***************************************	
NOTE: The COST of the property is confidential	pursuant to I	C 6-1.1-12.1-5	.6 (d).					
SECTION 5 WASTE CO	NVERTED A	ND OTHER B	ENEETIS PR	OMISED BY T	IE TAXPAY	₽R		
WASTE CONVERTE	D AND OTHE	R BENEFITS			AS ESTIMA	TED ON SB-1	AC	TUAL
Amount of solid waste converted								
Amount of hazardous waste converted								
Other benefits:								
SECTION 6		TAXPAYER (CERTIFICAT	ION				
I hereby certify that the representations in this st	atement are tr	ue.						
Signature of authorized representative		····	Title			Date signed (mo	*	ır)

Dualtech, Inc. 351 Blue Chip Court P.O. Box 476 Franklin, IN 46131 Attachment to Form CF-1 (Compliance with Statement of Benefits) Job Creation Schedule by Quarter

Difference between Actual and Proposed	Number of Employees	+3
Actual Total Number of	Employees Number of as of 12/31/12 Employees	21
Actual Number of Employees Added During Year (by Quarter)	3/31/12 6/30/12 9/30/12 12/30/12	<i>ڊ</i> -
f Employ ear (by Q	9/30/12	0
Number of Employees Add During Year (by Quarter)	6/30/12	1
Actual I	3/31/12	ψ
Proposed Total Number of employees	by 12/31/12 (From SB-1)	19
Actual Number Of Employees	As of 12/31/11	28

Dualtech, Inc.

JOB CREATION/ RETENTION TABLE

	Year	Prof/Mangerial	Secretary	Lab Tech.	Machine Operators	Total	Proposed Salary
Proposed	1	2	1	1	13	17	\$551,760
Actual	1	2	1	2	11	16	641,523
Proposed	2	2	1	1	15	19	\$616,240
Actual	2	2	1	2	17	22	\$895,071
Proposed	3	2	1	1	15	19	\$616,240
Actual	3	2	2	2	22	28	\$1,305,481
Proposed	4	2	1	1	15	19	\$616,240
Actual	4	2	2	2	15	21	\$1,410,350.84

To: City of Franklin Economic Development Commission

From: Krista Linke, Community Development Director

Date: March 27th, 2013

Re: Case C 2013-21: Laugle Properties (Formerly McWilliams Realty)

Summary:

 On June 28th, 2005, the Franklin Common Council passed Resolution No. 2005-14, approving a 10-year tax abatement on real property for McWilliams Realty, LLC located at 401 and 451 Blue Chip Court (Greenwood Machine).

2. Actual and estimated benefits, as projected for 2012:

	Estimated on SB-1	Actual in 2012	Difference
Employees Retained	23	28	5
Salaries	\$801,632	\$2,210,550	\$1,408,918
New Employees	13	0	-13
Salaries	\$381,014	\$0	-\$381,014
Total Salaries	\$1,182,646	\$2,210,550	\$1,027,904
Average Hourly Salaries	\$15.79	\$37.96	\$22.16
Real Property Improvements	\$750,000	\$910,530	\$160,530

- 3. As stated in "Attachment to Form CF-1," Greenwood Machine has abandoned this location. Innovative Casting Technologies moved its operations to 451 Blue Chip Court.
- 4. Innovative Casting Technologies had 25 total employees at the end of 2011 with total salaries of \$1,751,890. They added three employees in 2012 and increased total salaries to \$2,210,550. The average hourly wage is more than double what was estimated on the SB-1 Form for Greenwood Machine which is \$1,027,904 more paid in salaries in 2012.
- 5. The company has exceeded their real property investment.
- 6. The real property tax abatement is scheduled to expire in tax year 2015 payable 2016. The final compliance review will take place in 2016.

Staff Recommendation:

Approval

Laugle Properties, LLC 3719 E 700 N. Whiteland, IN 46184 738-5966

February 19, 2013

Krista Linke
Dept. of Planning and Economic Dev.
70 E. Monroe St.
Franklin, IN 46131

RE: Tax Abatement Compliance for Laugle Properties, LLC

Enclosed please find Form CF-1 (Compliance with Statement of Benefits) regarding compliance with real property tax abatements; which were granted to McWilliams Realty, LLC in 2005 under Franklin Common Council Resolution No. 05-14.

As described in Attachment to CF-1, Laugle Properties, LLC purchased this location on November 18, 2009

As can be seen from reviewing the enclosed documents, our company has been highly successful in (a) creating the full complement of jobs which had been proposed in the Statement of Benefits (Form SB-1) which was approved on May 23, 2005.

Please review all of the enclosed documents, and if you have any questions or concerns regarding this matter, please feel free to contact me.

Sincerely,

Sandy Laugle

Laugle Properties, LLC

Enclosures



COMPLIANCE WITH STATEMENT OF BENEFITS REAL ESTATE IMPROVEMENTS

This statement is being completed for real property that qualifies under the following Indiana Code (check one box):

State Form 51766 (R2 / 1-07)

☐ Eligible vacant building (IC 6-1.1-12.1-4.8)

Prescribed by the Department of Local Government Finance

Redevelopment or rehabilitation of real estate improvements (IC 6-1.1-12.1-4)

20 12 PAY 20 13

FORM CF-1 / Real Property

PRIVACY	NOTICE
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The cost and any specific individual's salary information is confidential; the balance of the filing is public record per IC 6-1.1-12.1-5.1 (c) and (d).

INICTOL	ICTIONS:

- 1. This form does not apply to property located in a residentially distressed area. (IC 6-1.1-12.1-2 (b))
- Property owners must file this form with the County Auditor and the Designating Body for their review regarding the compliance of the project with the Statement of Benefits (SB-1 / Real Property).
- 3. This form must accompany the initial deduction application that is filed with the County Auditor.
- 4. Property owners whose Statement of Benefits was approved after June 30, 1991, must file an updated form with the County Auditor and the local Designating Body to show the extent to which there has been compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.1)
- 5. The updated form must be filed annually by May 15, or by the due date for the real property owner's personal property return that is filed in the township where the project is located, whichever is later. (IC 6-1.1-12.1-5.1 (b))
- 6. With the approval of the Designating Body, compliance information for multiple projects may be consolidated on one (1) compliance form (CF-1 / Real Property).

SECTION 1	TAXPAYER INFO	RMATION			
Name of taxpayer					
Laugle Properties, LLC					
Address of taxpayer (number and street, city, state, and ZII	P code)				
451 Blue Chip Court, Franklin IN 46131					
Name of contact person				Telephone nur	mber
Jack or Sandy Laugle				738-5966	
SECTION 2	LOCATION AND DESCRIPTION	ON OF PROPERT	γ		
Name of designating body	HOMEN AND AND AND AND AND AND AND AND AND AN	THE PROPERTY OF THE PROPERTY O	PSSSE AND A CONTROL OF THE PROPERTY OF THE PRO	Resolution nur	mber
City of Franklin Common Council				05-14	
Location of property		County		DLGF taxing d	listrict number
451 Blue Chip Court, Franklin	title to the control of the control	Johnson		009	
Description of real property improvements:				Estimated star	rting date (month, day, year)
7500 Sq. ft. Mfg facility constructed in 20	006				
				Estimated com	npletion date (month, day, year)
SECTION 3	EMPLOYEES AND S	SALARIES			
	S AND SALARIES		AS ESTIMATI 23	ED ON SB-1	ACTUAL
Current number of employees Salaries			801,632.00	M-11-11-11-11-11-1	28
Number of employees retained		·	23		2,210,550.00
Salaries			801,632.00		
Number of additional employees			13		
Salaries			381,014.00		
SECTION 4	COST AND VA	LUES	001,014.00		
COST AND VALUES		REAL ESTATE	(MPROVEME)	VTS	
AS ESTIMATED ON SB-1	COST	******	T	ASSESSE	ED VALUE
Values before project	120,000				08,000.00
Plus: Values of proposed project	750,000	.00		7:	50,000.00
Less: Values of any property being replaced					
Net values upon completion of project	870,000	.00			358,000.00
ACTUAL	COST			ASSESSE	D VALUE
Values before project					50,000.00
Plus: Values of proposed project	910,53	0.00		2	273,300.00
Less: Values of any property being replaced		***************************************			
Net values upon completion of project					23,300.00
	PERTED AND OTHER BENEFIT	S PROMISED BY			
WASTE CONVERTED AN	D OTHER BENEFITS		AS ESTIMATE	D ON SB-1	ACTUAL
Amount of solid waste converted					
Amount of hazardous waste converted	·····				
Other benefits:					
SECTION 6	TAXPAYER GERTIF				
I here	by certify that the representations	s in this statement	are true.		
Signature of authorized representative	Title			Date signed (m	nonth, day, year)
Dandy Dauge	Mer	mber		02/13/201	13

ATTACHMENT TO FORM CF-1

LAUGLE PROPERTIES LLC

McWilliams Realty, LLC, was granted a tax abatement on the improvements constructed on Lot 8 in Blue Chip Industrial Park, commonly known as 451 Blue Chip Court, Franklin, Indiana by the Common Council of the City of Franklin. Resolution No. 05-14 was passed by the Franklin Common Council on the 23rd day of May 2005.

Laugle Properties, LLC, purchased 451 Blue Chip Court on the 18th day of November 2009.

The business that was operating at 451 Blue Chip Court, Greenwood Machine, Inc., has abandoned the location. Innovative Casting Technologies, Inc., has moved its operations to 451 Blue Chip Court.

Laugle Properties, LLC, requests that the Franklin Common Council find that the property owner has made reasonable effort to substantially comply with the Statement of Benefits. The amount of salaries paid to the estimated 36 total employees was estimated to total \$1,182,646 by the end of the ten (10) year abatement period on the Statement of Benefits filed by McWilliams Realty, LLC. Greenwood Machine, Inc., no longer employs anyone at the site. The business that occupies the subject real estate, Innovative Casting Technologies, Inc., employed 28 persons at the site and paid salaries totaling \$2,210,550 in 2012, an increase of \$1,027,904 from the estimate filed by the prior owner.

To: City of Franklin Economic Development Commission

From: Krista Linke, Community Development Director

Date: March 27th, 2013

Re: Case C 2013-22: Laugle Properties

Summary:

1. On April 28th, 2008, the Franklin Common Council passed Resolution No. 2008-06, approving a 10-year tax abatement on real property for Laugle Properties, located at 351 Blue Chip Court.

2. Actual and estimated benefits, as projected for 2012:

	Estimated on SB-1	Actual in 2012	Difference
Employees Retained	17	16	-1
Salaries	\$551,760	\$641,523	\$89,763
New Employees	2	5	3
Salaries	\$64,480	\$768,827	\$704,347
Total Salaries	\$616,240	\$1,410,350	\$794,110
Average Hourly Salaries	\$15.59	\$32.29	\$16.70
Real Property Improvements	\$804,500	\$900,000	\$95,500

- 3. Dualtech was located across the street at 400 Blue Chip Court. There was a fire on February 3, 2008 at this location which destroyed all of Dualtech's equipment and damaged the building. Dualtech relocated to 351Blue Chip Court. Laugle Properties is the owner of 351 Blue Chip Court and Dualtech leases the real estate from them.
- 4. They have exceeded their estimate provided on the SB-1 Form for real property.
- 5. In 2011 they reported 28 employees with total salaries of \$1,305,481. The average hourly salary was \$22.42 in 2011.
- 6. There are fewer employees than in 2012, but the average hourly salary is higher. They still exceed the total number of employees as well as the average hourly salary that was estimated on the SB-1 Form.
- 7. The real property tax abatement is scheduled to expire in tax year 2019 payable 2020. The final compliance review will take place in 2020.

Staff Recommendation: Approval

Laugle Properties, LLC 3719 E 700 N. Whiteland, IN 46184 738-5966

February 19, 2013

Krista Linke
Dept. of Planning and Economic Dev.
70 E. Monroe St.
Franklin, IN 46131

RE: Tax Abatement Compliance for Laugle Properties, LLC

Enclosed please find Form CF-1 (Compliance with Statement of Benefits) regarding compliance with real property tax abatements; which were granted to Laugle Properties, LLC in 2008 under Franklin Common Council Resolution No. 08-06.

As can be seen from reviewing the enclosed documents, our company has been highly successful in (a) making all of the capital investments which had been projected for the initial year, and (b) creating the full complement of jobs which had been proposed in the Statement of Benefits (Form SB-1) which was approved on April 30, 2009.

Please review all of the enclosed documents, and if you have any questions or concerns regarding this matter, please feel free to contact me.

Sincerely,

Sandy Läugle

Laugle Properties, LLC

Enclosures



COMPLIANCE WITH STATEMENT OF BENEFITS REAL ESTATE IMPROVEMENTS

State Form 51766 (R2 / 1-07)

Prescribed by the Department of Local Government Finance

20 12 PAY 20 13

FORM CF-1 / Real Property

PRIVACY NO	TICE
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The cost and any specific individual's salary information is confidential; the balance of the filing is public record per IC 6-1.1-12.1-5.1 (c) and (d).

☐ Eligible vacant building (IC 6-1.1-12.1-4.8)		

Redevelopment or rehabilitation of real estate improvements (IC 6-1.1-12.1-4)

INSTRUCTIONS:

1. This form does not apply to property located in a residentially distressed area. (IC 6-1.1-12.1-2 (b))

This statement is being completed for real property that qualifies under the following Indiana Code (check one box):

- Property owners must file this form with the County Auditor and the Designating Body for their review regarding the compliance of the project with the Statement of Benefits (SB-1 / Real Property).
- This form must accompany the initial deduction application that is filed with the County Auditor.
- Property owners whose Statement of Benefits was approved after June 30, 1991, must file an updated form with the County Auditor and the local Designating Body to show the extent to which there has been compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.1)
- The updated form must be filed annually by May 15, or by the due date for the real property owner's personal property return that is filed in the township where the project is located, whichever is later. (IC 6-1.1-12.1-5.1 (b))
- With the approval of the Designating Body, compliance information for multiple projects may be consolidated on one (1) compliance form (CF-1 / Real Property).

SECTION 1	TAXPAYER INFORMATION			
Name of taxpayer	ualo			
Laugle Properties, LLC - Jack and Sandy Lau Address of taxpayer (number and street, city, state, and ZIP code)	ugie			
3719 E 700 N, Whiteland, IN 46184				
Name of contact person			Telephone nur	nher
Jack or Sandy Laugle			738-5966	
	ATION AND DESCRIPTION OF PROPE	er V	100-0000	
Name of designating body			Resolution nu	mber
City of Franklin Common Council			08-06	Tiber
Location of property	County		DLGF taxing o	listrict number
351 Blue Chip Court, Franklin	Johnson		031	
Description of real property improvements:	001110011			ting date (month, day, year)
			04/01/20	
20,000 Sq. Ft Manufacturing facility				pletion date (month, day, year
			07/01/20	
SECTION 3	EMPLOYEES AND SALARIES			
EMPLOYEES AND S	SALARIES	AS ESTIMATI	ED ON SB-1	ACTUAL
Current number of employees		17		21
Salaries		551,760.00		1,410,350.00
Number of employees retained		17		216
Salaries		551,760.00		641,523.00
Number of additional employees		2	A 5	
Salaries		64,480.00	N1999/2460/0004/2800/0004/2800/0004/2800/0004/2800/0004/2800/0004/2800/0004/2800/0004/2800/0004/2800/0004/280	768,827.00
SECTION 4	COST AND VALUES			
COST AND VALUES	REAL ESTA	re improvemen	ITS	
AS ESTIMATED ON SB-1	COST			ED VALUE
Values before project	100,000.00			67,500.00
Plus: Values of proposed project	804,500.00			
Less: Values of any property being replaced	004 500 00			
Net values upon completion of project	904,500.00			
ACTUAL	COST		ASSESSE	D VALUE
Values before project	100,000.00			
Plus: Values of proposed project	900,000.00			· · · · · · · · · · · · · · · · · · ·
Less: Values of any property being replaced	4,000,000,00			w
Net values upon completion of project	1,000,000.00			
	D AND OTHER BENEFITS PROMISED E	A STATE OF THE PARTY OF THE PAR	ADMINISTRATION OF THE PROPERTY	
WASTE CONVERTED AND OTH	ER BENEFIIS	AS ESTIMATE	D ON SB-1	ACTUAL
Amount of solid waste converted				
Amount of hazardous waste converted Other benefits:				
	T. VO. V-D			
SECTION 6	TAXPAYER GERTIFICATION	nt ava tvu:		
	ify that the representations in this stateme	nt are true.		
Signature of authorized representative	Title		- ,	nonth, day, year)
dandy Jauge	Member		02/19/20	13

Dualtech, Inc.

JOB CREATION/ RETENTION TABLE

	Year	Prof/Mangerial	Secretary	Lab Tech.	Machine Operators	Total	Proposed Salary
Proposed	1	2	1	1	13	17	\$551,760
Actual	1	2	1	2	11	16	641,523
Proposed	2	2	1	1	15	19	\$616,240
Actual	2	2	1	2	17	22	\$895,071
Proposed	3	2	1	1	15	19	\$616,240
Actual	3	2	2	2	22	28	\$1,305,481
Proposed	4	2	1	1	15	19	\$616,240
Actual	4	2	2	2	15	21	\$1,410,350.84
					***************************************	***************************************	

Dualtech, Inc. 351 Blue Chip Court P.O. Box 476 Franklin, IN 46131 Attachment to Form CF-1 (Compliance with Statement of Benefits) Job Creation Schedule by Quarter

Difference between Actual and Proposed Number of Employees	+2
Actual Total Number of Employees as of 12/31/12	21
Actual Number of Employees Added During Year (by Quarter) 3/31/12 6/30/12 9/30/12 12/30/12	ç
f Employ ar (by Qu 9/30/12	0
Number of Employees Add During Year (by Quarter) 2 6/30/12 9/30/12 12/30	-
Actual N I I I I I I I I I I I I I I I I I I	ţ
Proposed Total Number of employees by 12/31/12 (From SB-1)	19
Actual Number Of Employees As of 12/31/11	28

To: City of Franklin Economic Development Commission

From: Krista Linke, Community Development Director

Date: April 1st, 2013

Re: Case C 2013-23: Laugle Properties

Summary:

1. On April 28th, 2008, the Franklin Common Council passed Resolution No. 2008-07, approving a 10-year tax abatement on real property for Laugle Properties, located at 400 Blue Chip Court.

2. Actual and estimated benefits, as projected for 2012:

	Estimated on SB-1	Actual in 2012	Difference
Employees Retained	1	2	1
Salaries	\$41,600	\$103,345	\$61,745
New Employees	1	0	-1
Salaries	\$41,600	\$0	-\$41,600
Total Salaries	\$83,200	\$103,345	\$20,145
Average Hourly Salaries	\$20.00	\$24.84	\$4.84
Real Property Improvements	\$497,000	\$513,615	\$16,615

- 3. The company has exceeded their estimate provided on the SB-1 Form for real property.
- 4. There were two employees in 2011 with total salaries of \$70,819. The average hourly wage was \$17.02. This year the average hourly salary exceeds what was estimated on their SB-1 Form.
- 5. The real property tax abatement is scheduled to expire in tax year 2018 payable 2019. The final compliance review will take place in 2019.

Staff Recommendation:

Approval

Laugle Properties, LLC 3719 E 700 N. Whiteland, IN 46184 738-5966

February 19, 2013

Krista Linke
Dept. of Planning and Economic Dev.
70 E. Monroe St.
Franklin, IN 46131

RE: Tax Abatement Compliance for Laugle Properties, LLC

Enclosed please find Form CF-1 (Compliance with Statement of Benefits) regarding compliance with real property tax abatements; which were granted to Laugle Properties, LLC in 2008 under Franklin Common Council Resolution No. 08-07.

As can be seen from reviewing the enclosed documents, our company has been highly successful in (a) making all of the capital investments which had been projected for the initial year, and (b) creating the full complement of jobs which had been proposed in the Statement of Benefits (Form SB-1) which was approved on April 28, 2008.

Please review all of the enclosed documents, and if you have any questions or concerns regarding this matter, please feel free to contact me.

Sincerely,

Sandy Laugle

Laugle Properties, LLC

Saray Sauge

Enclosures



COMPLIANCE WITH STATEMENT OF BENEFITS REAL ESTATE IMPROVEMENTS

State Form 51766 (R2 / 1-07)

Prescribed by the Department of Local Government Finance

20 12 PAY 20 13

FORM CF-1 / Real Property

PRIVACY NOTIC	CE
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The cost and any specific individual's salary information is confidential; the balance of the filing is public record per IC 6-1.1-12.1-5.1 (c) and (d).

Redevelopment or rehabilitation of real estate improvements (IC 6-1.1-12.1-4)

☐ Eligible vacant building (IC 6-1.1-12.1-4.8)

INSTRUCTIONS:

1. This form does not apply to property located in a residentially distressed area. (IC 6-1.1-12.1-2 (b))

This statement is being completed for real property that qualifies under the following Indiana Code (check one box):

- 2. Property owners must file this form with the County Auditor and the Designating Body for their review regarding the compliance of the project with the Statement of Benefits (SB-1 / Real Property).
- 3. This form must accompany the initial deduction application that is filed with the County Auditor.
- 4. Property owners whose Statement of Benefits was approved after June 30, 1991, must file an updated form with the County Auditor and the local Designating Body to show the extent to which there has been compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.1)
- 5. The updated form must be filed annually by May 15, or by the due date for the real property owner's personal property return that is filed in the township where the project is located, whichever is later. (IC 6-1.1-12.1-5.1 (b))
- 6. With the approval of the Designating Body, compliance information for multiple projects may be consolidated on one (1) compliance form (CF-1 / Real Property).

SECTION 1	TAXPAYER INFORMATION			
Name of taxpayer				
Laugle Properties, LLC - Jack and Sandy La	ugle		*	
Address of taxpayer (number and street, city, state, and ZIP code)				
3719 E 700 N, Whiteland, IN 46184	WIII			,
Name of contact person			Telephone nun	
Jack or Sandy Laugle			738-5966	
CARL CONTROL OF CONTRO	ATION AND DESCRIPTION OF PROPE	Ruy		
Name of designating body			Resolution nur	mber
City of Franklin Common Council			08-07	
Location of property	County	İ	DLGF taxing d	istrict number
400 Blue Chip Court, Franklin	Johnson		031	
Description of real property improvements:		1		ting date (month, day, year)
9000 Sq. Ft Warehouse			04/01/20	
				ipletion date (month, day, year)
			07/01/20	Uδ
SECTION 3	EMPLOYEES AND SALARIES			
EMPLOYEES AND	SALARIES	AS ESTIMATE	D ON SB-1	ACTUAL
Current number of employees		44 600 00		2
Salaries		41,600.00		103,345.05
Number of employees retained		<u>'</u>		103,345.05
Salaries		41,600.00		
Number of additional employees Salaries		0		0
SECTION 4	COST AND VALUES			
COST AND VALUES		TE IMPROVEMEN	TS 2T	
AS ESTIMATED ON SB-1	COST	TE INIT ROTEINER	ASSESSE	ED /WITHE
Values before project	518,800.00		ACOLOGE	LD VALUE
Plus: Values of proposed project	497,000.00			
Less: Values of any property being replaced	451,300.00			
Net values upon completion of project	564,500.00			
ACTUAL	COST		ASSESSE	D VALUE
Values before project	518,800.00		· · · · · · · · · · · · · · · · · · ·	
Plus: Values of proposed project	513,615.00			:
Less: Values of any property being replaced	451,300.00			
Net values upon completion of project	581,115.00		4	93,500.00
	D AND OTHER BENEFITS PROMISED E	SYTHE TAXPAYER		
WASTE CONVERTED AND OTH		AS ESTIMATE		ACTUAL
Amount of solid waste converted				
Amount of hazardous waste converted				
Other benefits:				
SECTION 6	TAXPAYER CERTIFICATION			
	ify that the representations in this stateme	ent are true.		
Signature of authorized representative	Title		Date signed /a	nonth, day, year)
Organization administrative representative	Member		02/19/201	
array) acegre	Meninei		UZI 1812U	10

Laugle Properties, LLC 400 Blue Chip Court P.O. Box 476 Franklin, IN 46131

Attachment to Form CF-1 (Compliance with Statement of Benefits) Job Creation Schedule by Quarter

Difference between Actual and Proposed Number of	
Actual Total Number of Employees as of 12/31/12	2
Actual Number of Employees Added During Year (by Quarter) 3/31/12 6/30/12 9/30/12 12/30/12	0
er of Emj g Year (b /12 9/30/	0
nal Numb Durin /12 6/30	0 (
Actu yees)
Proposed Total Number of employees by 12/31/12 (From SB-1)	
Actual Number Of Employees As of 12/31/11	2

To: City of Franklin Economic Development Commission

From: Krista Linke, Community Development Director

Date: April 1st, 2013

Re: Case C 2013-24: Indiana Hydraulic Equipment Corp. (Formerly Nishina)

Summary:

1. On October 23rd, 2006, the Franklin Common Council passed Resolution No. 2006-08, approving a 10-year tax abatement on real property and a 10-year tax abatement on personal property for Indiana Hydraulic Equipment Corporation (formerly Nishina Industries) located at 2000 Commerce Parkway (Musicland Drive was renamed to Commerce Parkway in 2010).

2. Actual and estimated benefits, as projected for 2012:

	Estimated on SB-1	Actual in 2012	Difference
New Employees	34	24	-10
Salaries	\$1,320,000	\$1,096,469	-\$223,531
Average Hourly Salaries	\$18.67	\$21.96	\$3.30
Real Property Improvements	\$5,000,000	\$5,959,157	\$959,157
Personal Property Improvements	\$7,000,000	\$6,205,352	-\$794,648

- 3. This company has exceeded their estimate provided on their SB-1 Form for Real Property.
- 4. Their original estimate was to hire 7 employees in 2007, an additional 13 employees in 2008, and the remaining 14 in 2009, for a total of 34 employees. They reported 23 employees at the end of 2010. They increased to 25 at the end of 2011. Please see the Attachment to Form CF-1 for further explanation.
- 5. The average hourly salary exceeds their original estimate.
- 6. The company has not met their estimated amount for personal property investment. They increased from \$6,088,158 in 2011. Please see the Attachment to Form CF-1 for further explanation.
- The personal and real property tax abatements for Indiana Hydraulic Equipment Corporation are scheduled to expire in tax year 2017 payable 2018. The final compliance review will take place in 2018.

Staff Recommendation: Approval



INDIANA HYDRAULIC EQUIPMENT, CORP.

February 19, 2013

Krista Linke, AICP
Director of Planning & Economic Development
City of Franklin
70 E. Monroe Street
Franklin, IN 46131

RE: 2012 Tax Abatement Compliance for Indiana Hydraulic Equipment, Corp.

Dear Ms. Linke,

Please find attached Form CF-1/RE and CF-1/PP (Compliance with Statement of Benefits) regarding our compliance with the real and personal property tax abatements which were granted to Indiana Hydraulic Equipment, Corp. (IHC) through Nishina Industrial Co., Ltd. in 2006 by the Franklin Common Council in Resolution No. 2006-08.

As can be seen from reviewing the enclosed documents, IHC was successful in maintaining the projected capital investment in the area of "Property" and "Buildings and Improvements". IHC continues to work at reaching the proposed amount for "Machinery and Equipment. " We are also in the process of procuring some additional IT equipment in 2013. IHC currently employs 24 of the estimated 34 Associates projected on the SB-1.

Please review the attached documents and feel free to contact me if you have any questions or concerns regarding this matter at 317-736-2532.

Thank you again for your consideration of our report and your continuing support of Indiana Hydraulic Equipment, Corp.

Sincerely,

Dean L. Isley

Asst. Plant Manager

Dean L. Asley



COMPLIANCE WITH STATEMENT OF BENEFITS REAL ESTATE IMPROVEMENTS

State Form 51766 (R2 / 1-07)

Prescribed by the Department of Local Government Finance

20/2 PAY 20/3

FORM CF-1 / Real Property

PRIVACY NOTICE

The cost and any specific individual's salary information is confidential; the balance of the filing is public record per IC 6-1.1-12.1-5.1 (c) and (d).

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)	

Ligible vacant building (IC 6-1.1-12.1-4.8)

INSTRUCTIONS:

- 1. This form does not apply to property located in a residentially distressed area. (IC 6-1.1-12.1-2 (b))
- Property owners must file this form with the County Auditor and the Designating Body for their review regarding the compliance of the project with the Statement of Benefits (SB-1 / Real Property).
- 3. This form must accompany the initial deduction application that is filed with the County Auditor.
- 4. Property owners whose Statement of Benefits was approved after June 30, 1991, must file an updated form with the County Auditor and the local Designating Body to show the extent to which there has been compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.1)
- 5. The updated form must be filed annually by May 15, or by the due date for the real property owner's personal property return that is filed in the township where the project is located, whichever is later. (IC 6-1.1-12.1-5.1 (b))
- 6. With the approval of the Designating Body, compliance information for multiple projects may be consolidated on one (1) compliance form (CF-1 / Real Property).

SECTION 1	TAXPAYER INFORMATION		
Name of taxpayer			
Indiana Hydrau li Address of taxpayer (number and street, cit), state, and	C Earlisment, Corp		
Address of taxpayer (number and street, city, state, and	ZIP code) U Y		
2000 Commerce	Parkway Franklin, In	46131	
Name of contact nerson		Telephone nur	
Dean Isl			34-2532
SECTION 2	LOCATION AND DESCRIPTION OF PROPER		
Name of designating body	anklin Common Council	Resolution nu	
Location of property	MCIA COMMON GUITCH		006-08
2000 Annuary Profess	$4/2$ T_{α} $4/\alpha/31$ T/α	DLGF taxing d	ristrict number
Description of real property improvements:	Klin, In 46131 Johnson	7 Estimated star	ting date (month, day, year)
Construction of a new manufaction	icturing facility consisting of a find 55,000 sq. ft. of manufacturing	_ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \	-/01/2006
LEED SO PORT of Mar & DOCE OF	The state of a state o	Preximately Estimated com	pletion date (month, day, year)
warehouse space.	ic 55,000 Sg. Ft. of Manufacturing	$\frac{1}{1}$	10/2007
SECTION 3	EMPLOYEES AND SALARIES	(1)	,0,00
EMPLOYE	ES AND SALARIES	AS ESTIMATED ON SB-1	ACTUAL
Current number of employees		34	24
Salaries		\$1,320,000.00	\$ 1,096,464.26
Number of employees retained			
Salaries			
Number of additional employees		34	24
Salaries		\$ 1,320,000,00	11,096,469.26
SECTION 4	COST AND VALUES		
COST AND VALUES	REAL ESTAT	E IMPROVEMENTS	A AN A RECORD BEEN A
AS ESTIMATED ON SB-1	COST	ASSESSE	ED VALUE
Values before project	# 190,000,00		
Plus: Values of proposed project	8 5,000,000		
Less: Values of any property being replaced	# F ICA ON EC		
Net values upon completion of project ACTUAL	# 5,190,000 . FC COST	ACCTOOL	D VALUE
Values before project	\$ 190,000	ASSESSE	D ANTOE
Plus: Values of proposed project	4 5,459,157		
Less: Values of any property being replaced			
Net values upon completion of project	4 6.149.157		
	IVERTED AND OTHER BENEFITS PROMISED B	THE TAXPAYER	
WASTE CONVERTED A		AS ESTIMATED ON SB-1	ACTUAL
Amount of solid waste converted		Ø	Ø
Amount of hazardous waste converted		Ø	Ø
Other benefits:		Ø	0
SECTION 6	TAXPAYER CERTIFICATION		
l hei	eby certify that the representations in this statemen	t are true.	
Signature of authorized representative	Title	Date signed (n	nonth, day, year)
New of Asley	Asst. Plant M		1-2013
	1 neovition /		• • •

COMPLIANCE WITH STATEMENT OF BENEFITS PERSONAL PROPERTY State Form 51765 (R / 1-06) Prescribed by the Department of Local Government Finance

FORM CF-1/PP

- INSTRUCTIONS: 1. Property owners whose Statement of Benefits was approved must file this form with the local Designating Body to show the extent to which there has been compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.6)
 - 2. This form must be filed with the Form 103-ERA Schedule of Deduction from Assessed Value between March 1, and May 15, of each year, unless a filing extension under IC 6-1.1-3.7 has been granted. A person who obtains a filing extension must file between March 1, and the extended due date of each year.
 - 3. With the approval of the designating body, compliance information for multiple projects may be consolidated on one (1) compliance

SECTION 1		TAXPAYER	INFORMAT	TON	260000 AB			
Name of taxpayer Indiana Hydraulic Address of taxpayer (number and street city state and	r Faire	ment	1					desembly (1994) As Associates (199
Address of taxpayer (number and street, city, state, and	ZIP code)	mene, e	orp					
2000 Commerce Parkway	France	Who T	- U	6131				
Name of contact person	<u>1 / G///</u>		/ -7 4	e/ =/		Telephone nu	mber	
Dean Isley						1	34-25	<i>32.</i>
SECTION 2		ON AND DES	CRIPTION C	F PROPERTY				
Name of designating body	***************************************	<i>(</i>)	ì	and distribution and activities the		Resolution nu	ımber	
City of Franklin C	mmen	Counci	/			2006	0-0B	
Location of property		1/0. In	Coun				district number	, , , , , , , , , , , , , , , , , , , ,
2000 Commerce Parkway	Frank			Johnson				
Description of new manufacturing equipment, or new re equipment, or new logistical distribution equipment to be			ent, or new inf	formation technolo		Estimated sta	rting date (moni	th, day, year)
Construction of a new facility	(approx	62,000 sq	ware beet) of object	2+			nonth, day, year)
	oduce Hu		entrol 1	Values.		12/31/	2008	
SECTION 3	TOTAL CONTRACTOR CONTR	EMPLOYEES	AND SALA	RIES				
	ES AND SALA	ARIES				IMATED ON	SB-1	ACTUAL
Current number of employees				-		34	, a	24
Salaries	***************************************		***************************************		4/,3	20,000.00	4/,09	16,469,26
Number of employees retained								
Salaries Number of additional employees						<u> </u>		7/
Salaries					3	7 320,000 11	<u> 3</u>	1
SECTION 4		COSTA	ND VALUES		P//	320,000	M1,04	6,449,26
		CTURING PMENT	te en elle ette elle metagen men elle	QUIPMENT	LOGIS EQUII	ST DIST PMENT	IT EQU	IPMENT
AS ESTIMATED ON SB-1	COST	CTURING PMENT ASSESSED VALUE	te en elle ette elle metagen men elle		LOGIS EQUII COST	ASSESSED VALUE	IT EQU	ASSESSED VALUE
	COST	CTURING PMENT ASSESSED	R&DEC	ASSESSED		ASSESSED		ASSESSED
AS ESTIMATED ON SB-1 Values before project Plus: Values of proposed project	COST Ø 47,000,000	CTURING PMENT ASSESSED VALUE	R & D EC	ASSESSED	COST	ASSESSED		ASSESSED VALUE
AS ESTIMATED ON SB-1 Values before project Plus: Values of proposed project Less: Values of any property being replaced	COST # 7,000,000	CTURING PMENT ASSESSED VALUE Ø # 2,800,000 Ø	R&DEC COST Ø Ø	ASSESSED VALUE	COST Ø	ASSESSED VALUE	COST	ASSESSED VALUE
AS ESTIMATED ON SB-1 Values before project Plus: Values of proposed project	COST Ø 47,000,000	CTURING PMENT ASSESSED VALUE Ø B 2,800,000 Ø # 2,800,000	R&DEC	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE * Ø \$ 280,000
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Indiana Hydraulic Equipment, Corp. 2000 Commerce Parkway Franklin, IN 46131 2/19/2013

Attachment to Form CF-1 (Compliance with Statement of Benefits)
Construction & Occupancy Status Report - 2012

Construction of the new Indiana Hydraulic Equipment, Corp. (IHC) manufacturing facility was started with a ground breaking ceremony on May 7, 2007. By January 18, 2008 construction was substantially complete.

The inspection of the facility for Certificate of Occupancy was completed January 18, 2008 and the IHC staff began to move in the offices on January 21, 2008.

Receipt and unpacking of the new manufacturing equipment began from February 4, 2008 with the equipment setting and utilities completed by February 29, 2008.

Adjustments were completed by the end of March 2008 and initial trials were started from the first of April 2008. IHC Associates began training on the equipment from April 28, 2008. First production trials were on May 19, 2008 and IHC began shipping product to our customer on June 2, 2008.

Indiana Hydraulic Equipment, Corp. 2000 Commerce Parkway Franklin, IN 46131 2/19/2013

Attachment to Form CF-1 (Compliance with Statement of Benefits) Personal Property Listing - 2012

The attached 4 pages list the personal property which is presently installed and for which the original abatement deduction was granted.

Indiana Hydraulic Equipment, Corp. 2000 Commerce Parkway Franklin, In. 46131

Attachment to Form CF-1 (Compliance with Statement of Benefits) Expansion Investment Schedule by Quarter - 2012

	Actual Amount of Investment as of	Proposed Amount of Total Investment by 11/30/2007		Actual Amount of Investment Added During Year (by Quarter)	dded During Year (I	by Quarter)	Actual Total Amount of	Difference Between Actual and Proposed
	12/31/2011	(From SB-1)	3/31/2012	6/30/2012	9/30/2012	12/30/2012	12/31/2012	Amount or Investment
Property	\$ 687,822.00	\$ 190,000.00	С	ا <u>د</u>	ا د	С	87 827 800	00 CG0 ZQV
Buildings and Improvements	\$ 5,449,664.00	\$ 5,000,000.00	\$ 11,671.00		€	•	Ľ	
Totals (A)	\$ 6,137,486.00	\$ 5.190.000.00	\$ 11 671 00				0,000,000,000	
					•	- e	b,149,157.00	\$ 959,157.00
		Dronord Amount	Actual Amo	Actual Amount of Investment Added During Year (by Quarter)	dded During Year (t	w Ouarter)		Difference
	Actual Amount of Investment as of	of Total Investment by 11/30/2007					Actual Total Amount of	Between Actual and Proposed
	12/31/2011	(From SB-1)	3/31/2012	6/30/2012	9/30/2012	12/30/2012	investment as of 12/31/2012	Amount of Investment
Machinery and Equipment	\$ 6,088,157.65	\$ 7,000,000.00	\$ 8,905.59	\$ 62,045.72	₩	\$ 46.242.74	\$ 6.205.351.70	(00 073 FOL)
IT Equipment	\$ 376,748.00	\$ 700,000.00	, , , , , , , , , , , , , , , , , , ,	⇔	ا ب			
Totals (B)	\$ 6,464,905.65	\$ 7,700,000.00	\$ 8,905.59	\$ 62,045.72	. +	46,242.74	6,582,099.70	\$ (1.117,900.30)

Indiana Hydraulic Equipment, Corp. 2000 Commerce Parkway Franklin, In. 46131

Attachment to Form CF-1 (Compliance with Statement of Benefits) Job Creation Schedule by Quarter - 2012

rence Between	Actual and Proposed	ei oi Ellipioyees
Actual Total Number Difference Between	of Employees as of Actual and Proposed	
Quarter	12/31/2012	-
ded During the Year by	9/30/2012	0
Actual Number of Employees Added During the Year by Quarter	6/30/2012	0
Actual No	3/31/2012	0
Proposed Total Number of Employees	by 12/31/08 (From SB-1)	34
	12/31/2011	25

Indiana Hydraulic Equipment, Corp. (IHC) 2000 Commerce Parkway Franklin, IN 46131 2/19/2013

Attachment to Form CF-1 (Compliance with Statement of Benefits)

Comments concerning Expansion Investment Schedule and Job Creation Schedule - 2012

As of December 31, 2011, \$6,205,352 of the estimated \$7,000,000.00 "Machinery & Equipment" investment has been achieved. The discrepancy is due to the difference between the projected equipment and installation estimate and the actual equipment procurement and installation cost.

As of December 31, 2011, \$376,748.00 of the estimated \$700,000.00 "IT Equipment" investment has been achieved. The last IT equipment purchased for IHC was in 2008; IHC intends to purchase some additional IT equipment in 2013.

Currently IHC is able to employ 24 Associates as opposed to 34 which were originally projected on the SB-1. It should be noted that in 2012, IHC paid its Associates on average \$21.96 per hour with salary and comprehensive benefits; this exceeds the SB-1 projection of \$18.67 per hour for 34 Associates. IHC reduced manpower by (1) Associate in the last quarter of 2012 through attrition. Due to increased process efficiency and current production targets, IHC found it unnecessary to back fill the position at this time.

As we continue to address those concerns of which we have control over, we hope to have them resolved as we move into the future. It is IHC's desire and request that the City of Franklin will look favorably upon our activities and grant us an extension of time to be in full compliance with our tax abatement commitments.

Memorandum

To: City of Franklin Economic Development Commission

From: Krista Linke, Community Development Director

Date: April 1st, 2013

Re: Case C 2013-25: Trussway, Ltd.

Summary:

1. On May 23rd, 2005, the Franklin Common Council passed Resolution No. 2005-13, approving a 10-year tax abatement on real property for Trussway, Ltd. located at 1850 N. Graham Road.

2. Actual and estimated benefits, as projected for 2012:

	Estimated on SB-1	Actual in 2012	Difference
New Employees	0	0	0
Salaries	\$0	\$0	\$0
Average Hourly Salaries	\$0.00	\$0.00	\$0.00
Real Property Improvements	\$2,800,000	\$2,706,300	-\$93,700

- 3. The tax abatement granted to Trussway in 2005 was not tied to the creation of job or salaries. It was only tied to the real property investment of \$2,800,000. As shown in the table above, Trussway made an investment of \$2,706,300. They closed the Franklin plant in July of 2009. Please see the attached letter dated February 13, 2013 from Kendall Hoyd, Chief Financial Officer for Trussway.
- 4. The real property tax abatement for Trussway is scheduled to expire in tax year 2015 payable 2016. The final compliance review will take place in 2016.

Staff Recommendation

Approval



Trussway Holdings, Inc.
Corporate Headquarters
9411 Alcorn
Physics 177093

Ph: (713) 691-6900 Fax: (713) 699-7313

February 13, 2013

Krista Linke, Director
Franklin Economic Development Department
70 E. Monroe Street
Franklin, IN 46131

RE: 1850 Graham Road Property

Dear Economic Development Commission Members,

The plant at 1850 Graham Road remains mothballed as the market for our products continues to recover from the recent collapse of residential construction. The economics for our industry in the market area served by the Graham Road plant have improved, but the rate of growth is lagging that being experienced in other parts of the country. Consequently, Trussway has determined that the conditions are not yet right to reopen the plant, although that remains an element of our future growth plans.

In the meantime, the property is listed for sale with a local commercial realtor. We have received reports that the activity has been picking up recently at least with respect to showings. Should an acceptable offer come in prior to the time frame in which we feel the plant can economically be reopened, we will move ahead with the sale and reevaluate where and when our Midwest operation should be restarted up.

Sincerely,

Chief Financial Officer



COMPLIANCE WITH STATEMENT OF BENEFITS REAL ESTATE IMPROVEMENTS

State Form 51766 (R2 / 1-07)

Prescribed by the Department of Local Government Finance

Redevelopment or rehabilitation of real estate improvements (IC 6-1.1-12.1-4)

Eligible vacant building (IC 6-1.1-12.1-4.8)

20 12 PAY 20 13

FORM CF-1 / Real Property

PRIVACY NOTICE

The cost and any specific individual's salary information is confidential; the balance of the filling is public record per IC 6-1.1-12.1-5.1 (c) and (d).

INSTRUCTIONS:

1. This form does not apply to property located in a residentially distressed area. (IC 6-1.1-12.1-2 (b))

This statement is being completed for real property that qualifies under the following Indiana Code (check one box):

- Property owners must file this form with the County Auditor and the Designating Body for their review regarding the compliance of the project with the Statement of Benefits (SB-1 / Real Property).
- 3. This form must accompany the initial deduction application that is filed with the County Auditor.
- 4. Property owners whose Statement of Benefits was approved after June 30, 1991, must file an updated form with the County Auditor and the local Designating Body to show the extent to which there has been compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.1)
- 5. The updated form must be filed annually by May 15, or by the due date for the real property owner's personal property return that is filed in the township where the project is located, whichever is later. (IC 6-1.1-12.1-5.1 (b))
- 6. With the approval of the Designating Body, compliance information for multiple projects may be consolidated on one (1) compliance form (CF-1 / Real Property).

Name of taxpayer	The control of the second strategy and the control of the control of	RMATION			
* *					
Trussway, Ltd.					
Address of taxpayer (number and street, city, state, and 2	ZIP code)				
9411 Alcorn St., Houston, TX 77093					
Name of contact person				Telephone num	
Steven Case	7 (es.)			(713)	590-8828
SECTION 2	LOCATION AND DESCRIPTION	ON OF PROPERT	Υ		
Name of designating body				Resolution nun	nber
City of Franklin - Common Council				05-13	
Location of property		County		DLGF taxing di	istrict number
1850 N. Graham Rd., Franklin, IN 461	3	Johnson		31	
Description of real property improvements:				i	ing date (month, day, year)
A speculative 80,500 sq. ft. facility inclu	uding 4,500 sq. ft. of office s	pace and pos	sible	April 30, 2	
railroad spur at additional cost.					pletion date (month, day, year)
	entra de la composición del composición de la composición de la composición del composición de la composición de la composición de la composición de la composición del composición de la composición del composic	an district of the same and same and		Decembe	er 31, 2006
SECTION 3	EMPLOYEES AND S	SALARIES			
	ES AND SALARIES		AS ESTIN	MATED ON SB-1	ACTUAL
Current number of employees			-11-	-0-	N/A
Salaries				N/A	N/A
Number of employees retained			~~~~	N/A	N/A
Salaries				N/A	N/A
Number of additional employees				N/A	0
Salaries		i		N/A	0
gaganan karangganti (pala garan daga dan kega) ito kerangan karangan da keranggan da keranggan da pala garang	respectively. No take a separation of a separation of the separati	in the same of	Transport Control	14/7	
SECTION 4	COST AND VAI			725-273-753-75	
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Memorandum

To: City of Franklin Economic Development Commission

From: Krista Linke, Community Development Director

Date: April 1st, 2013

Re: Case C 2013-26: Mitsubishi Heavy Industries Climate Control, Inc.

Summary:

1. On April 28th, 2008, the Franklin Common Council passed Resolution No. 2008-08 confirming resolution 2008-02, approving a 7-year tax abatement on personal property for Mitsubishi, located at 1200 N. Mitsubishi Parkway.

2. Actual and estimated benefits, as projected for 2012:

	Estimated on SB-1	Actual in 2012	Difference
Employees Retained	139	44	-95
Salaries	\$6,146,532	\$2,427,584	-\$3,718,948
New Employees	36	167	131
Salaries	\$1,042,003	\$5,915,957	\$4,873,954
Total Employees	175	211	36
Total Salaries	\$7,188,535	\$8,343,541	\$1,155,006
Average Hourly Salaries	\$19.75	\$19.01	-\$0.74
Personal Property Improvements	\$5,317,174	\$5,677,155	\$359,981

- 3. The company had a total of 110 employees at the end of 2011. 2012 is the first year they have more employees than estimated on their SB-1 Form. Please see the attached letter from Bob Francis dated February 15th that explains this further.
- 4. The company exceeded their estimate provided on their SB-1 Form for personal property.
- 5. The personal property tax abatement for Mitsubishi is scheduled to expire in tax year 2015 payable 2016. The final compliance review will take place in 2016.

Staff Recommendation:

Approval

MITSUBISHI HEAVY INDUSTRIES CLIMATE CONTROL, INC.

February 15, 2013

Krista Linke, AICP Director of Planning & Economic Development City of Franklin 70 E. Monroe Street Franklin, Indiana 46131

RE: Annual Tax Abatement Compliance - EDC 2008-02

Dear Economic Development Commission Members:

Mitsubishi Heavy Industries Climate Control, Inc. (MCC) requested and was granted tax abatement (EDC 2008-02) by the City of Franklin on \$5,317,174.00 for personal property (a new automotive air conditioning compressor assembly line) to be purchased and installed during the fourth quarter 2008. The tax abatement was to begin for 2009 taxes payable to 2010. MCC has complied with the machinery and equipment purchase and installation. The new assembly line was installed during 2008 and is operational. See attachments – Form CF-1 / PP, Investment Time Table for QS Assembly Line machines.

The new compressor assembly line was installed to produce a new style (QS) compressor that we felt would enable MCC to obtain new business, maintain the 139 jobs we listed on Form SB-1 dated 3/4/08 and add 18 jobs during the fourth quarter 2009 and 18 jobs during the fourth quarter 2010 for a total of 175 jobs.

However, the 2009/2010 global and automotive industry economic crisis that we were facing resulted in reduced sales that caused MCC to stop production and reduce headcount from the 139 jobs that we planned to maintain down to 44 that we reported on Form CF-1/PP dated February 16, 2010. MCC has since been awarded a new business contract with a major automotive manufacturer that resulted in restarting production during the third quarter 2011. We hired nine (9) new employees during 2010, 57 new employees during 2011 and 111 new employees during 2012. Total employees at the end of 2012 is 221, or 46 more than projected on our original request for tax abatement. See the Job Retention and Creation Schedule attached to Form CF-1/PP dated February 13, 2013.

We would like to thank the City of Franklin for continued support in approving our tax abatement compliance request for previous projects and we respectfully request that the City of Franklin will continue to look favorably upon our growth activities and grant this 2013 compliance request for the abatement on taxes for 2012 payable 2013.

Respectfully,

Bob Francis

General Manager Administration

Ble Frances

Mitsubishi Heavy Industries Climate Control, Inc. (MCC)

FORM CF-1/PP

- INSTRUCTIONS: 1. Properly owners whose Statement of Benefits was approved must file this form with the local Designating Body to show the extent to which there has been compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.6)
 - 2. This form must be filed with the Form 103-ERA Schedule of Deduction from Assessed Value between March 1, and May 15, of each year, unless a filing extension under IC 6-1.1-3.7 has been granted. A person who obtains a filing extension must file between March 1, and the extended due date of each year.
 - 3. With the annual of the designating body compliance information for multiple projects may be consolidated on one (1) compliance

(CF-1).								
SECTION 1	Land Carlot	TAXPAYER	RINFORMAT	TON				A MARKET AREA
Name of taxpayer	:							
Mitsubishi Heavy Industries Climate Control, I	nc. (MCC)				* * * * * * * * * * * * * * * * * * * *	4.15		
Address of taxpayer (number and street, city, state, and	ZIP code)						*	
1200 North Mitsubishi Parkway, Franklin,	Indiana 461	31						
Name of contact person						Telephone num	ber	
Bob Francis						(317) 346-	5010	
SECTION 2	LOCATI	ON AND DES	CRIPTION C	F PROPERTY				
Name of designating body						Resolution nun	ber	
Franklin City Council			·			EDC2008-	02	
Location of property			Coun	ity		DLGF taxing di	strict num	ber
1200 North Mitsubishi Parkway, Franklin, Indiana				nson		41-018		
Description of new manufacturing equipment, or new res equipment, or new logistical distribution equipment to be	earch and deve acquired.	dopment equipa	ent, or new inf	formation technolo	ogy	Estimated start 09/01/200	- '	nonth, day, year)
New assembly line to assemble	car air-c	onditioning	ng compi	ressor mod	lel	Estimated com	pletion da	e (month, day, year)
·			•			01/30/2009		
SECTION 3	ilga yayada a	EMPLOYEES	S AND SALA	RIES	ettyr geleg			
EMPLOYEE	S AND SALA	ARIES			AS EST	MATED ON S	B-1	ACTUAL
Current number of employees					139.00		44	
Salaries					6,146,532.0	00	2,	427,584.00
Number of employees retained	**************************************	w.H			139,00		44	
Salaries					6,146,532.	00	2,4	27,584.00
Number of additional employees					36,00		167	
Salaries					1 .		1	
					1,042,003.0	00	5,9	15,957.00
SECTION 4	,		ND VALUES		1,042,003.0	00	5,9	15,957.00
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AS ESTIMATED ON SB-1 Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project ACTUAL Values before project	5,317,174.00 5,317,174.00 5,317,174.00 cost 5,677,155.00	ASSESSED VALUE 5,317,174.00 5,317,174.00 ASSESSED VALUE	R&DE6	ASSESSED VALUE ASSESSED ASSESSED	LOGIS EQUIF COST	T DIST MENT ASSESSED VALUE ASSESSED	COST	- ASSESSED VALUE ASSESSED ASSESSED
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Company Investment Time Table

EDC 2008-02

Mitsubishi Heavy Industries Climate Control, Inc. (MCC) 1200 North Mitsubishi Parkway Franklin, IN 46131

		Equipment Type		Equipment	
		1 (Machining and Equipment Type	Equipment Type	Type 3	
	Buildings	Equipment)	2 (Fixtures)	(Tooling)	Total
Year of Abatement		2008	2008	2008	
1st Quarter					
2nd Quarter			\$270,868.00		\$270,868,00
3rd Quarter		\$4,593,217.00			\$4,593,217.00
4th Quarter		\$535,230.00	\$159,086.00	\$10,000.00	\$704,316.00
Year of Abatement			2009		2009
1st Quarter			\$108,754.00		\$108,754.00
2nd Quarter					The state of the s
3rd Quarter					
4th Quarter			The state of the s		
Year of Abatement					
1st Quarter		T-IIII II I			
2nd Quarter					
3rd Quarter					
4th Quarter				The state of the s	
Total		\$5,128,447.00	\$538,708.00	\$10,000.00	\$5,677,155.00

Note: This money has been spent and the machines and equipment are installed and operational.

Job Creation or Retention Schedule

EDC 2008-02

Attachment to Form CF-1 (Compliance with Statement of Benefits): Job Creation Schedule by Quarter

Mitsubishi Heavy Industries Climate Control, Inc. (MCC) 1200 North Mitsubishi Parkway Franklin, IN 46131

Actual Number of Employees	Number Additional Employees listed	Actual Number of Employees listed	Actual Nun	iber of Employees Quarter	Actual Number of Employees Added during 2010 by Quarter	ng 2010 by	Actual Number of Employees Added during 2010
SB-1 (03/04/08)	SB-1 (03/04/08) SB-1 (03/04/08)	CF-1 (02/16/10)	03/31/10	06/30/10	09/30/10	12/31/10	The state of the s
139	36	44 **	-	2	3	3)
Runnin	Running Total	44	45	47	50	53	

This was explained on MCC's Feb. 16, 2010 Amended Tax Abatement Compliance letter to Krista Linke, Director Franklin Economic Development. ** Major layoff in 2009 when MCC stopped all production except for Service Parts and a few parts for Mitsubishi Motors of North America.

2011 Proposal and Actual Numbers	Number of Employees	Number of I	Number of Employees Added during 2011 by Quarter	led during 2011	by Quarter	Number of Employees Added during 2011
	(12/31/10)	03/31/11	06/30/11	09/30/11	12/31/11	A Valle and a second se
Proposed (2010)	53	91 16	18	18	30	8
Actual ->		15	61	21		57
Running Total	53	89	87	108	110	

2012 Proposed Numbers	Actual Number of Employees	Proposed Number of Employees to be Added during 2012 by Quarter	ber of Employees to by Quarter	es to be Adde	d during 2012	Proposed Number of Employees Added during 2012
	(12/31/12)	03/31/12	06/30/12	09/30/12	12/31/12	2
Proposed	110	31	16	7	2	56
Actual ->	110	47	27	23	14	111
Running Total	110	157	184	207	221	

Tax Abatement Compliance Packet



Memorandum

To: City of Franklin Economic Development Commission

Krista Linke, Community Development Director From:

April 2nd, 2013 Date:

Re: Case C 2013-27: Mitsubishi Heavy Industries Climate Control, Inc.

Summary:

1. On May 17th, 2010, the Franklin Common Council passed Resolution No. 2010-10 approving a 10-year tax abatement on real property and a 10-year tax abatement on personal property for Mitsubishi, located at 1200 N. Mitsubishi Parkway.

2. Actual and estimated benefits, as projected for 2012:

	Estimated on SB-1	Actual in 2012	Difference
Employees Retained	44	44	0
Salaries	\$2,638,636	\$2,488,375	-\$150,261
New Employees	67	167	100
Salaries	\$2,308,134	\$5,915,857	\$3,607,723
Total Employees	111	211	100
Total Salaries	\$4,946,770	\$8,404,232	\$3,457,462
Average Hourly Salaries	\$21.43	\$19.15	-\$2.28
Personal Property Improvements	\$8,496,346	\$8,751,627	\$255,281
Real Property Improvements	\$446,212	\$249,334	-\$196,878

- 3. The company reported 110 total jobs with an average hourly salary of \$19.05 in 2011. They have added 101 jobs in 2012 and slightly increased the average hourly salary.
- 4. The company exceeded their estimate provided on their SB-1 Form for personal property. An additional \$358,625 in research and development equipment was spent in 2010. Only manufacturing equipment was included in this abatement.
- 5. Mr. Francis explains in the attached letter dated February 15th that the real property abatement does not apply because the renovations to the current facility do not add tax liability.
- 6. The real and personal property tax abatement for Mitsubishi is scheduled to expire in tax year 2020 payable 2021. The final compliance review will take place in 2021.

Staff Recommendation: Approval

MITSUBISHI HEAVY INDUSTRIES CLIMATE CONTROL, INC.

February 15, 2013

Krista Linke, AICP Director of Planning & Economic Development City of Franklin 70 E. Monroe Street Franklin, Indiana 46131

RE: Annual Tax Abatement Compliance - Common Council Resolution 10-10 (EDC 2010-02)

Dear Economic Development Commission Members:

Mitsubishi Heavy Industries Climate Control, Inc. (MCC) requested and was granted tax abatement (EDC 2010-02) by the City of Franklin on \$8,893,188.00 for personal property (Assembly line upgrades, Inspection equipment and Machining equipment) and \$446,212.00 for Real Estate Improvements (building upgrades in Machining and Assembly area) to be purchased and installed during 2010 and 2011. The personal property and real estate improvements have been completed. Personal property actual spending was \$9,110,252.00 and real estate improvements actual spending was \$249,334.00 – see Forms CF-1/PP and CF-1/Real Property and also Investment Time Table form that are included with this report. We understand that the real property abatement does not apply because it was renovations to the current facility that does not add tax liability.

These investments were necessary to manufacture car air conditioning compressors for a new global contract that MCC was awarded with a major US automobile manufacturer. These investments were needed to produce a new style (QS) compressor for this new contract, maintain the 44 jobs we listed on Form SB-1 dated 4/16/2010 and add a total of 67 jobs (35 during 2011 and 32 during 2012). MCC has maintained the 44 jobs listed on Form SB-1 dated 4/16/2010 and has added 9 jobs during 2010, 57 jobs during 2011, and 111 during 2012, for a total of 221 jobs on 12/31/12.

We would like to thank the City of Franklin for its continued support in approving our tax abatement compliance requests for previous projects and we respectfully request that the City of Franklin will continue to look favorably upon our growth activities and grant this 2013 compliance request relative to EDC2010-02 for the abatement on taxes for 2012 payable 2013.

Respectfully,

Bob Francis

General Manager Administration

Bol Frances

Mitsubishi Heavy Industries Climate Control, Inc. (MCC)



COMPLIANCE WITH STATEMENT OF BENEFITS REAL ESTATE IMPROVEMENTS

State Form 51766 (R2 / 1-07)

☐ Eligible vacant building (IC 6-1.1-12.1-4.8)

Prescribed by the Department of Local Government Finance

☐ Redevelopment or rehabilitation of real estate improvements (IC 6-1.1-12.1-4)

20 /2 PAY 20 /3

FORM CF-1 / Real Property

PRIVACY NOTICE

The cost and any specific individual's salary information is confidential; the balance of the filing is public record per IC 6-1.1-12.1-5.1 (c) and (d).

INSTRUCTIONS:

1. This form does not apply to property located in a residentially distressed area. (IC 6-1.1-12.1-2 (b))

This statement is being completed for real property that qualifies under the following Indiana Code (check one box):

- Property owners must file this form with the County Auditor and the Designating Body for their review regarding the compliance of the project with the Statement of Benefits (SB-1 / Real Property).
- 3. This form must accompany the initial deduction application that is filed with the County Auditor.
- Property owners whose Statement of Benefits was approved after June 30, 1991, must file an updated form with the County Auditor and the local Designating Body to show the extent to which there has been compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.1)
- The updated form must be filed annually by May 15, or by the due date for the real property owner's personal property return that is filed in the township where the project is located, whichever is later. (IC 6-1.1-12.1-5.1 (b))
- 6. With the approval of the Designating Body, compliance information for multiple projects may be consolidated on one (1) compliance form (CF-1 / Real Property).

SECTION 1	TAXPAYER INF	ORMATION			
Name of taxpayer	The second secon				
Mitsubishi Heavy Industries Climate Con	trol. Inc. (MCC)				
Address of taxpayer (number and street, city, state, and ZIP of					
1200 North Mitsubishi Parkway, Franklin,	Indiana 46131				
Name of contact person	·····			Telephone nun	nber
Bob Francis				(317) 346	-5010
the control of the co	LOCATION AND DESCRIP	TION OF PROPER	RTY CONTRACT		
Name of designating body				Resolution nur	mber
Franklin City Council				EDC201	
Location of property		County		DLGF taxing d	istrict number
1200 North Mitsubishi Parkway, Franklin,	Indiana 46131	Johnson		41-018	
Description of real property improvements:				t	ting date (month, day, year)
Improvements to current building to allow	for machining of parts	and assembly	of product.	10/01/20	
				1	pletion date (month, day, year)
SECTIONS	FUS: OVERS 1	O'CAL ABIED		12/31/20	11
SECTION 3	EMPLOYEES AN	U SALARIES			
Current number of employees	ND SALARIES		AS ESTIMAT	ED ON SB-1	ACTUAL.
Salaries				00	2 499 275 00
Number of employees retained			2,638,636. 44	VU	2,488,375.00 44
Salaries			2,638,636.	00	
Number of additional employees			67	00	2,488,375.00 167
Salaries			2,308,134.	nn	5,915,9 37:00 =9:57
SECTION 4	CÓST AND \	/ALUES			O,UIU,UOT.WOF FOL
COST AND VALUES	graduation gradu	REAL ESTAT	TE IMPROVEME	NTS	
AS ESTIMATED ON SB-1	COST			ASSESSE	ED VALUE
Values before project	446,2	12.00		44	46,212.00
Plus: Values of proposed project	446, 2	112			
Less: Values of any property being replaced					
Net values upon completion of project	446,2	12.00		4	46,212.00
ACTUAL	COST			ASSESSE	D VALUE
Values before project	249. 3			2	249,334.00
Plus: Values of proposed project	249,	334			
Less: Values of any property being replaced					
Net values upon completion of project		334.00			49,334.00
	RTED AND OTHER BENEF	ITS PROMISED B	Y THE TAXPAY	R	
WASTE CONVERTED AND	OTHER BENEFITS		AS ESTIMAT		ACTUAL
Amount of solid waste converted				0	0
Amount of hazardous waste converted				0	0
Other benefits:					
SECTION 6	TAXPAYER CER				
	certify that the representati	ons in this stateme	nt are true.		
Signature of authorized representative	Title	0		Date signed (m	norith, day, year)
Bole France	6	eneral Mo	illey en	2 -	15-13

FORM CF-1/PP

- INSTRUCTIONS: 1. Property owners whose Statement of Benefits was approved must file this form with the local Designating Body to show the extent to which there has been compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.6)
 - 2. This form must be filed with the Form 103-ERA Schedule of Deduction from Assessed Value between March 1, and May 15, of each year, unless a filing extension under IC 6-1.1-3.7 has been granted. A person who obtains a filing extension must file between March 1, and the extended due date of each year.
 - 3. With the approval of the designating body, compliance information for multiple projects may be consolidated on one (1) compliance

(CF-1).								
SECTION 1	والمعراء ومواد والدار	TAYPAYEE	NEODMAT	ION.				e e e e e e e e e e e e e e e e e e e
Name of taxpayer		MARACE	Y IMI ORMA	iiON				
Mitsubishi Heavy Industries Climate Control, I	nc.							
Address of taxpayer (number and street, city, state, and				***************************************	········			
1200 North Mitsubishi Parkway, Franklin,	Indiana 461	31						
Name of contact person						Telephone num	ber	
Bob Francis						(317) 346-5	010	
SECTION 2	LOCATIO	ON AND DES	CRIPTION.C	F PROPERTY	(11 mg - 15)			
Name of designating body						Resolution num	ber	· · · · · · · · · · · · · · · · · · ·
Franklin City Council						EDC2010-	02	
Location of property			Cour	ity		DLGF taxing dis	strict number	•
1200 North Mitsubishí Parkway, Franklin, Indiana	46131		Joh	inson		41-018		
Description of new manufacturing equipment, or new res equipment, or new logistical distribution equipment to be	earch and deve acquired.	lopment equipn	nent, or new in	formation techno	łogy	Estimated starti	- '	nth, day, year)
Upgrade to assembly line, new machining						1		month, day, year)
machining and assembly areas to machine	and assemb	ole automotiv	e air condit	ioning compre	essors.	12/31/2011	,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	monal, day, your,
SECTION 3		EMPLOYEES	AND SALA	RIES	1,24			
EMPLOYE	S AND SALA				AS EST	IMATED ON S	B-1	ACTUAL
Current number of employees					44.00		44	
Salaries					2,638,636,	00	2,488,	,375.00
Number of employees retained					44.00		44	
Salaries					2,638,636	00	2,488,3	375,00
Number of additional employees					67.00		167	
Salaries					2,308,134.	00	5,915,	957.00
SECTION 4			ND VALUES					
		CTURING PMENT	R&DE	QUIPMENT	LOGK EQUI	T DIST PMENT	IT EQ	UIPMENT
AS ESTIMATED ON SB-1	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE
Values before project	0,496,346.00	8,496,346.00	396,842.00	396,842.00				
Plus: Values of proposed project	8,496,346					,		
Less: Values of any property being replaced				ļ				
Net values upon completion of project	8,496,346.00	8,496,346.00	396,842.00	396,842,00				
ACTUAL	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE
Values before project	- 8,75 1,627.00	8,751,627.00	358,625.00	358,625.00				
Plus: Values of proposed project	8,751,627							
Less: Values of any property being replaced							· · · · · · · · · · · · · · · · · · ·	
	8,751,627.00			358,625.00				
NOTE: The COST of the property is confidential	pursuant to IC	6-1.1-12.1-5	.6 (d).					
SECTION 5 WASTE CO	NVERTED AN	ID OTHER B	ENEFITS PR	OMISED BY T	HE TAXPAY	ER		
WASTE CONVERTED	AND OTHE	R BENEFITS	*******		AS ESTIMA	TED ON SB-1	A	CTUAL
Amount of solid waste converted					0		0	
Amount of hazardous waste converted					0		0	
Other benefits:								
SECTION 6		TAXPAYER (CERTIFICAT	ION				
I hereby certify that the representations in this sta	itement are tr	ue.						
								I
Signature of authorized representative Religious Tenantics	**9		Title	I Man		Date signed (mo		ar)

Company Investment Time Table

EDC 2010-02

Mitsubishi Heavy Industries Climate Control, Inc. (MCC) 1200 North Mitsubishi Parkway Franklin, IN 46131

		Equipment Type			
		Manufacturing			
	Buildings	Equipment	Equipment R&D		Total
Year of Abatement	2010		2010		2010
1st Quarter		\$148,888.00			The state of the s
2nd Quarter		\$706,691.00			And the state of t
3rd Quarter		\$697,452.00	\$358,625.00		The state of the s
4th Quarter		\$346,467.00			
Year of Abatement	2011	2011			2011
1st Quarter		\$1,271,951.00			
2nd Quarter		\$3,106,877.00		The state of the s	TO VIEW MANAGEMENT
3rd Quarter	\$249,334.00				
4th Quarter		\$563,239.00	THE THE PARTY OF T		
Total	\$249,334.00	\$249,334.00 \$8,751,627.00	\$358,625.00		\$9,359,586.00

Note: This money has been spent and the machines and equipment are installed and operational.

Job Creation or Retention Schedule

EDC 2010-02

Attachment to Form CF-1 (Compliance with Statement of Benefits): Job Creation Schedule by Quarter

Mitsubishi Heavy Industries Climate Control, Inc. (MCC) 1200 North Mitsubishi Parkway Franklin, IN 46131

2011 Proposal and Actual Numbers	Number of Employees	Number of E	Number of Employees Added during 2011 by Quarter	ed during 2011	by Quarter	Number of Employees Added during 2011
	(12/31/10)	03/31/11	06/30/11	09/30/11	12/31/11	
Proposed (2011)	44	0	0	22	İ	3.
Actual ->	53	15	19	21		
Running Total	53	89	87	108	110	

2012 Proposal	Number of Employees	Proposed Num	nber of Employees to by Quarter	ees to be Adde	during 2012	Proposed Number of Employees to be Added during 2012 Employees Added by Quarter during 2012
	(12/31/11)	03/31/12	06/30/12	09/30/12	12/31/12	O O O O O O O O O O O O O O O O O O O
Proposed (2012)	79	21	11	0	0	32
Actual ->	110	47	27	23	14	
Running Total	110	157	184	207	221	

Memorandum

To: City of Franklin Economic Development Commission

From: Krista Linke, Community Development Director

Date: April 1st, 2013

Re: Case C 2013-28: Mitsubishi Heavy Industries Climate Control, Inc.

Summary:

1. On May 21st, 2012, the Franklin Common Council passed Resolution No. 2012-10, approving a 7-year tax abatement on personal property for Mitsubishi, located at 1200 N. Mitsubishi Parkway.

2. Actual and estimated benefits, as projected for 2012:

	Estimated on SB-1	Actual in 2012	Difference
Employees Retained	150	157	7
Salaries	\$8,444,556	\$8,610,540	\$165,984
New Employees	3	64	61
Salaries	\$126,921	\$1,839,718	\$1,712,797
Total Employees	153	221	68
Total Salaries	\$8,571,477	\$10,450,258	\$1,878,781
Average Hourly Salaries	\$26.93	\$22.73	-\$4.20
Personal Property Improvements	\$1,717,647	\$1,511,422	-\$206,225

- 3. The company originally estimated adding 3 employees in 2012 as a result of purchasing two new scroll finishing machines. They actually added a total of 64 jobs in 2012. Their average hourly salary is lower than estimated, but 68 more jobs were created than originally estimated.
- 4. The two new scroll finishing machines cost less to purchase than estimated on their SB-1 Form for personal property. They have been purchased and this number will remain the same over the length of the abatement.
- 5. The personal property tax abatement for Mitsubishi is scheduled to expire in tax year 2018 payable 2019. The final compliance review will take place in 2019.

Staff Recommendation:

Approval

MITSUBISHI HEAVY INDUSTRIES CLIMATE CONTROL, INC.

February 15, 2013 Krista Linke, AICP Director of Planning and Economic Development City of Franklin 70 E. Monroe Street Franklin, Indiana 46131

RE: Annual Tax Abatement Compliance -Common Council Resolution 12-10

Dear Economic Development Commission Members:

Mitsubishi Heavy Industries Climate Control, Inc. (MCC) requested and was granted tax abatement (Common Council Resolution 12-10) by the City of Franklin on \$1,717,647.00 for personal property (two new scroll finishing machines) to be purchased and installed during the third quarter 2012. This equipment was installed and operational during the third quarter 2012 (see Company Investment Timetable chart). However, the actual value of the two machines is \$1,511,422.00. The tax abatement is to start with 2012 taxes payable 2013.

The investment in these two new machines was necessary to maintain production levels of scrolls to manufacture car air conditioning compressors for a new global contract that MCC was awarded with a major U S automobile manufacturer. With this investment we were able to maintain the 150 jobs we listed on Form SB-1 dated 4/12/2012 and add the 3 jobs that we listed during the third quarter 2012. MCC actually added 23 jobs during the third quarter of 2012 - see Job Creation or Retention Schedule.

We would like to thank the City of Franklin for continued support in approving our tax abatement compliance requests for previous projects and we respectfully request that the City of Franklin will continue to look favorably on our growth activities and grant this 2012 compliance request relative to Common Council Resolution 12-10 for the abatement on taxes for 2012 payable 2013.

Respectfully,

Bd. France

Bob Francis

General Manager Administration/Production/ Materials

Mitsubishi Heavy Industries Climate Control, Inc.

FORM CF-1/PP

- INSTRUCTIONS: 1. Property owners whose Statement of Benefits was approved must file this form with the local Designating Body to show the extent to which there has been compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.6)
 - 2. This form must be filed with the Form 103-ERA Schedule of Deduction from Assessed Value between March 1, and May 15, of each year, unless a filing extension under IC 6-1.1-3.7 has been granted. A person who obtains a filing extension must file between March 1, and the extended due date of each year.
 - 3. With the approval of the designating body compliance information for multiple projects may be consolidated on one (1) compliance

(CF-1).								
SECTION 1		TAYBAVE	RINFORMAT	1/04				
Name of taxpayer		JAAFATE	VINCORMAI	ION A SALES				and a great and a second
Mitsubishi Heavy Industries Climate Control,	Inc. (MCC)							
Address of taxpayer (number and street, city, state, and					***************************************			
1200 North Mitsubishi Parkway, Franklin,	•	31:						
Name of contact person	maiana 401	VI				Telephone num	hoe	
Bob Francis						1		
SECTION 2	I OCATI	ON AND DES	CRIPTION C	F PROPERTY		(317) 346~	3010	
Name of designating body	2007111	OTT AIRD DEG	OIGH HORE	A FROI ERT		Resolution num	thos	
Franklin City Council						EDC 2012		
Location of property			Cour	îv		DLGF taxing di		·
1200 North Mitsubishi Parkway, Franklin, Indiana	46131		1	nson		41-018	SURY INTINO	3
Description of new manufacturing equipment, or new re-		looment equina			onv	Estimated start	ina data (m	with day would
equipment, or new logistical distribution equipment to be	acquired.				•	07/09/201		niui, day, yearj
New machining equipment in the mach	ining area to	o machine a	utomotive	air compress	sor parts.	Estimated com	pletion date	(month, day, year
SECTION 3		EMPLOYEES	S AND SALA	RIFS		00/01/2012		
	ES AND SALA				ASES	TIMATED ON S	P_4	ACTUAL
Current number of employees					150.00	THIS CILL ON C	157	AUTUAL
Salaries					8,444,556	00		0.540,00
Number of employees retained		······			150.00		157	-
Salaries			· ·		8,444,556	5.00		540.00
Number of additional employees					3.00		64	,540.00
Salaries					126,921.0	0		718.00
SECTION 4		COSTA	ND VALUES				1,000	,1 10.00
		ACTURING PMENT	R&DE	QUIPMENT	LOGI EQU	ST DIST PMENT	IT EC	UIPMENT
	1	LACCECCE	1	ACCECCED				T
AS ESTIMATED ON SB-1	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE
AS ESTIMATED ON SB-1 Values before project	4 ,717 ,647.00		COST		COST		COST	
		VALUE	COST		COST		COST	
Values before project	4,717,647.00	VALUE	COST		COST		COST	
Values before project Plus: Values of proposed project	4,717,647.00	VALUE	COST		COST		COST	
Values before project Plus: Values of proposed project Less: Values of any property being replaced	4,717,647.00* 1,717,647	1,717,642.00	COST		COST		COST	
Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project	4,717,647.00* 1,717,647.00	1,717,642.00 1,717,647.00 ASSESSED		ASSESSED		ASSESSED		VALUE
Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project ACTUAL	4,717,647.00* 1,717,647.00 1,717,647.00 COST	1,717,642.00 1,717,647.00 ASSESSED VALUE		ASSESSED		ASSESSED		VALUE
Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project ACTUAL Values before project	4,717,647.00* 1,717,647.00 1,717,647.00 COST 4,511,422.00	1,717,642.00 1,717,647.00 ASSESSED VALUE		ASSESSED		ASSESSED		VALUE
Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project ACTUAL Values before project Plus: Values of proposed project	4,717,647.00* 1,717,647.00 1,717,647.00 COST 4,511,422.00	1,717,642.00 1,717,647.00 ASSESSED VALUE 1,511,422.00		ASSESSED		ASSESSED		VALUE
Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project ACTUAL Values before project Plus: Values of proposed project Less: Values of any property being replaced	4,717,647.00* 1,717,647.00 1,717,647.00 COST 4,511,422.00 1,511,422.00	1,717,642.00 1,717,647.00 ASSESSED VALUE 1,511,422.00 1,511,422.00	COST	ASSESSED		ASSESSED		VALUE
Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project ACTUAL Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project NOTE: The COST of the property is confidential	4,717,647.00* 1,717,647.00 1,717,647.00 COST 1,511,422.00 1,511,422.00 pursuant to IC	1,717,642.00 1,717,647.00 ASSESSED VALUE 1,511,422.00 1,511,422.00 6-1.1-12.1-5	COST	ASSESSED VALUE	COST	ASSESSED VALUE		VALUE
Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project ACTUAL Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project NOTE: The COST of the property is confidential	4,717,647.00* 1,717,647.00 COST 4,511,422.00 1,511,422.00 pursuant to IC	1,717,647.00 1,717,647.00 ASSESSED VALUE 1,511,422.00 1,511,422.00 6-1.1-12.1-5	COST	ASSESSED	COST HE TAXPAY	ASSESSED VALUE	COST	ASSESSED
Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project ACTUAL Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project NOTE: The COST of the property is confidential SECTION 5 WASTE CO	4,717,647.00* 1,717,647.00 COST 4,511,422.00 1,511,422.00 pursuant to IC	1,717,647.00 1,717,647.00 ASSESSED VALUE 1,511,422.00 1,511,422.00 6-1.1-12.1-5	COST	ASSESSED VALUE	COST HE TAXPAY AS ESTIM	ASSESSED VALUE	COST	VALUE
Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project ACTUAL Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project NOTE: The COST of the property is confidential SECTION 5 WASTE CONVERTE	4,717,647.00* 1,717,647.00 COST 4,511,422.00 1,511,422.00 pursuant to IC	1,717,647.00 1,717,647.00 ASSESSED VALUE 1,511,422.00 1,511,422.00 6-1.1-12.1-5	COST	ASSESSED VALUE	COST HE TAXPAY AS ESTIM/	ASSESSED VALUE	COST	ASSESSED
Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project ACTUAL Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project NOTE: The COST of the property is confidential SECTION 5 WASTE CONVERTER Amount of solid waste converted	4,717,647.00* 1,717,647.00 COST 4,511,422.00 1,511,422.00 pursuant to IC	1,717,647.00 1,717,647.00 ASSESSED VALUE 1,511,422.00 1,511,422.00 6-1.1-12.1-5	COST	ASSESSED VALUE	COST HE TAXPAY AS ESTIM	ASSESSED VALUE	COST	ASSESSED
Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project ACTUAL Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project NOTE: The COST of the property is confidential SECTION 5 WASTE CONVERTE Amount of solid waste converted Amount of hazardous waste converted	4,717,647.00* 1,717,647.00 COST 4,511,422.00 1,511,422.00 pursuant to IC NVERTED AND OTHER	1,717,647.00 1,717,647.00 ASSESSED VALUE 1,511,422.00 1,511,422.00 6-1.1-12.1-5	COST .6 (d). ENEFITS PR	ASSESSED VALUE	COST HE TAXPAY AS ESTIM/	ASSESSED VALUE	COST	ASSESSED VALUE
Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project ACTUAL Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project NOTE: The COST of the property is confidential SECTION 5 WASTE CONVERTE Amount of solid waste converted Amount of hazardous waste converted Other benefits:	4,717,647.00* 1,717,647.00 COST 4,511,422.00 1,511,422.00 pursuant to IC NVERTED AND OTHER	1,717,647.00 1,717,647.00 ASSESSED VALUE 1,511,422.00 1,511,422.00 6-1.1-12.1-5 ND OTHER B R BENEFITS	COST .6 (d). ENEFITS PR	ASSESSED VALUE	COST HE TAXPAY AS ESTIM/	ASSESSED VALUE	COST	ASSESSED
Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project ACTUAL Values before project Plus: Values of proposed project Less: Values of any property being replaced Net values upon completion of project NOTE: The COST of the property is confidential SECTION 5 WASTE CONVERTED Amount of solid waste converted Amount of hazardous waste converted Other benefits: SECTION 6	4,717,647.00* 1,717,647.00 COST 4,511,422.00 1,511,422.00 pursuant to IC NVERTED AND OTHER	1,717,647.00 1,717,647.00 ASSESSED VALUE 1,511,422.00 1,511,422.00 6-1.1-12.1-5 ND OTHER B R BENEFITS	COST .6 (d). ENEFITS PR	ASSESSED VALUE	COST HE TAXPAY AS ESTIM/	ASSESSED VALUE	COST A 0 0 onth, day, ye	ASSESSED VALUE

Company Investment Time Table

EDC 2012-10

Mitsubishi Heavy Industries Climate Control, Inc. (MCC) 1200 North Mitsubishi Parkway

L	Buildings	Equip. Type 1		Franklin, Equip. Type 3	Franklin, IN 46131 Voe 3 Total
2010		+ 2010	2010		2010
; 					18 cm = 1 mmm ar = 1 m
	i i				
		3			****** # #
2011	i	2011	2011	2011	2011
				*	
				*** *	
			·		
2012	1	2012	2012	2012	2012
				Machining	
	ij			Equipment	
	i			\$1,511,422	\$1.511.422
					î .
					\$1 511 422 00
	I				Q. 321, 10(14

Job Creation or Retention Schedule

EDC 2012-10

Attachment to Form CF-1 (Compliance with Statement of Benefits): Job Creation Schedule by Quarter

Mitsubishi Heavy Industries Climate Control, Inc. (MCC) 1200 North Mitsubishi Parkway Franklin, IN 46131

2012 Proposed Numbers	Actual Number of Employees	Proposed Num	iber of Employees to by Quarter	Proposed Number of Employees to be Added during 2012 by Quarter	during 2012	Proposed Number of Employees Added during 2012
	(04/12/12)		06/30/12	09/30/12	12/31/12	
Proposed (2010)	150		0	3	0	3
Actual ->	157		27	23	14	
Running Total	157		184	207	221	

Job Creation or Retention Schedule

EDC 2010-02

Attachment to Form CF-1 (Compliance with Statement of Benefits) : Job Creation Schedule by Quarter

Mitsubishi Heavy Industries Climate Control, Inc. (MCC) 1200 North Mitsubishi Parkway Franklin, IN 46131

· · · · · · · · · · · · · · · · · · ·					
2011 Proposal and Actual Numbers	Number of Employees	Number of Employees Added during 2011 by Quarter	Added during 201]	1 by Quarter	Number of Employees Added during 2011
	(12/31/10)	03/31/11 06/30/11	09/30/11	12/31/11	
Proposed (2011)	44	0	0 22		7
Actual ->	53	15	$\frac{19}{21}$		
Running Total	53	.89	87 108	110	

Proposed Number of Employees to be Added during 2012 by Quarter	ees to be Added o	during 2012	Proposed Number of Employees Added during 2012
03/31/12 06/30/12	09/30/12	12/31/12	
79 21 11	0	0	75
47 27	23	14	
110 157 184	207	221	777
	184		207

INCLUDED FOR EDC 2012-10 TO PROVIDE ALL FOUR QUARTERS OF 2012. DOCUMENT SUBMITTED WITH EDC 2012-10