

HENDRICKS COUNTY COUNCIL

RESOLUTION NO. 2021-14

RESOLUTION SETTING FORTH FINAL ACTION IN DETERMINING THAT THE QUALIFICATIONS FOR AN ECONOMIC REVITALIZATION AREA HAVE BEEN MET AND CONFIRMING RESOLUTION 2021-06 OF MARCH 2, 2021

WHEREAS, the Hendricks County Council of Hendricks County, Indiana adopted a Tax Abatement Procedures Ordinance on October 7, 1997; and

WHEREAS, pursuant to said Tax Abatement Procedures Ordinance, Decker's Outdoor Corporation. has filed with the Hendricks County Auditor an "Application for Designation of Economic Revitalization" on February 2nd, 2021; and

WHEREAS, at a duly constituted meeting of the Hendricks County Council held on March 2, 2021 said County Council reviewed and approved said Application and declared certain personal property within Hendricks County, Indiana, to be an "Economic Revitalization Area" pursuant to the specifications of Resolution No. 97-37 adopted and approved that date; and

WHEREAS, pursuant to I.C.6-1,1-12,1-1 et seq. the County Council of Hendricks County, Indiana has properly published "Notice of Public Hearing Regarding Designation of Area as Economic Revitalization Area" and

WHEREAS, no remonstrances, written or oral, have been filed with regard to Resolution 2021-06 stating opposition, or any type of character, to said Resolution, or the designation of the real estate described therein as an "Economic Revitalization Area"; and

NOW THEREFORE, BE IT RESOLVED BY THE COUNTY COUNCIL OF HENDRICKS COUNTY, INDIANA, AS FOLLOWS:

1. **Final Action.** After legally required public notice, and after public hearing Pursuant to such notice the County Council of Hendricks County, Indiana hereby takes "final action" as that phrase is defined in I.C. 6-1,1-12,1-1 et.seq. with regard to the foretasted Application of Decker's Outdoor Corporation. and the adoption of Resolution 2021-06 on March 2, 2021.


2. **Confirmation of Resolution 2021-14** It is hereby declared by County Council of Hendricks County, Indiana that Resolution 2021-06, adopted on March 2, 2021 is in all respects hereby confirmed, and it is hereby stated that the qualifications for an economic revitalization area have been met by Decker's Outdoor Corporation as to the real estate described in Exhibit A of Resolution 2021-14 and seven year *personal property tax abatement* is approved in accordance with the percentages shown for abatement on the attached Exhibit A are approved.

3. **Effective Date.** This Resolution shall be effective immediately upon its passage, subject to any right of appeal as provided by State Law.

Adopted by the County Council of Hendricks County, Indiana this 6th day of April 2021.

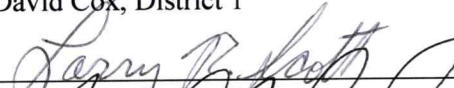
AYE

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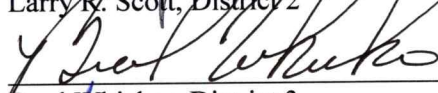
David Cox, District 1

David Cox, District 1



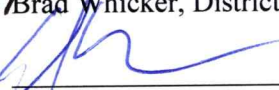
Larry R. Scott, District 2

Larry R. Scott, District 2



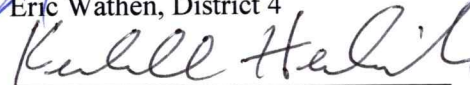
Brad Whicker, District 3

Brad Whicker, District 3



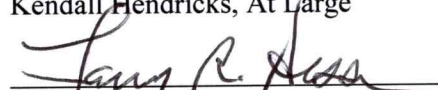
Eric Wathen, District 4

Eric Wathen, District 4



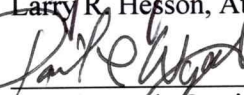
Kendall Hendricks, At Large

Kendall Hendricks, At Large



Larry R. Hesson, At Large

Larry R. Hesson, At Large



David Wyeth, President, At Large

David Wyeth, President, At Large

Attest:



Nancy Marsh, Auditor

Abatements - Real Property

	1 Year	2 Year	3 Year	4 Year	5 Year	6 Year	7 Year	8 Year	9 Year	10 Year
1 st Year	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%
2 nd Year		50%	66%	75%	80%	85%	85%	88%	88%	95%
3 rd Year			33%	50%	60%	66%	71%	75%	77%	80%
4 th Year				25%	40%	50%	57%	63%	66%	65%
5 th Year					20%	34%	43%	50%	55%	50%
6 th Year						17%	29%	38%	44%	40%
7 th Year							14%	25%	33%	30%
8 th Year								13%	22%	20%
9 th Year									11%	10%
10 th Year										5%

Abatements - Personal Property

	1 Year	2 Year	3 Year	4 Year	5 Year	6 Year	7 Year	8 Year	9 Year	10 Year
1 st Year	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%
2 nd Year		50%	66%	75%	80%	85%	85%	88%	88%	90%
3 rd Year			33%	50%	60%	66%	71%	75%	77%	80%
4 th Year				25%	40%	50%	57%	63%	66%	70%
5 th Year					20%	34%	43%	50%	55%	60%
6 th Year						25%	29%	38%	44%	50%
7 th Year							14%	25%	33%	40%
8 th Year								13%	22%	30%
9 th Year									11%	20%
10 th Year										10%

Legal description of property:

DESCRIPTION/DEPICTION OF PREMISES LAND

Part of the Southeast Quarter and East Half of the Southwest Quarter of Section 25, Township 14 North, Range 1 West of the Second Principal Meridian, Hendricks County, Indiana, being a part of that 549.557 acre tract of land shown on the plat of a boundary retracement survey of said tract certified by Brian L. Haggard, PS #LS2980001 on January 15, 2020 as Banning Engineering's project number 13104 and recorded under Instrument Number 202005373 in the Office of the Recorder of said county (all references to monuments and courses herein are as shown on said plat of survey), described as follows:

Commencing at the southwest corner of said Southeast Quarter; thence North 00 degrees 51 minutes 59 seconds West along the west line thereof 25.615 feet to the north limited access right of way line for Interstate 70; thence the following three (3) courses along said right of way line: 1) North 69 degrees 57 minutes 40 seconds East 36.26 feet; 2) North 69 degrees 08 minutes 02 seconds East 310.62 feet; 3) North 67 degrees 40 minutes 14 seconds East 908.08 feet to the POINT OF BEGINNING; thence North 00 degrees 54 minutes 01 second West 413.51 feet; thence South 89 degrees 05 minutes 59 seconds West 173.72 feet to the beginning of a curve to the right having a radius of 70.00 feet and a central angle of 54 degrees 39 minutes 41 seconds, the radius point of which bears South 68 degrees 10 minutes 30 seconds West; thence southerly along the arc of said curve 66.78 feet; thence South 32 degrees 50 minutes 11 seconds West 74.48 feet; thence South 04 degrees 53 minutes 43 seconds East 81.15 feet to the beginning of a tangent curve to the right having a radius of 90.00 feet and a central angle of 66 degrees 33 minutes 01 second; thence southwesterly along the arc of said curve 104.54 feet; thence South 61 degrees 39 minutes 17 seconds West 134.67 feet to the beginning of a tangent curve to the right having a radius of 90.00 feet and a central angle of 66 degrees 39 minutes 15 seconds; thence westerly along the arc of said curve 104.70 feet; thence North 51 degrees 41 minutes 28 seconds West 106.95 feet; thence North 64 degrees 23 minutes 01 second West 157.22 feet; thence North 47 degrees 17 minutes 52 seconds West 77.70 feet; thence North 21 degrees 37 minutes 50 seconds West 79.82 feet; thence North 89 degrees 40 minutes 45 seconds East 160.32 feet; thence North 00 degrees 54 minutes 01 second West 1,167.81 feet to the south line of Westpoint Boulevard per the plat of Westpoint Business Park – Phase 1 as per plat thereof recorded as Instrument Number 200927882 in said county records; thence North 89 degrees 05 minutes 58 seconds East along said south line 1,707.82 feet to the southeast corner of said plat and the beginning of a tangent curve to the left having a radius of 390.00 feet and a central angle of 31 degrees 54 minutes 41 seconds; thence easterly along the arc of said curve 217.21 feet; thence South 32 degrees 48 minutes 42 seconds East 53.70 feet; thence South 00 degrees 54 minutes 01 second East 192.66 feet; thence South 11 degrees 21 minutes 59 seconds West 269.58 feet; thence South 03 degrees 12 minutes 37 seconds West 92.60 feet; thence South 22 degrees 35 minutes 37 seconds East 52.02 feet to the beginning of a tangent curve to the left having a radius of 80.00 feet and a central angle of 47 degrees 29 minutes 59 seconds; thence southeasterly along the arc of said curve 66.32 feet; thence South 70 degrees 05 minutes 37 seconds East 107.37 feet; thence South 67 degrees 56 minutes 27 seconds East 58.63 feet to the intersection of the east line of said Southeast Quarter and the north right of way line of Interstate 70; thence South 00 degrees 54 minutes 26 seconds East along said east line 74.19 feet to the north limited access right of way line of Interstate 70; thence the remaining courses along said right of way line: South 47 degrees 24 minutes 29 seconds West 177.41 feet to the beginning of a curve to the right having a radius of 8,464.37 feet and a central angle of 03 degrees 20 minutes 00 seconds, the radius point of which bears North 30 degrees 37 minutes 27 seconds West; southwesterly along the arc of said curve 492.44 feet; South 69 degrees 10 minutes 48 seconds West 197.75 feet to the beginning of a curve to the right having a radius of 8,444.37 feet and a central angle of 01 degree 20 minutes 00 seconds, the radius point of which bears North 25 degrees 57 minutes 27 seconds West; southwesterly along the arc of said curve 196.51 feet; South 60 degrees 14 minutes 17 seconds West 197.75 feet to the beginning of a curve to the right having a radius of 8,464.37 feet and a central angle of 00 degrees 57 minutes 41 seconds, the radius point of which bears North 23 degrees 17 minutes 27 seconds West; southwesterly along the arc of said curve

142.02 feet; South 67 degrees 40 minutes 14 seconds West 247.72 feet to the POINT OF BEGINNING.

Together with those non-exclusive beneficial easement rights set forth in Grant of Easements by and between SCS Land Investments, LLC, as Grantor and Westpoint Venture I, LLC, as Grantee, dated August 31, 2007 recorded November 21, 2007 as Document No. 2007-29891, including, but not limited to, easements for ingress and egress, both vehicular and pedestrian, utilities, drainage infrastructure and signage.

Also together with those non-exclusive beneficial easements rights set forth in Declaration of Covenants, Conditions, Restrictions and Easements for Westpoint Business Park, recorded August 12, 2009 as Document No. 2009-20946, including but not limited to easements for ingress and egress, drainage, detention ponds, utilities, public services, landscaping and signage.