

HENDRICKS COUNTY COUNCIL

RESOLUTION NO. 2020-25

**RESOLUTION SETTING FORTH FINAL ACTION IN DETERMINING THAT THE
QUALIFICATIONS FOR AN ECONOMIC REVITALIZATION AREA HAVE BEEN MET
AND CONFIRMING RESOLUTION NO. 2020-24
OF JULY 7, 2020**

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, IDGT Indiana LLC has filed with the Hendricks County Auditor an "Application for Designation of Economic Revitalization" on May 27, 2020; and

WHEREAS, at a duly constituted meeting of the Hendricks County Commissioners held on July 7, 2020 said County Commissioners reviewed and approved said Application and declared certain real estate 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 No. 2020-24 stating opposition, of any type or 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 IDGT Indiana LLC and the adoption of Resolution No. 2020-24 on July 7, 2020.

2. Confirmation of Resolution No. 2020-25 It is hereby declared by County Council of Hendricks County, Indiana that Resolution No 2020-24, adopted on July 7, 2020 is in all respects hereby confirmed, and it is hereby stated that the qualifications for an economic revitalization area have been met by IDGT Indiana LLC as to the real estate described in Exhibit A of Resolution

No. 2020-25 and a 10-year standard real property tax abatement is approved in accordance with the percentages shown for abatement on the attached Exhibit B are approved.

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 4th day of August, 2020.

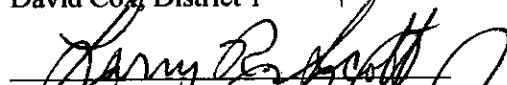
AYE

NAY




David Cox, District 1

David Cox, District 1



Larry Scott, District 2

Larry Scott, District 2



Brad Whicker, District 3

Brad Whicker, District 3



Eric Wathen, District 4

Eric Wathen, District 4



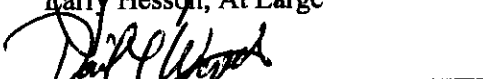
Caleb Brown, At Large

Caleb Brown, At Large



Larry Hesson, At Large

Larry Hesson, At Large



David Wyeth, At Large, President

David Wyeth, At Large, President

Attest:



Nancy Marsh, Auditor

EXHIBIT A
LEGAL DESCRIPTION

Parcel 1:

A part of the Southeast Quarter and a part of the Southwest Quarter of Section 26, Township 14 North, Range 1 West, Liberty Township, Hendricks County, Indiana; also being a part of the lands now or formerly owned by KS Hendricks Partners, LLC as recorded in Instrument Number 200700017478 and Instrument Number 200732032 in the Office of the Recorder of Hendricks County, Indiana; more particularly described as follows:

Commencing at a rebar found at the Southeast corner of the Southeast Quarter of Section 26, Township 14 North, Range 1 West, said corner also being in the pavement of County Road 1000 South; thence South 89 degrees 39 minutes 47 seconds West, along the South line of said Quarter Section and along said road, a distance of 173.06 feet to the Point of Beginning of this description: thence continuing South 89 degrees 39 minutes 47 seconds West, along said South line and said road, a distance of 2358.46 feet to the Southwest corner of the property conveyed to KS Hendricks Partners, LLC as recorded in Instrument Number 200700017478 in the Office of the Recorder of Hendricks County, Indiana; thence North 1 degree 1 minute 21 seconds West (measured) North 0 degrees 50 minutes 04 seconds West (deed), along the West line of said KS Hendricks Partners, LLC property a distance of 750.00 feet; thence South 89 degrees 43 minutes 29 seconds West, along the South line of said KS Hendricks Partners, LLC property, a distance of 547.56 feet (measured) 550.00 feet (deed) to the East line of Lot Number 2 of Christie Acres, as recorded in Plat Cabinet 4, Slide 200, pages IA and IB in the Office of the Recorder of Hendricks County, Indiana; thence North 0 degrees 25 minutes 16 seconds West, along said East line of said Lot 2 and the extension thereof, a distance of 597.90 feet; thence along a non-tangent curve concave to the Southwest, an arc distance of **86.88** feet with a radius of 200.00 feet subtended by a chord bearing of South 76 degrees 02 minutes 05 seconds East and a chord length of 86.19 feet to the point of tangency; thence South 63 degrees 35 minutes 35 seconds East a distance of 188.82 feet to the point of curvature of a curve concave to the Northeast; thence along said curve an arc distance of 92.12 feet with a radius of 200.00 feet subtended by a chord bearing of South 76 degrees 47 minutes 18 seconds East and a chord length of 91.31 feet to the point of tangency; thence South 89 degrees 59 minutes 02 seconds East a distance of 1,725.51 feet to the point of curvature of a curve concave to the Southwest; thence along said curve an arc distance of 117.37 feet with a radius of 250.00 feet subtended by a chord bearing of South 76 degrees 32 minutes 02 seconds East and chord length of 116.30 feet to the point of tangency; thence South 63 degrees 05 minutes 02 seconds East a distance of 269.69 feet to the point of curvature of a curve concave to the Northeast; thence along said curve an arc distance of 142.46 feet with a radius of 300.00 feet subtended by a chord bearing of South 76 degrees 41 minutes 17 seconds East and a chord length of 141.13 feet to the point of tangency; thence North 89 degrees 42 minutes 28 seconds East a distance of 78.96 feet; thence South 7 degrees 24 minutes 03 seconds East a distance of 677.72 feet; thence South 29 degrees 32 minutes 34 seconds East a distance of 404.38 feet to the Point of Beginning; containing 65.165 acres, more or less.

Less and Except all that piece and parcel of land described as 70-West Commerce Park - Phase II Innovation Boulevard, more particularly described in Instrument No. 201313906, aforesaid records.

HENDRICKS COUNTY COUNCIL

RESOLUTION NO. 2020-24

A RESOLUTION DESIGNATING ECONOMIC REVITALIZATION AREA AND QUALIFYING CERTAIN REAL PROPERTY AND IMPROVEMENTS FOR TAX ABATEMENT FOR IDGT INDIANA LLC

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, IDGT Indiana LLC has filed with the Hendricks County Auditor an “Application for Designation of Economic Revitalization” on May 27, 2020; and

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

1. Declaration of Economic Revitalization Area. It is hereby declared by the Hendricks County Council that the real estate described in Exhibit A, attached hereto and made a part hereof, is, and shall hereafter be, deemed an “Economic Revitalization Area” as that phrase is used and intended under the provision of Indiana Code Sections 6-1.1-12.1-1 et seq.
2. Real Property and Improvements. The County Council of Hendricks County, Indiana hereby further declares that any and all improvements placed upon the real estate described in Exhibit A attached hereto, after the date of the adoption of this Resolution by the County Council upon any of the real estate described in Exhibit A attached hereto, after the date of the adoption of this Resolution by the County Council, shall, along with the said new real estate, be eligible for property tax abatement pursuant to the provisions of I.C. 6-1.1-12.1-1 et seq.
3. Compliance with Applicable Resolution and Statutes. It is hereby declared by the County Council of Hendricks County, Indiana that the Application of IDGT Indiana LLC heretofore filed complies in all respects with the Tax Abatement Procedure Ordinance No. 97-37 adopted October 7, 1997 and all governing Indiana statutes, and that said Application, in all respects, is hereby granted and approved.
4. No Limitation or Restrictions. It is hereby declared by the County Council of Hendricks County, Indiana that based on Hendricks County’s Tax Abatement Procedures Ordinance No. 97-37 adopted on October 7, 1997, an allowance for a ten (10) year Standard Abatement Duration on real property improvement as requested by the applicant meets the requirements of the Tax Abatement Procedures Ordinance.

5. Effective Date. This Resolution shall be effective immediately upon its passage, subject to the notice and hearing provisions of I.C. 6-1.1-2.1-2.5. The hearing contemplated by said statute shall be held at the time and place of the regular meeting of the County Council of Hendricks County, Indiana on August 4, 2020, to wit: Hendricks County Government Center, 355 S. Washington Street, Danville, Indiana, 9:00 a.m. At such meeting the County Council shall take final action determining whether the qualifications for an economic revitalization area (as to the real and personal property) have been met, and shall confirm, modify and confirm, or rescind the Resolution. Such determination and final action by the Council shall be binding upon all affected parties; subject to the appeal procedures contemplated by I.C. 6-1.1-12.1-1 et seq.

Adopted by the County Council of Hendricks County, Indiana this 7th day of July, 2020.

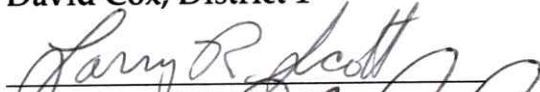
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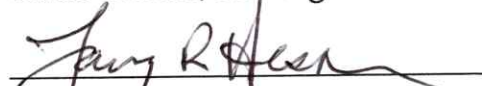
 Eric Wathen, District 4

 Eric Wathen, District 4

15/ Caleb Brown (virtual)

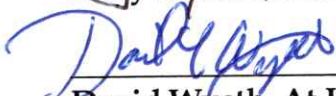
 Caleb Brown, At Large

 Caleb Brown, At Large



 Larry Hesson, At Large

 Larry Hesson, At Large



 David Wyeth, At Large

 David Wyeth, At Large

Attest: Nancy L. Marsh
 Nancy L. Marsh, Auditor