

RESOLUTION 2013-01

**CASS COUNTY COUNCIL
FOR THE DESIGNATION
OF AN ECONOMIC REVITALIZATION AREA**

DECLARATORY RESOLUTION

WHEREAS, the Cass County Council has been advised by Sagamore Warehouse LLC of a proposed revitalization program, including the installation of new manufacturing, logistic distribution and information technology equipment on land to be leased by Sagamore Warehouse LLC, commonly known as 2179 Stoney Pike, Logansport, Indiana within Washington Township, Cass County, identified as Tax Parcels #09-10-57-800-035.000-023 and #09-10-42-300-020.000-023 with respect to which it has been requested by Sagamore Warehouse LLC to designate the area consisting of approximately 61 acres as an Economic Revitalization Area pursuant to Indiana Code 6-1.1-12.1; and

WHEREAS, the Cass County Council hereby finds based on the information provided by Sagamore Warehouse LLC that the area described is an area that has become undesirable for or impossible of normal development and occupancy because of a lack of development, cessation of growth, deterioration of improvement or character of occupancy, age, obsolescence, substandard buildings and other factors which have impaired values or prevented a normal development of property or use of property and that the designation of the area as an economic revitalization area would enhance the opportunity for the creation of new jobs and the protection of the current employment; and is an area where a facility or a group of facilities that are technologically, economically, or energy obsolete are located and where the obsolescence may lead to a decline in employment and tax revenues; and

WHEREAS, Sagamore Warehouse LLC anticipates the installation of new manufacturing, logistical distribution and information technology equipment and has submitted a Statement of Benefits to the Cass County Council; and

WHEREAS, the Cass County Council has reviewed the State of Benefits and other information brought to its attention, and hereby determines that it is in the best interest of Cass County, Indiana, to designate the area previously described as an Economic Revitalization Area, to approve the Statement of Benefits as filed, and to allow the deductions under Indiana Code 6-1.1-12.1-4.5 based on the following findings:

- (1) The estimate of the cost of new manufacturing, logistical distribution and information technology equipment is reasonable for equipment of that type.
- (2) The estimate of the number of individuals who will be employed can be reasonably expected to result from the installation of the new manufacturing, logistical distribution and information technology equipment.
- (3) The estimate of the annual salaries of those individuals who will be employed or whose employment will be retained can be reasonably expected to result from the proposed installation of new manufacturing, logistical distribution and information technology equipment.

(4) Other benefits, including the number of individual opportunities for employment, both temporary and permanent, and the compensation to be paid to employees, are benefits of the type and quality anticipated by the County Council within the Economic Revitalization Area, and are benefits that can be reasonably expected to result from the proposed installation of new manufacturing, logistical distribution and information technology equipment.

(5) The totality of benefits is sufficient to justify the deduction.

WHEREAS, The Cass County Council hereby finds that the purposes of Indiana Code 6-1.1-12.1 are served by allowing Sagamore Warehouse LLC the deductions provided by Indiana Code 6-1.1-12.1-4.5 for a period of five (5) years.

NOW, THEREFORE, BE IT RESOLVED by the Cass County Council, Cass County, Indiana, that:

1. The Cass County Council designates, finds, and establishes the subject real estate as an Economic Revitalization Area, subject to final confirmation after a public hearing.
2. The Economic Revitalization Area designation shall not be limited to a specific time period and shall continue indefinitely. The period of deduction for an increase in assessed value resulting from the project is limited to five (5) years. This is subject to final confirmation after a public hearing.
3. The Statement of Benefits is hereby approved, subject to final confirmation after a public hearing.

PASSED AND ADOPTED by the County Council of Cass County, Indiana, on this 15 day of February, 2013.

CASS COUNTY COUNCIL:

George D. Stebbins
President

[Signature]

Stacey A. Donato

[Signature]

ATTEST:

Vanessa M. He
County Auditor

James M. David
Brent L. Kelley
[Signature]