

94027774

ORIGINAL

SPONSORS: Bobbi Costa

ORDINANCE NO. 7654

94 10

AN ORDINANCE APPROVING  
THE STATEMENT OF BENEFITS IN AN  
EXISTING ECONOMIC REVITALIZATION AREA

AMERICAN MAIZE-PRODUCTS COMPANY  
1100 INDIANAPOLIS BOULEVARD  
HAMMOND, IN 46320

(10) TEN YEAR TAX ABATEMENT REQUEST FOR MANUFACTURING EQUIP.

This ordinance has been established in order to comply with guidelines set forth in the tax abatement ordinance #7292 which provides for the approval of all Statement of Benefits in an existing Economic Revitalization Area, by ordinance.

WHEREAS, Indiana Code 6-1.1-12.1, amended; (the "Act") allows a partial abatement of property taxes attributable to "Redevelopment" or "Rehabilitation" activities in Economic Revitalization Areas as those terms are defined in the Act, and

WHEREAS, the Act provides such Economic Revitalization Areas within the City which have:

"...become undesirable for, or impossible of, normal development and occupancy because of lack of development, cessation of growth, deterioration of improvements or character of occupancy, age, obsolescence, substandard buildings or other factors which have impaired values or prevent a normal development of property", and

WHEREAS, the hearing relative to the adoption of this ordinance will be held, at which evidence and testimony will be considered by the Common Council:

NOW, THEREFORE, BE IT ORDAINED by the Common Council of the City of Hammond as follows:

1. The Real Estate has been designated as an Economic Revitalization Area as that term is defined in the Act. Third and final passage of this ordinance will confirm the approval of the Statement of Benefits and the term defined on the Statement of Benefits will remain in effect for two (2) years beyond the date of real property reassessment.

2. AMERICAN MAIZE-PRODUCTS COMPANY is approved for ten (10) years of tax abatement for as designated in the Project description as contained in the "Statement of Benefits" form.

FILED

C0517

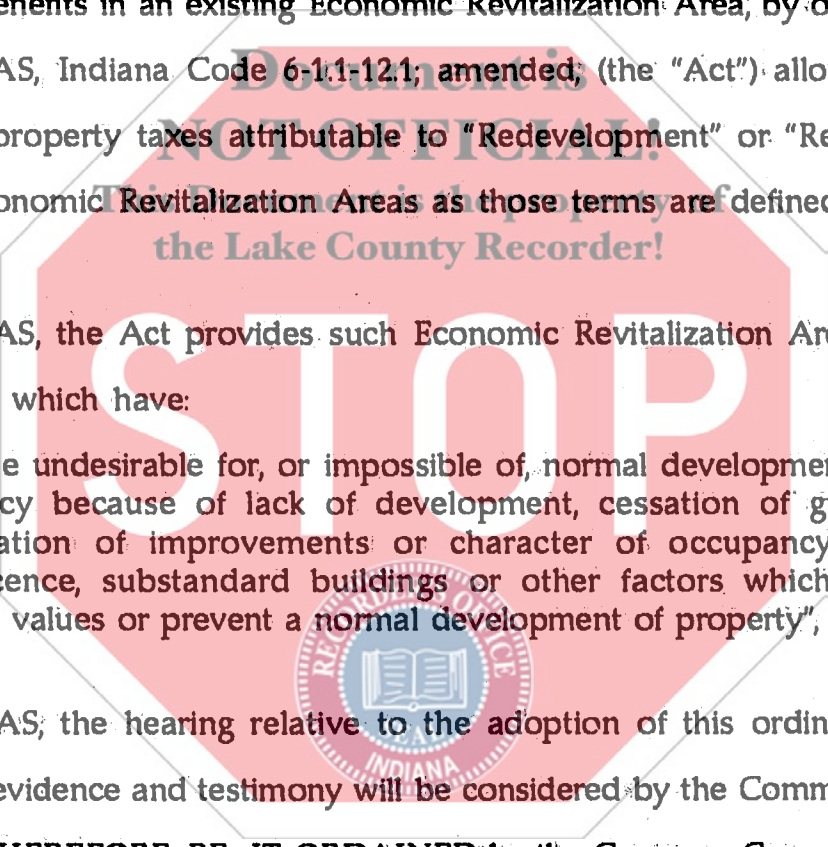
MAYOR'S OFFICE OF ECONOMIC DEVELOPMENT  
649 CONKEY STREET  
HAMMOND, INDIANA 46324  
ATTN: LISA SMEBERG

APR 13 1994

and M. Anton  
AUDITOR LAKE COUNTY

STATE OF INDIANA, S.S. NO.  
LAKE COUNTY  
FILED FOR RECORD

APR 14 8 46 AM '94  
STATE RECORDER



ORDINANCE NO. 7654

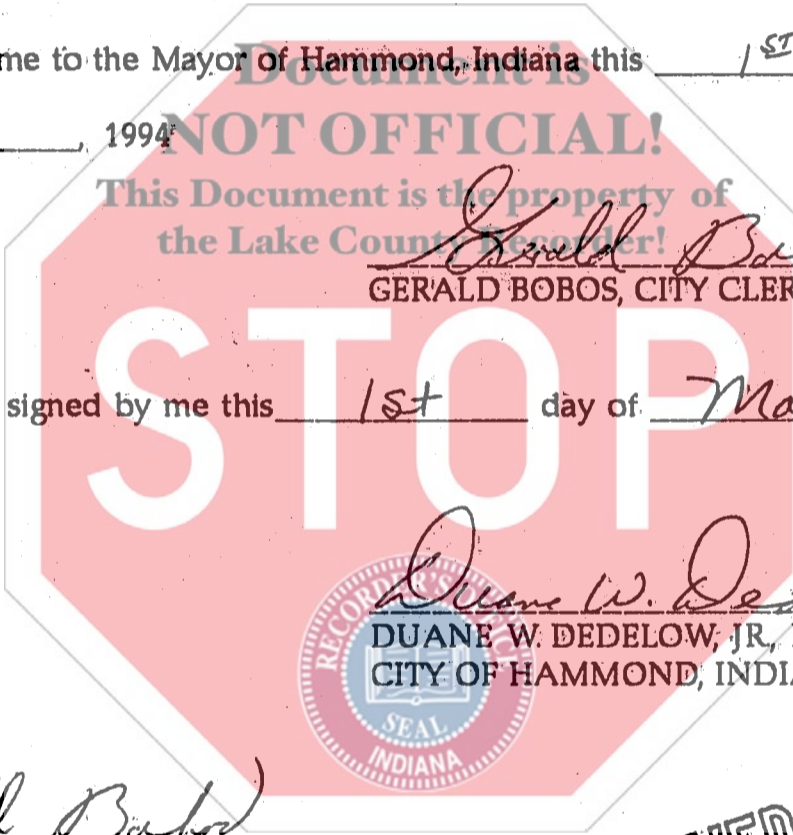
ADOPTED this 28<sup>th</sup> day of February, 1994

Bernadette C. Costa  
BERNADETTE C. COSTA, PRESIDENT  
COMMON COUNCIL

ATTEST:

Gerald Bobos  
GERALD BOBOS, CITY CLERK

Presented by me to the Mayor of Hammond, Indiana this 1<sup>st</sup> day of March, 1994



Gerald Bobos  
GERALD BOBOS, CITY CLERK

Adopted and signed by me this 1<sup>st</sup> day of March, 1994

Duane W. DeDelow Jr.  
DUANE W. DEDELOW, JR, MAYOR  
CITY OF HAMMOND, INDIANA

ATTEST:

Gerald Bobos  
GERALD BOBOS, CITY CLERK

**APPROVED**

Adopted by the Common Council of the City of Hammond, Indiana on the 28<sup>th</sup> day of February, 1994, and approved by the Mayor on the 1<sup>st</sup> day of March, 1994.

Gerald Bobos  
GERALD BOBOS, CITY CLERK

## Exhibit A

### Legal Description

A parcel of Land in Sections 1 and 12, Township 37 North, Range 10 West of the 2nd Principal Meridian, being more particularly described as follows: Beginning at the intersection of the center line of Indianapolis Boulevard and the East right of way line of the Indiana Harbor Belt Railroad; thence Southwesterly along said East right of way line 4406 feet more or less to the North line of the Smith property extended Easterly; thence Southeasterly along said Easterly extension 529.45 feet to the center line of Wolf River Channel as established by agreement dated December 3, 1901 recorded in Book 92, page 439; thence North 23 degrees 27 minutes East along said center line 471.27 feet; thence North 41 degrees 50 minutes East 1603.01 feet; thence North 26 degrees 35 minutes East 1059.69 feet; thence North 970.46 feet' thence North 17 degrees 13 minutes East 208.17 feet to the intersection of the center line of

point of beginning containing 82.75 acres more or less all in Lake County, Indiana.





# STATEMENT OF BENEFITS

State Form 27167 (R3 / 11-91)

Form SB - 1 is prescribed by the State Board of Tax Commissioners, 1989

The records in this series are CONFIDENTIAL according to IC 6-1.1-35-9

# ORIGINAL

  
94 10

FORM  
SB-1

### INSTRUCTIONS:

- This statement must be submitted to the body designating the economic revitalization area prior to the public hearing if the body requires information from the applicant in making its decision about whether to designate an Economic Revitalization Area. Otherwise this statement must be submitted to the designating body BEFORE a person installs the new manufacturing equipment, or BEFORE the redevelopment or rehabilitation of real property for which the person wishes to claim a deduction. A statement of benefits is not required if the area was designated an ERA prior to July 1, 1987 and the project was planned and committed to by the applicant, and approved by the designating body, prior to that date. Projects planned or committed to after July 1, 1987 and areas designated after July 1, 1987 require a STATEMENT OF BENEFITS. (IC 6-1.1-12.1)
- Approval of the designating body (City Council, Town Board, County Council, etc.) must be obtained prior to initiation of the redevelopment or rehabilitation, or prior to installation of the new manufacturing equipment, BEFORE a deduction may be approved.
- To obtain a deduction, Form 322 ERA, Real Estate Improvements and / or Form 322 ERA / PP, New Machinery, must be filed with the county auditor. With respect to real property, Form 322 ERA must be filed by the later of: (1) May 10; or (2) thirty (30) days after a notice of increase in real property assessment is received from the township assessor. Form 322 ERA / PP must be filed between March 1 and May 15 of the assessment year in which new manufacturing equipment is installed, unless a filing extension has been obtained. A person who obtains a filing extension must file the form between March 1 and June 14 of that year.
- Property owners whose Statement of Benefits was approved after July 1, 1991 must submit Form CF - 1 annually to show compliance with the Statement of Benefits. (IC 6-1.1-12:1-5.6)

SECTION 1: TAXPAYER INFORMATION	
Name of taxpayer American Maize-Products Company	
Address of taxpayer (street and number, city, state and ZIP code) 1100 Indianapolis Blvd., Hammond, IN 46320	
Name of contact person Russell S. Rudenga	Telephone number (219) 659-2000

SECTION 2: LOCATION AND DESCRIPTION OF PROPOSED PROJECT		
Name of designating body Hammond Common Council		Resolution number
Location of property Same as above	County Lake	Taxing district Hammond
Description of real property improvements and / or new manufacturing equipment to be acquired (use additional sheets if necessary). Purchase consists of reconstructed 20,000 kilowatt turbine/generator; retubing of boiler #1; and construction of new cooling tower for the direct cooling of this equipment. (See attached: Exhibit A)		Estimated starting date June, 1994
		Estimated completion date December, 1996

SECTION 3: ESTIMATE OF EMPLOYEES AND SALARIES AS RESULT OF PROPOSED PROJECT					
Current number	Salaries	Number retained	Salaries	Number additional	Salaries
581	24,890,000	581	24,890,000	N/A	N/A

SECTION 4: ESTIMATED TOTAL COST AND VALUE OF PROPOSED PROJECT				
	Real Estate Improvements		Machinery	
	Cost	Assessed Value	Cost	Assessed Value
Current values				
Plus estimated values of proposed project			7,000,000	933,333
Less values of any property being replaced				
Net estimated values upon completion of project				

SECTION 5: OTHER BENEFITS PROMISED BY THE TAXPAYER	
Total amount of Personal Property Tax Savings:	5-year: 814,053    10-year: 1,398,502
Total amount of Real Estate Tax Savings over 3 year Tax Abatement	_____
Total amount of Real Estate Tax savings over 6 year Tax Abatement	_____
Total amount of Real Estate Tax Savings over 10 year Tax Abatement	_____

SECTION 6: TAXPAYER CERTIFICATION		
I hereby certify that the representations in this statement are true.		
Signature of authorized representative Russell S. Rudenga	Title Property/Tax Acct.	Date signed (month, day, year) November 16, 1993

FOR USE OF THE DESIGNATING BODY

**ORIGINAL**

We have reviewed our prior actions relating to the designation of this economic revitalization area and find that the applicant meets the general standards adopted in the resolution previously approved by this body. Said resolution, passed under IC 6-1-1-12.1-2.5, provides for the following limitations as authorized under IC 6-1-1-12.1-2.

- A. The designated area has been limited to a period of time not to exceed \_\_\_\_\_ calendar years\* (see below). The date this designation expires is \_\_\_\_\_.
- B. The type of deduction that is allowed in the designated area is limited to:
  - 1. Redevelopment or rehabilitation of real estate improvements;  Yes  No
  - 2. Installation of new manufacturing equipment;  Yes  No
  - 3. Residentially distressed areas  Yes  No
- C. The amount of deduction applicable for new manufacturing equipment installed and first claimed eligible for deduction after July 1, 1987, is limited to \$ \_\_\_\_\_ cost with an assessed value of \$ \_\_\_\_\_.
- D. The amount of deduction applicable to redevelopment or rehabilitation in an area designated after September 1, 1988 is limited to \$ \_\_\_\_\_ cost with an assessed value of \$ \_\_\_\_\_.
- E. Other limitations or conditions (specify) \_\_\_\_\_
- F. The deduction for new manufacturing equipment installed and first claimed eligible for deduction after July 1, 1991 is allowed for:
  - 5 years;  10 years

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

Approved: (signature and title of authorized member)	Telephone number	Date signed (month, day, year)
<i>Bernadette C. Costa</i> , President	( )	
Attested by:	Designated body	
<i>Heald Baber</i> City Clerk	HAMMOND COMMON COUNCIL	

\* If the designating body limits the time period during which an area is an economic revitalization area, it does not limit the length of time a taxpayer is entitled to receive a deduction to a number of years designated under IC 6-1-1-12.1-4 or 4.5. Namely: (see tables below)

NEW MANUFACTURING EQUIPMENT		
For Deductions Allowed Over A Period Of		
Year of Deduction	Five (5) Year Percentage	Ten (10) Year Percentage
1st	100%	100%
2nd	95%	95%
3rd	80%	90%
4th	65%	85%
5th	50%	80%
6th		70%
7th		55%
8th		40%
9th		30%
10th		25%

REDEVELOPMENT OR REHABILITATION OF REAL PROPERTY IMPROVEMENT			
For Deductions Allowed Over A Period Of			
Year of Deduction	Three (3) Year Deduction	Six (6) Year Deduction	Ten (10) Year Deduction
1st	100%	100%	100%
2nd	66%	85%	95%
3rd	33%	66%	80%
4th		50%	65%
5th		34%	50%
6th		17%	40%
7th			30%
8th			20%
9th			10%
10th			5%