



Lafayette Common Council Agenda
Lafayette City Hall: Common Council Chambers

Regular Session

Monday , January 13, 2020 @ 6:30 PM

Pledge Of Allegiance

Roll Call

Election Of Officers

Approval Of Minutes

Regular Meeting December 2, 2019

Presentation And Disposal Of Claims

Presentation Of Petitions And Communications

Reports Of City Offices On File In The City Clerk's Office

Fleet Maintenance Monthly-November

Police Department Monthly-November

Renew Department Monthly-November

Water Works Department Monthly-November

No Ordinances For Second Reading

Ordinances For First Reading

Ordinance 2020-01 (An Amendment To Ordinance No. 2010-11 Establishing A Local Greenbush Historic District In The City Of Lafayette, Indiana)

Documents:

[ORDINANCE 2020-01 DRAFT.PDF](#)

Ordinance 2020-02 (An Amendment To Ordinance No. 2010-11 Establishing A Local Perrin/Cason Street Historic District In The City Of Lafayette, Indiana)

Documents:

[ORDINANCE 2020-02 DRAFT.PDF](#)

Resolutions:

Resolution 2020-01 (A Resolution Approving A Deduction For Tax Abatement In An Economic Revitalization Area (ERA) Worwag Coatings, LLC-Personal Property)

Documents:

[RESOLUTION 2020-01 DRAFT.PDF](#)

Resolution 2020-02 (A Resolution Approving A Deduction For Tax Abatement In An Economic Revitalization Area (ERA) Worwag Coatings, LLC-Real Estate)

Documents:

[RESOLUTION 2020-02 DRAFT.PDF](#)

Resolution 2020-03 (A Resolution Approving The Detail Of The 2020 Water And Renew (Wastewater) Department Budgets)

Documents:

[RESOLUTION 2020-03 DRAFT.PDF](#)

Reports Of Standing Committees

Reports Of Special Committees

Reports By The Mayor

Miscellaneous And New Business

Council Board Appointments-Economic Development, Redevelopment Commission, Area Plan Commission And Historic Preservation Commission

Reports Of Councilmen

Public Comment

Adjournment

Public Comment: We welcome public comment and encourage active participation at this meeting. However, in order to proceed efficiently, public comment will be limited to two areas of this meeting. First, there will be an opportunity for public comment on ordinances or resolutions currently before the Council. These comments should be limited to three (3) minutes in length and be germane and relevant to the Ordinance or Resolution. All participants will be required to maintain a high level of civility, respect, and courtesy for everyone present. Any participant, who after being advised, persists in a discourteous or hostile manner which may disrupt the meeting will be asked to leave.

At the end of the meeting, time will be reserved for public comment on any issue or concern you may have. Please remember to keep your comments concise and limited to three (3) minutes. Finally, the open comment section is not an opportunity for you to make inappropriate comments about, or personally attack council members or city officials. Again, all participants are required to maintain a high level of civility, respect, and courtesy for everyone present. Any participant, who after being advised, persists in a discourteous or hostile manner which may disrupt the meeting will be asked to leave. This is your opportunity to contribute to the community and assist the council in addressing issues that are important to the City of Lafayette.

ORDINANCE NO: 2020-01
An Amendment to Ordinance No. 2010-11
Establishing a Local Greenbush Historic District
in the City of Lafayette, Indiana

WHEREAS, Ordinance No. 2010-11 reaffirmed and amended the powers of the Historic Preservation Commission for the City of Lafayette, Indiana (the “Commission”) created in Ordinance No. 93-18; and

WHEREAS, Ordinance No. 2010-11 provides the criteria for establishing historic districts and criteria and provisions for operating within said districts; and

WHEREAS, the Commission received a petition from the property owner of real estate commonly known as Greenbush Cemetery (the “Property”) for establishment of the Local Greenbush Historic District, which is legally described in Exhibit A and as shown on the map in Exhibit B attached hereto; and

WHEREAS, the Lafayette Historic Preservation Commission at its meeting held on December 16, 2019 approved a motion to recommend to the Common Council that the Local Greenbush Historic District be established and the building and property in said District be classified as “Contributing”; and

NOW, THEREFORE, BE IT ORDAINED by the Common Council of the City of Lafayette, Indiana, that Ordinance No. 2010-11 is amended to establish the Local Greenbush Historic District, which is legally described in the attached Exhibit A, and to classify the building and property within said Local Greenbush Historic District as “Contributing.”

ADOPTED AND PASSED by the COMMON COUNCIL of the CITY OF LAFAYETTE,

INDIANA, this 3rd day of February, 2020.

Presiding Officer

ATTEST:

Cindy Murray, City Clerk

Presented by me to the Mayor of the City of Lafayette, Indiana, on the 3rd day of February, 2020.

Cindy Murray, City Clerk

This Ordinance approved and signed by me on the 3rd day of February, 2020.

Tony Roswarski, Mayor

ATTEST:

Cindy Murray, City Clerk

Sponsored by Councilman: Kevin Klinker

EXHIBIT A

LEGAL DESCRIPTION

For Proposed

LOCAL GREENBUSH HISTORIC DISTRICT



* 2 0 1 3 1 3 0 1 3 3 6 5 3 *

TIPPECANOE COUNTY RECORDER

06/13/2013 04:00:41PM

Mail Tax Bills to: *Grantee*
718 Wabash Avenue
Lafayette, IN 47905

Property Number: 79-07-21-100-001.000-004
Alt. Property Number 156-04200-0015
Property Number 79-07-21-101-001.000-004
Alt. Property Number 156-04200-0170

TRUSTEE'S DEED

KEEFE DAVIS, as President and sole surviving Trustee of THE GREENBUSH CEMETERY ASSOCIATION OF LAFAYETTE ("Grantor"), a cemetery association organized and existing under the laws of the State of Indiana pursuant to an Act of the Indiana General Assembly dated on or about February 8, 1848, RELEASES AND QUITCLAIMS to FAIRFIELD TOWNSHIP in Tippecanoe County, in the State of Indiana, for the sum of Ten Dollars (\$10.00) and other valuable consideration, the receipt of which is hereby acknowledged, all the real estate owned by The Greenbush Cemetery Association of Lafayette, including without limitation all that portion of the real estate comprising the Greenbush Cemetery located in Fairfield Township, Lafayette, Indiana owned by The Greenbush Cemetery Association of Lafayette, including the following, to wit:

TRACT 1

Beginning at the Northeast corner of Lot numbered nine (9) in the plat of partition, made by Albert Bartholomew, David Jenners and Lawrence B. Stockton, Commissioners of the real estate of Jacob Gish, deceased, under a proceeding of partition of said lands had in the Circuit Court of said County of Tippecanoe. Containing 3 70/100 acres more or less - which said lot (9) Nine lies South and adjoining the old grave yard lot, the lines on the North and South of said lot are each 25 30/100 poles and on the East and West 23 70/100 poles, as will appear by reference to the records of the Recorder's Office of said County in Book S, Page 524 to 531 inclusive running thence from said Northeast corner of said lot 9 West along said old grave yard 25 poles and 30/100ths, thence South along the West line of said lot 9 35 feet, thence East 25 poles and 30/100ths, thence North 35 feet to the place of beginning.

TRACT 11

Being a part of the North half of the West half of the Northwest Quarter of Section 21, in Township twenty-three, North of Range four West, beginning at a point in the Northern boundary line of said Section 25 poles, and thirty hundredths of a pole, from the Northwest corner of the said tract running thence East with the said Section line 18 poles and twenty-six hundredths of a pole, thence South parallel with the West line of said Section 41 poles and twenty hundredths of a pole, thence West parallel with the North line of said Section 18 poles and twenty-six hundredths of a pole, thence North parallel with the East line of said Section 41 poles, and twenty hundredths of a pole to the place of beginning, containing four acres and seventy hundredths of an acres, be the same, more or less.

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE
FOR TRANSFER.

JUN 13 2013

Jennifer Weston

TRACT III

A part of the West half of the Northwest Quarter of Section twenty-one (21) Township Twenty-three (23) North of Range four (4) West described as follows: Beginning at the Southwest corner of Greenbush Cemetery running thence West on the South lines of toheu lots six (6), seven (7), and eighteen (18) now in George L. Deals Addition to Linnwood, to Ninth (9th) Street in the City of Lafayette, thence with the East line of said street North to a tract of land conveyed by George Deal and wife to said Greenbush Cemetery; thence East with the South line of said tract to the Greenbush Cemetery grounds thence South with said line to the place of beginning containing two and sixteen hundredths (2 16/100) acres more or less.

TRACT IV

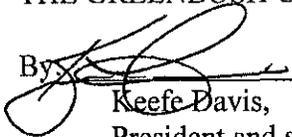
Lots numbered one (1), twenty (20), twenty-one (21), and forty (40) in said Ensmingers Addition to Linnwood lying East and immediately adjoining the present grounds of the Association as recorded in the Recorder's Office of said County in Record Book Forty-Three (43) Page 135 and also herewith convey all title to said Greenbush Cemetery Association by her successors the said Ensminger & wife may have in the alleys running East & West separating said lots in case they should hereafter be vacated.

TRACT V

Lots Numbered Twenty-two (22) and Twenty-three (23) in P Ensmingers Addition to the Town of Linwood lying East and immediately adjoining the present grounds of the Association as recorded in the Recorder's Office of said County in Record Book Forty-Three (43) Page 135.

IN WITNESS WHEREOF, Grantor has caused this deed to be executed this 10 day of June, 2013.

THE GREENBUSH CEMETERY ASSOCIATION OF LAFAYETTE

By 

Keefe Davis,
President and sole Trustee

APPROVED:



Donald L. Daniel, Judge
Tippecanoe Circuit Court

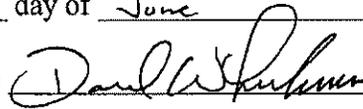
STATE OF INDIANA)
) SS:
COUNTY OF TIPPECANOE)

Before me, a Notary Public in and for said County and State, personally appeared Keefe Davis, the President and sole surviving Trustee of The Greenbush Cemetery Association of Lafayette, who acknowledged execution of the foregoing Deed for and on behalf of said Grantor, and who, having been duly sworn, stated that the representations therein contained are true.

Witness my hand and Notarial Seal this 10 day of June, 2013.

My commission expires: July 30, 2015

Signature



Printed David W. Luhman
Notary Public

Resident of Tippicanoe County

This instrument prepared by David W. Luhman, Attorney at Law, 8939-79. I affirm, under penalties for perjury, that I have taken reasonable care to redact each Social Security Number in this document, unless required by law. David W. Luhman

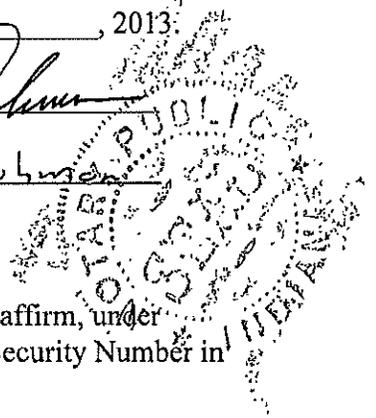


EXHIBIT B
LOCAL GREENBUSH
HISTORIC DISTRICT
BOUNDARY MAP
&
IMAGES

**BOUNDARY OF
LOCAL GREENBUSH
HISTORIC DISTRICT**



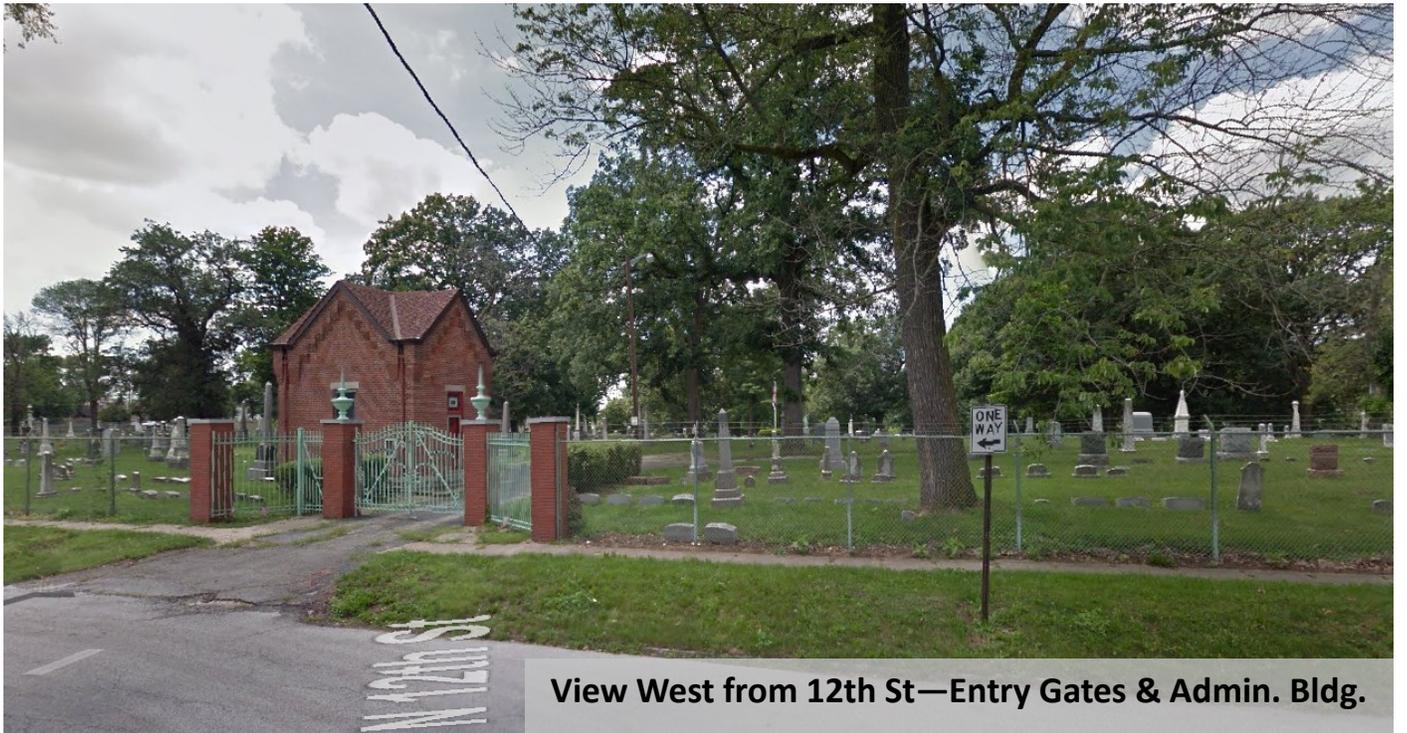
LEGEND

 Boundary of Local Historic District

**IMAGES—LOCAL GREENBUSH
HISTORIC DISTRICT**

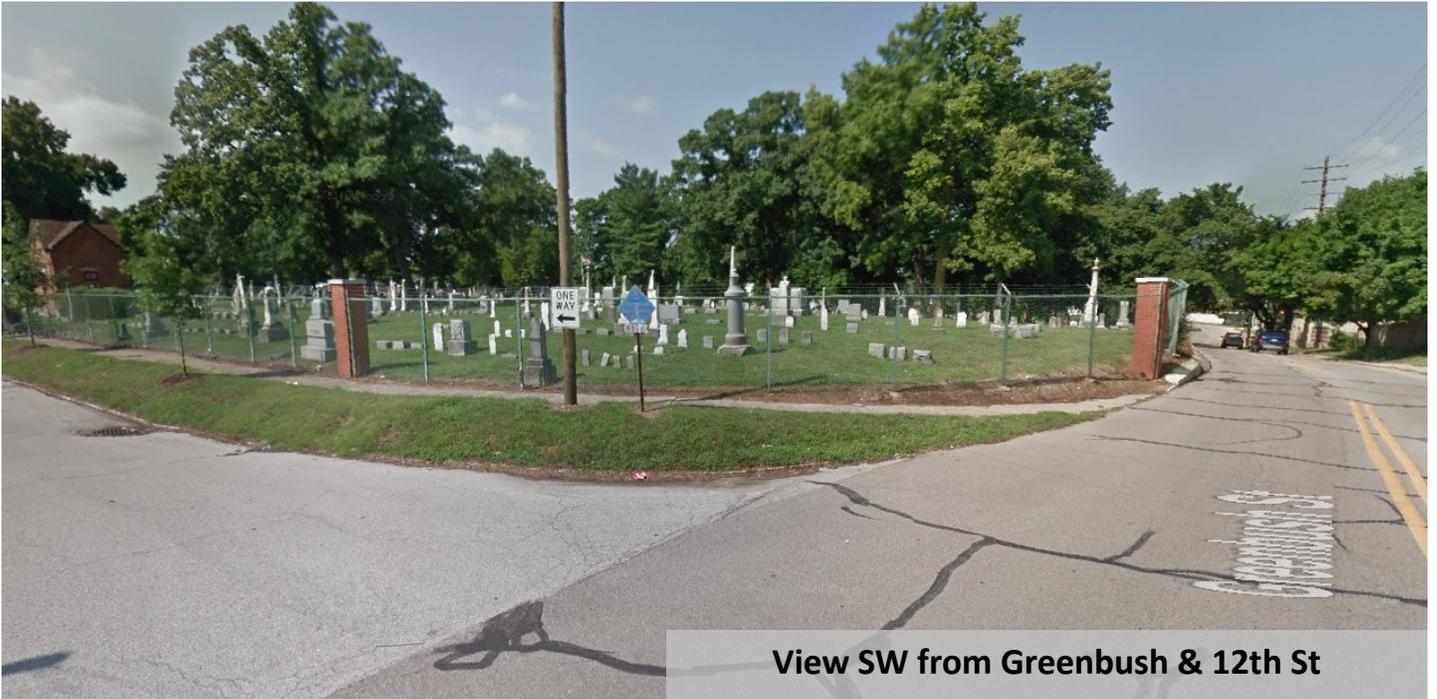


View NW from 12th St—Entry Gates & Admin. Bldg.



View West from 12th St—Entry Gates & Admin. Bldg.

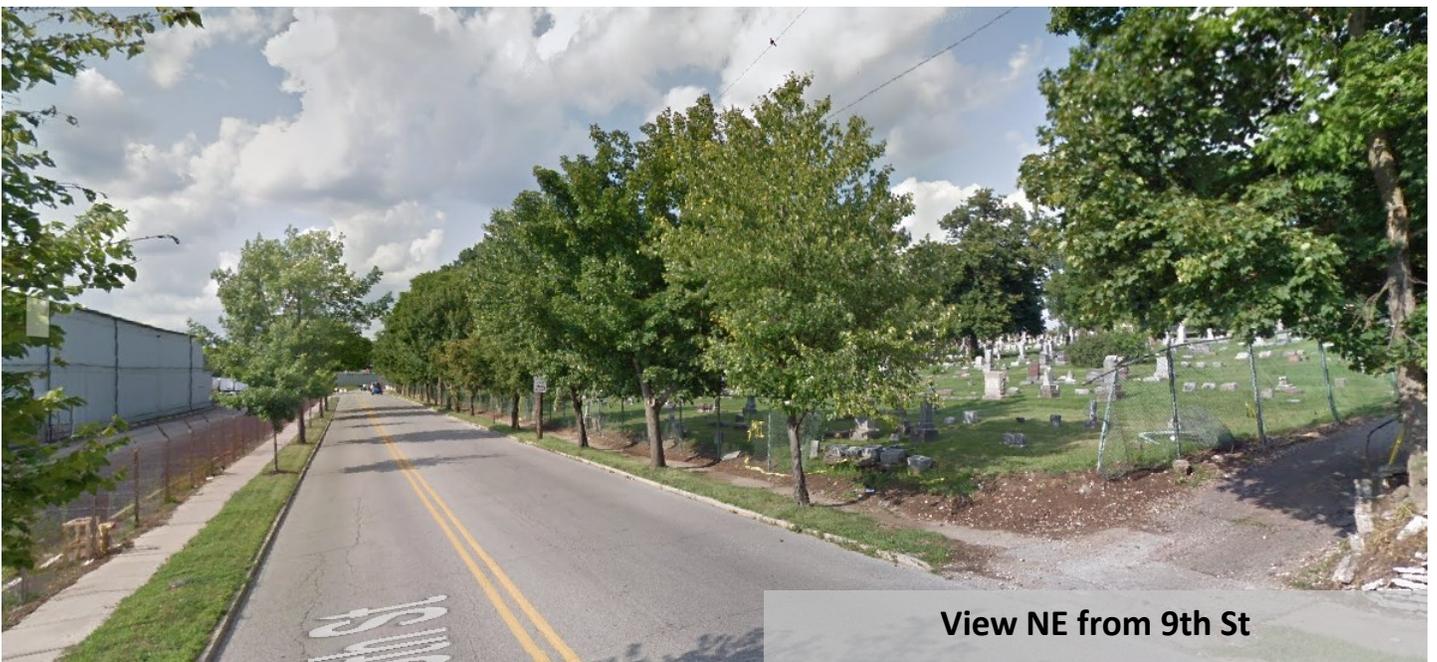
**IMAGES—LOCAL GREENBUSH
HISTORIC DISTRICT (Continued)**



**IMAGES—LOCAL GREENBUSH
HISTORIC DISTRICT (Continued)**



View SE from Greenbush & 9th Streets



View NE from 9th St

ORDINANCE NO: 2020-02
An Amendment to Ordinance No. 2010-11
Establishing a Local Perrin / Cason Street Historic District
in the City of Lafayette, Indiana

WHEREAS, Ordinance No. 2010-11 reaffirmed and amended the powers of the Historic Preservation Commission for the City of Lafayette, Indiana (the “Commission”) created in Ordinance No. 93-18; and

WHEREAS, Ordinance No. 2010-11 provides the criteria for establishing historic districts and criteria and provisions for operating within said districts; and

WHEREAS, the Commission received a petition from the property owner of real estate commonly known as 1509 and 1521 Cason Street (the “Property”) for establishment of the Local Perrin / Cason Street Historic District, which is legally described in Exhibit A and as shown on the map in Exhibit B attached hereto; and

WHEREAS, the Lafayette Historic Preservation Commission at its meeting held on December 16, 2019 approved a motion to recommend to the Common Council that the Local Perrin / Cason Street Historic District be established and the buildings at 1509 and 1521 Cason Street in said District be classified as “Contributing” and “Notable” respectively; and

NOW, THEREFORE, BE IT ORDAINED by the Common Council of the City of Lafayette, Indiana, that Ordinance No. 2010-11 is amended to establish the Local Perrin / Cason Street Historic District, which is legally described in the attached Exhibit A, and to classify the buildings at 1509 and 1521 Cason Street and property within said Local Perrin / Cason Street Historic District as “Contributing and Notable respectively.”

ADOPTED AND PASSED by the COMMON COUNCIL of the CITY OF LAFAYETTE,

INDIANA, this 3rd day of February, 2020.

Presiding Officer

ATTEST:

Cindy Murray, City Clerk

Presented by me to the Mayor of the City of Lafayette, Indiana, on the 3rd day of February, 2020.

Cindy Murray, City Clerk

This Ordinance approved and signed by me on the 3rd day of February, 2020.

Tony Roswarski, Mayor

ATTEST:

Cindy Murray, City Clerk

Sponsored by Councilman: Kevin Klinker _____

EXHIBIT A

LEGAL DESCRIPTION

For Proposed

LOCAL PERRIN / CASON STREET HISTORIC DISTRICT

5138

WARRANTY DEED

THIS INDENTURE WITNESSETH that FLOYD P. WYMER and HELEN C. WYMER, husband and wife, hereinafter referred to as Grantors CONVEY AND WARRANT to GORDON R. MORK and DIANNE J. MORK, husband and wife, hereinafter referred to as Grantees, for and in consideration of ten dollars (\$10.00), and other good and sufficient consideration, receipt of which is hereby acknowledged, the following described real estate, located in Tippecanoe County, Indiana:

Lots numbered two (2) and three (3) in Perrin's Subdivision of Lot C in Perrin's Addition to the City of Lafayette, Indiana, EXCEPT the following:
Beginning at a point on the West line of said Lot numbered two (2) a distance of fifty-eight (58) feet North of the Southwest corner thereof and running thence South sixty-nine and one quarter (69-1/4) degrees East or parallel with the Northerly line of Ferry Street a distance of ninety-three and three tenths (93.3) feet; thence North twenty-eight and seventy-five hundredths (28.75) feet; thence Easterly sixty-seven (67) feet to a point on the West line of Asher Street, which point is one hundred thirteen and sixteen hundredths (113.16) feet South of the Northeast corner of said Lot numbered three (3); thence Southward along the West line of Asher Street to the Southeast corner of said Lot numbered three (3); thence in a Northwesterly direction along the North line of Ferry Street to the Southwest corner of said Lot numbered two (2); thence Northward along the West line of said Lot numbered two (2) a distance of fifty-eight (58) feet to the place of beginning.

ALSO EXCEPT:

A part of Lot numbered three (3) in Perrin's Sub-division of Lot C in Perrin's Addition to the City of Lafayette, Indiana, described as follows:
Beginning at the North East corner of said Lot numbered three (3) and running thence Westerly along the Northerly line of said Lot a distance of seventy-eight and one-half (78-1/2) feet; running thence Southerly to a point which is sixty-seven (67) feet West of the East line of said Lot numbered three (3) and eighty-six and seventy-five hundredths (86.75) feet North of the Southerly line of said lot numbered three (3); running thence Easterly a distance of sixty-seven (67) feet to a point on the Easterly line of said Lot which point is one hundred thirteen and sixteen hundredths (113.16) feet South of the North East corner of said lot; running thence Northerly along the Easterly line of said Lot a distance of one hundred thirteen and sixteen hundredths (113.16) feet to the place of beginning.
Located in Fairfield Township, Tippecanoe County, Indiana.

10-SEP-2003 16:01

SUBJECT to 1970 taxes due and payable in 1971.

IN WITNESS WHEREOF, the above-named Grantors, FLOYD P. WYMER and HELEN C. WYMER, husband and wife, have hereunto set their hands and seals this 8th day of September, 1970.

(SEAL)

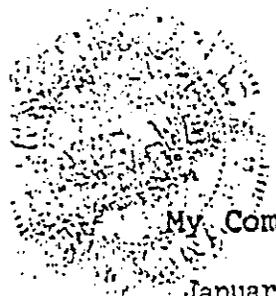
Floyd P. Wymer
FLOYD P. WYMER

Helen C. Wymer
HELEN C. WYMER

STATE OF INDIANA)
) SS:
TIPPECANOE COUNTY)

Before me, the undersigned, a Notary Public, in and for said State and County, personally appeared FLOYD P. WYMER and HELEN C. WYMER, husband and wife, and acknowledged execution of the foregoing Warranty Deed.

WITNESS my hand and seal this 8th day of September, 1970.



Phyllis A. Plantenga
(Phyllis A. Plantenga) Notary Public

My Commission expires:
January 19th, 1971.

This Warranty Deed was prepared by
STUART, BRANIGIN, RICKS & SCHILLING
By Helen S. Williamson

RECEIVED FOR RECORD
RECORDED IN RECORD
NO. Deed 70 PAGE 2011
TIME 2:15 P.M.

Real Estate Transfer
Valuation Affidavit Filed
Wayne R. Lewis
Auditor Tippecanoe County
September 9, 1970

SEP 9 - 1970

Jack D. Getz
Recorder Tippecanoe Co., Ind.

WARRANTY DEED

Grantee/Mail tax bills to:

Tax Key No: 156-06300-0423
79-07-21-380-001.000-004

1521 Cusum St

Lot 1 N 47904

THIS INDENTURE WITNESSETH, That DZ, LLC, an Indiana limited liability company CONVEY(S) AND WARRANT(S) to Dianne J. Mork for and in consideration of Ten dollars (\$10.00) and other valuable consideration, the receipt whereof is hereby acknowledged, the following Real Estate in Tippecanoe County in the State of INDIANA, to wit:

Lot numbered One (1) in Perrins Sub-Division of Lot Number "C" of Perrins Addition to the City of Lafayette, Indiana, as platted upon part of the South West Quarter of Section Twenty-one (21) in Township Twenty-three (23) North, Range Four (4) West. Located in Fairfield Township, Tippecanoe County, Indiana.

Subject to all taxes, easements, restrictions and rights of way of record.

The undersigned person(s) executing this deed on behalf of Grantor represent and certify that he/she/they are duly elected member(s)/manager(s) of Grantor and has/have been fully empowered to execute and deliver this deed; that the undersigned has full authority and capacity to convey the real estate described herein; and that all necessary action for the making of such conveyance has been taken and done.

IN WITNESS WHEREOF, Grantor has executed this deed this 9th day of Nov, 2016.

DZ, LLC

M. Leon Dickson
M. Leon Dickson, Member

DULY ENTERED FOR TAXATION SUBJECT
TO FINAL ACCEPTANCE FOR TRANSFER

Nov 15 2016

Robert A. Hartung PRG
AUDITOR OF TIPPECANOE CO.

STATE OF INDIANA)
) SS:
COUNTY OF TIPPECANOE)

Before me, a Notary Public in and for said County and State, personally appeared M. Leon Dickson, Member of **DZ, LLC, an Indiana limited liability company** who acknowledged the execution of the foregoing instrument for or on behalf of said Grantor, and who, having been duly sworn, stated that any representations therein contained are true this 9th day of Nov, 2016.

[Signature] Resident of _____ County, IN
Notary Public

Printed Name _____ My commission expires _____
JENNIFER A. COFFMAN
Notary Public - Seal
State of Indiana
Clinton County
My Commission Expires Jun 23, 2023

This instrument prepared by John E. Spigle, Attorney at Law
Stallard & Schuh, Inc.

I affirm, under penalties of perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law. John E. Spigle

EXHIBIT B

LOCAL PERRIN / CASON STREET

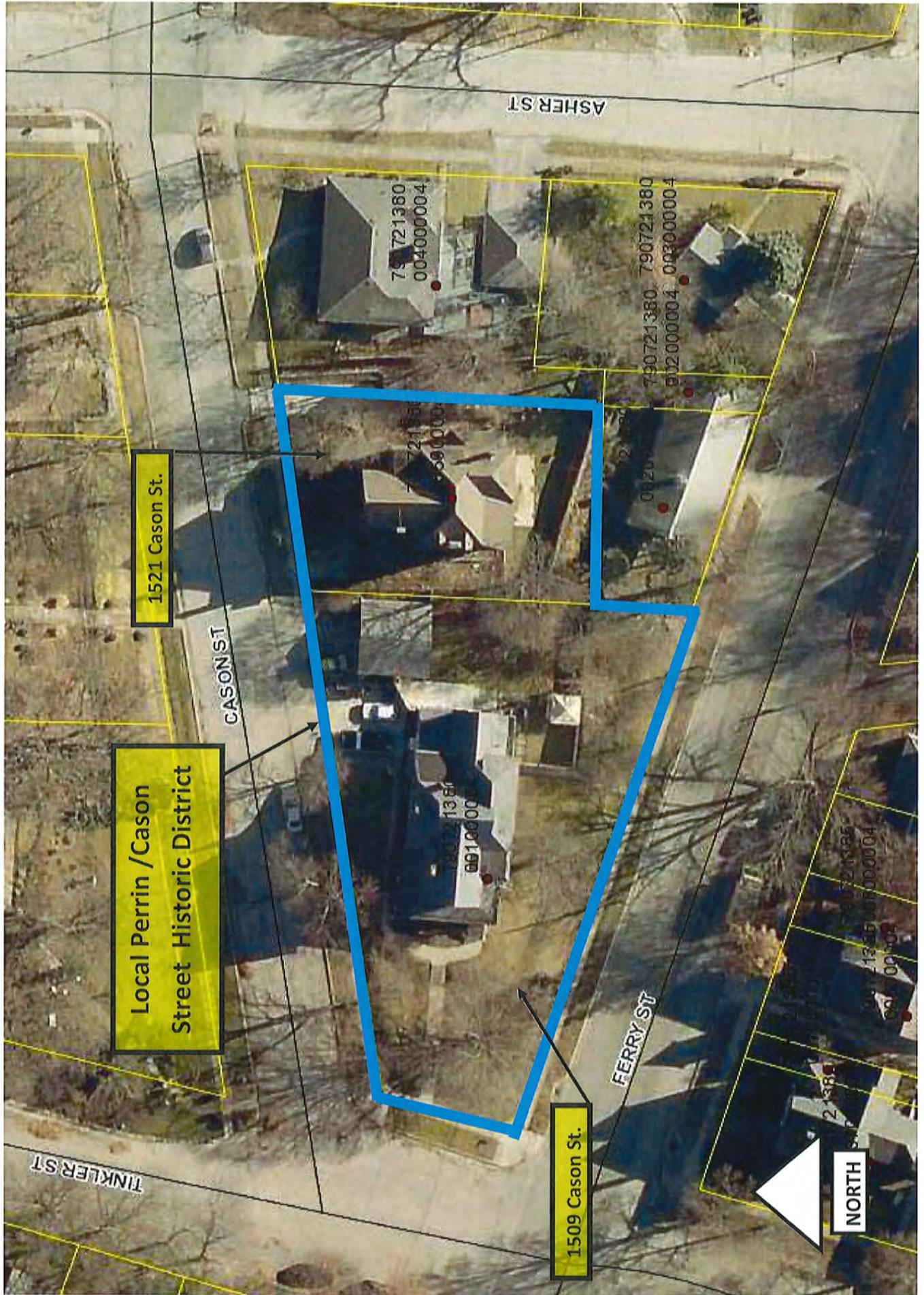
HISTORIC DISTRICT

BOUNDARY MAP

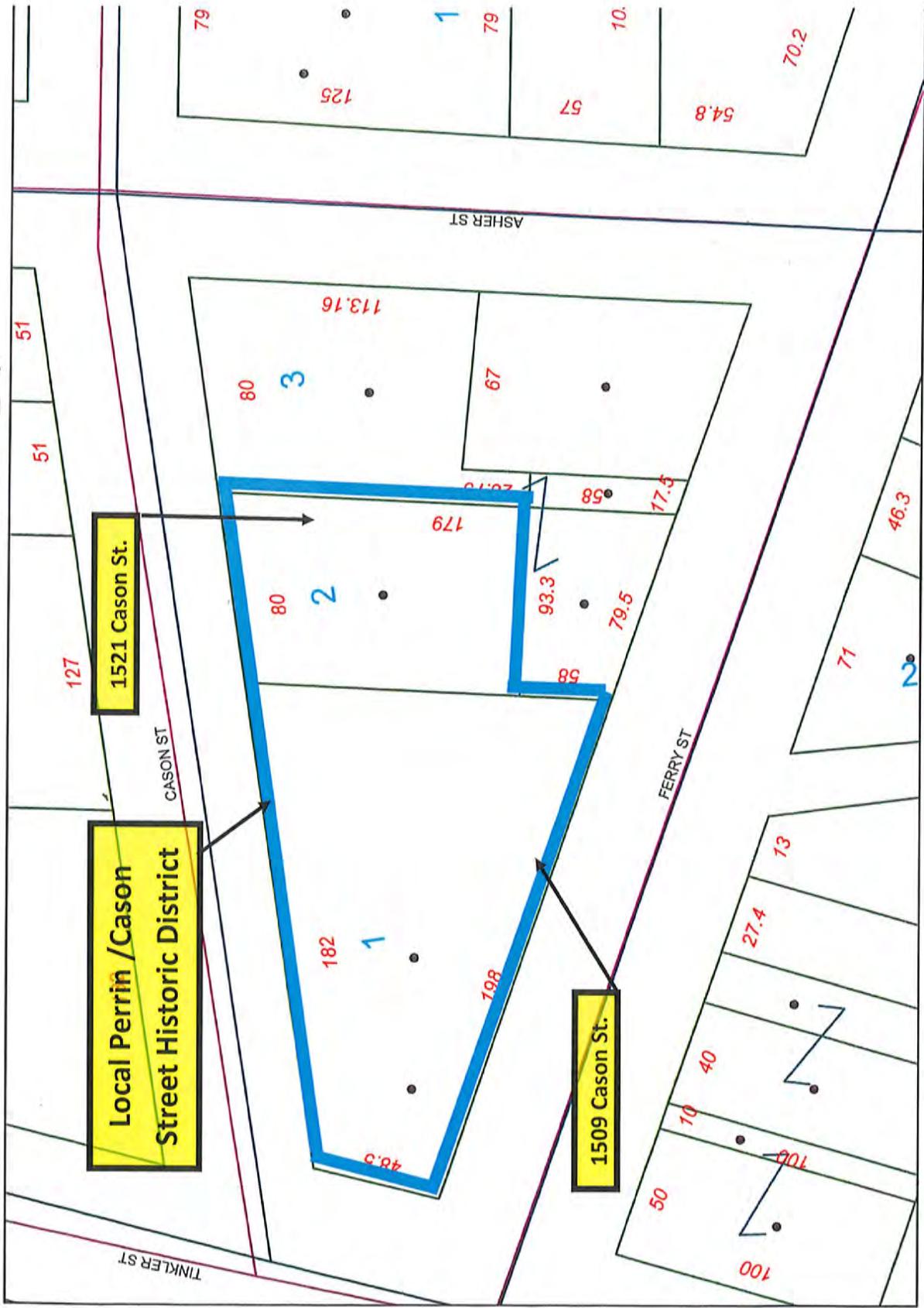
&

IMAGES

BOUNDARY OF LOCAL PERRIN / CASON STREET HISTORIC DISTRICT

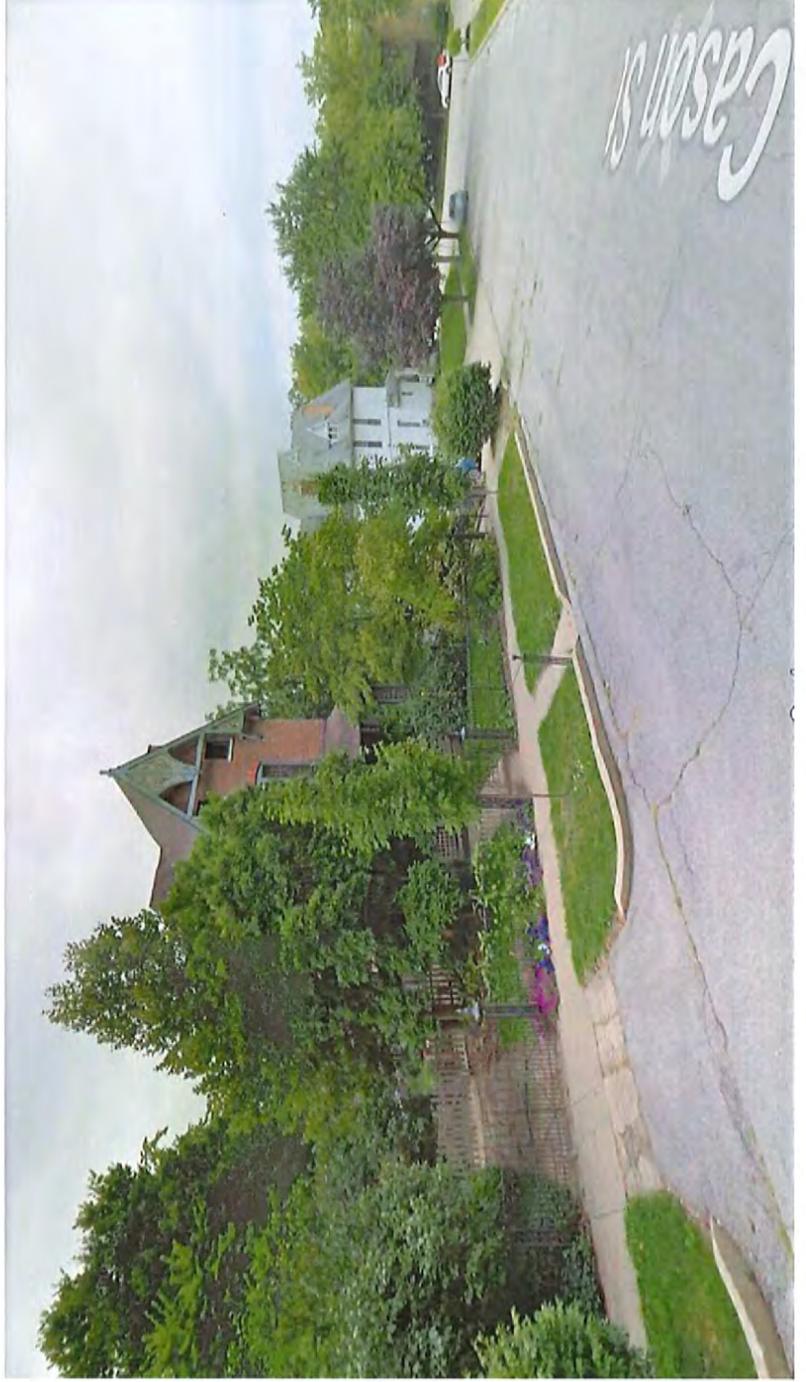


1 inch = 50 feet



BOUNDARY OF LOCAL PERRIN / CASON STREET HISTORIC DISTRICT WITH PARCEL DIMENSIONS

IMAGES—LOCAL PERRIN / CASON STREET HISTORIC DISTRICT—(1521 Cason St. left, 1509 Cason St. right)





South & East Sides



West & South Sides



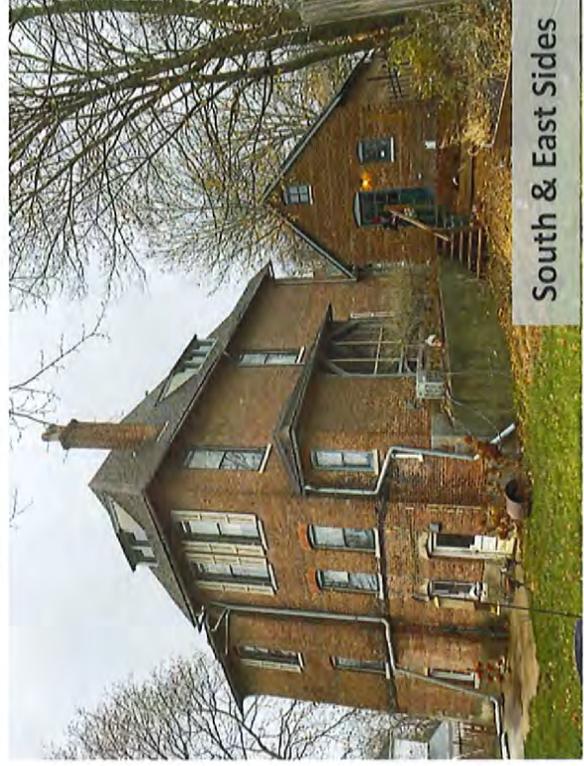
East & North Sides

IMAGES—LOCAL PERRIN / CASON STREET

HISTORIC DISTRICT — 1509 Cason Street



North & West Sides



South & East Sides



East & North Sides



North Side

IMAGES—LOCAL PERRIN / CASON STREET
HISTORIC DISTRICT—1521 Cason Street

RESOLUTION NO. 2020-01

LAFAYETTE COMMON COUNCIL

**A RESOLUTION APPROVING A DEDUCTION FOR TAX ABATEMENT
IN AN ECONOMIC REVITALIZATION AREA (ERA)**

**WORWAG COATINGS, LLC
PERSONAL PROPERTY**

WHEREAS, IC 6-1.1-12.1 allows for a partial abatement of property taxes attributable to the rehabilitation/redevelopment of real property and/or installation of new personal property in an Economic Revitalization Area (ERA); and

WHEREAS, IC 6-1.1-12.1 empowers the Common Council to designate Economic Revitalization Areas (ERAs); and

WHEREAS, the Common Council of the City of Lafayette, Indiana has designated the Lafayette Redevelopment Commission as the agency to make preliminary investigations, determinations, and recommendations to said Common Council as to what areas should be designated Economic Revitalization Areas (ERA); and

WHEREAS, on January 6, 2014 by Confirming Resolution No. 2014-02, the Common Council designated certain real estate as an Economic Revitalization Area (ERA) for a period of ten (10) years commencing January 1, 2014; and

WHEREAS, Worwag Coatings, LLC filed a Statement of Benefits dated 12/9/2019, and a Supplement to Statement of Benefits, requesting the approval of a deduction for the purposes of Tax Abatement in an Economic Revitalization Area (ERA) for a period of seven (7) years on personal property, which Statement of Benefits and Supplement are attached hereto as EXHIBIT "A;" and

WHEREAS, Worwag Coatings, LLC has requested a deduction from the assessed value of such new manufacturing equipment, research and development equipment and IT equipment ("Personal Property") installed pursuant to the Statement of Benefits over a period of seven (7) years in accordance with the following abatement schedule percentages:

Year	Percentage
1	100
2	85
3	71
4	57
5	43
6	29
7	14

and;

WHEREAS, Worwag Coatings, LLC has agreed to enter into a Memorandum of Agreement (MOA) setting forth certain terms and understandings related to the approval of the deduction for tax abatement purposes, which MOA is attached hereto as EXHIBIT “B;” and

WHEREAS, the Lafayette Redevelopment Commission, on 12/19/2019, by Resolution No. LRC-2019-10, recommended that the requested deduction for tax abatement purposes and Memorandum of Agreement be approved as written.

NOW, THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL OF THE CITY OF LAFAYETTE that:

1. The Common Council finds that
 - A. The estimated cost of the installation of new Personal Property is reasonable for this type and projects of this nature; and
 - B. The estimate of the number of individuals who will be employed or whose employment will be retained can be reasonably expected to result from the proposed installation of new Personal Property; and
 - C. 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 Personal Property; and
 - D. The tax base of the City of Lafayette and all relevant taxing districts can be reasonably expected to increase from the proposed installation of new Personal Property; and
 - E. The total benefits are sufficient to justify the deduction.
2. The Statement of Benefits filed 12/9/2019, including the Supplement to Statement of Benefits is hereby approved.
3. Worwag Coatings, LLC shall be entitled the opportunity to apply for property tax deductions for the increase in assessed value resulting from installation of Personal Property over a period of seven (7) years in accordance with the following abatement schedule percentages:

Year	Percentage
1	100
2	85
3	71
4	57
5	43
6	29
7	14

4. A Memorandum of Agreement has been entered into under the terms and conditions as reached between the Applicant and the City of Lafayette for a period during the term of the Tax Abatement and for a period of two (2) years thereafter.

This Resolution shall be in full force and effect from and after its passage and signing by the Mayor.

PASSED AND ADOPTED BY THE COMMON COUNCIL OF THE CITY OF LAFAYETTE, INDIANA, on the 13th day of January, 2020.

COMMON COUNCIL OF THE
CITY OF LAFAYETTE, INDIANA

Ron Campbell, President

ATTEST:

Cindy Murray, City Clerk

Presented by me to the Mayor of the City of Lafayette, this 13th day of January, 2020

Cindy Murray, City Clerk

Signed and approved by me, the Mayor of the City of Lafayette, Indiana, this 13th day of January, 2020.

Tony Roswarski, Mayor

ATTEST:

Cindy Murray, City Clerk

Sponsored by Tony Roswarski, Mayor

EXHIBIT “A”

Statement of Benefits Real Estate Improvements (SB-1/Personal Property)

and

Supplement to Statement of Benefits – Real Estate & Personal Property



**STATEMENT OF BENEFITS
PERSONAL PROPERTY**

State Form 51764 (R4 / 11-15)

Prescribed by the Department of Local Government Finance

FORM SB-1 / PP

PRIVACY NOTICE

Any information concerning the cost of the property and specific salaries paid to individual employees by the property owner is confidential per IC 6-1.1-12.1-5.1.

INSTRUCTIONS

- This statement must be submitted to the body designating the Economic Revitalization Area prior to the public hearing if the designating 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 and/or research and development equipment, and/or logistical distribution equipment and/or information technology equipment for which the person wishes to claim a deduction.
- The statement of benefits form must be submitted to the designating body and the area designated an economic revitalization area before the installation of qualifying abatable equipment for which the person desires to claim a deduction.
- To obtain a deduction, a person must file a certified deduction schedule with the person's personal property return on a certified deduction schedule (Form 103-ERA) with the township assessor of the township where the property is situated or with the county assessor if there is no township assessor for the township. The 103-ERA must be filed between January 1 and May 15 of the assessment year in which new manufacturing equipment and/or research and development equipment and/or logistical distribution equipment and/or information technology equipment is installed and fully functional, unless a filing extension has been obtained. A person who obtains a filing extension must file the form between January 1 and the extended due date of that year.
- Property owners whose Statement of Benefits was approved, must submit Form CF-1/PP annually to show compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.6)
- For a Form SB-1/PP that is approved after June 30, 2013, the designating body is required to establish an abatement schedule for each deduction allowed. For a Form SB-1/PP that is approved prior to July 1, 2013, the abatement schedule approved by the designating body remains in effect. (IC 6-1.1-12.1-17)

SECTION 1 TAXPAYER INFORMATION								
Name of taxpayer Wörwg Coatings, LLC			Name of contact person Mike Grandy or Laura Chapman					
Address of taxpayer (number and street, city, state, and ZIP code) 3420 Kossuth Street, Lafayette, IN 47905				Telephone number (765) 427-7766				
SECTION 2 LOCATION AND DESCRIPTION OF PROPOSED PROJECT								
Name of designating body City of Lafayette Common Council				Resolution number (s)				
Location of property 3420 Kossuth Street, Lafayette, IN 47905		County Tippacanoe		DLGF taxing district number 79004				
Description of manufacturing equipment and/or research and development equipment and/or logistical distribution equipment and/or information technology equipment. (Use additional sheets if necessary.) R&D - Minolta Color Machine, Eco & Pico Bell, Devilbliss Spraymatic, Flash Point Tester Mfg - Mixing Tanks (5) - 5000/2500*2/1800/1000 gallons; upgrade existing tanks; 3 Mixing Stations, Drum lift, Scales IT - ERP System upgrade - Microsoft Navision			ESTIMATED					
				START DATE	COMPLETION DATE			
			Manufacturing Equipment	01/01/2020	12/01/2020			
			R & D Equipment	01/01/2020	09/29/2020			
			Logist Dist Equipment	—	—			
IT Equipment	03/01/2020	02/24/2021						
SECTION 3 ESTIMATE OF EMPLOYEES AND SALARIES AS RESULT OF PROPOSED PROJECT								
Current number 67	Salaries \$4,675,196	Number retained 67	Salaries \$4,675,196	Number additional 20	Salaries \$1,185,450			
SECTION 4 ESTIMATED TOTAL COST AND VALUE OF PROPOSED PROJECT								
NOTE: Pursuant to IC 6-1.1-12.1-5.1 (d) (2) the COST of the property is confidential.	MANUFACTURING EQUIPMENT		R & D EQUIPMENT		LOGIST DIST EQUIPMENT		IT EQUIPMENT	
	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE
	Current values	2,346,000		989,000				318,000
	Plus estimated values of proposed project	1,019,000		179,000				100,000
	Less values of any property being replaced							
Net estimated values upon completion of project	3,365,000		1,168,000				418,000	
SECTION 5 WASTE CONVERTED AND OTHER BENEFITS PROMISED BY THE TAXPAYER								
Estimated solid waste converted (pounds) _____			Estimated hazardous waste converted (pounds) _____					
Other benefits: Variable speed mixers will be installed and will be more energy efficient.								
SECTION 6 TAXPAYER CERTIFICATION								
I hereby certify that the representations in this statement are true.								
Signature of authorized representative <i>Laura Chapman</i>				Date signed (month, day, year) 12/09/19				
Printed name of authorized representative Laura Chapman			Title Controller					

FOR USE OF THE DESIGNATING BODY

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 10 calendar years * (see below). The date this designation expires is 12/31/2023. NOTE: This question addresses whether the resolution contains an expiration date for the designated area.

B. The type of deduction that is allowed in the designated area is limited to:

1. Installation of new manufacturing equipment;	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> Enhanced Abatement per IC 6-1.1-12.1-18 Check box if an enhanced abatement was approved for one or more of these types.
2. Installation of new research and development equipment;	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	
3. Installation of new logistical distribution equipment.	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	
4. Installation of new information technology equipment;	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	

C. The amount of deduction applicable to new manufacturing equipment is limited to \$ 1,019,000.00 cost with an assessed value of \$ _____ (One or both lines may be filled out to establish a limit, if desired.)

D. The amount of deduction applicable to new research and development equipment is limited to \$ 179,000.00 cost with an assessed value of \$ _____ (One or both lines may be filled out to establish a limit, if desired.)

E. The amount of deduction applicable to new logistical distribution equipment is limited to \$ N/A cost with an assessed value of \$ _____ (One or both lines may be filled out to establish a limit, if desired.)

F. The amount of deduction applicable to new information technology equipment is limited to \$ 100,000.00 cost with an assessed value of \$ _____ (One or both lines may be filled out to establish a limit, if desired.)

G. Other limitations or conditions (specify) _____

H. The deduction for new manufacturing equipment and/or new research and development equipment and/or new logistical distribution equipment and/or new information technology equipment installed and first claimed eligible for deduction is allowed for:

<input type="checkbox"/> Year 1	<input type="checkbox"/> Year 2	<input type="checkbox"/> Year 3	<input type="checkbox"/> Year 4	<input type="checkbox"/> Year 5	<input type="checkbox"/> Enhanced Abatement per IC 6-1.1-12.1-18 Number of years approved: _____ (Enter one to twenty (1-20) years; may not exceed twenty (20) years.)
<input type="checkbox"/> Year 6	<input checked="" type="checkbox"/> Year 7	<input type="checkbox"/> Year 8	<input type="checkbox"/> Year 9	<input type="checkbox"/> Year 10	

I. For a Statement of Benefits approved after June 30, 2013, did this designating body adopt an abatement schedule per IC 6-1.1-12.1-17? Yes No
If yes, attach a copy of the abatement schedule to this form.
If no, the designating body is required to establish an abatement schedule before the deduction can be determined.

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 by: (signature and title of authorized member of designating body)	Telephone number ()	Date signed (month, day, year)
Printed name of authorized member of designating body	Name of designating body	
Attested by: (signature and title of attester)	Printed name of attester	

* If the designating body limits the time period during which an area is an economic revitalization area, that limitation does not limit the length of time a taxpayer is entitled to receive a deduction to a number of years that is less than the number of years designated under IC 6-1.1-12.1-17.

IC 6-1.1-12.1-17

Abatement schedules

Sec. 17. (a) A designating body may provide to a business that is established in or relocated to a revitalization area and that receives a deduction under section 4 or 4.5 of this chapter an abatement schedule based on the following factors:

- (1) The total amount of the taxpayer's investment in real and personal property.
- (2) The number of new full-time equivalent jobs created.
- (3) The average wage of the new employees compared to the state minimum wage.
- (4) The infrastructure requirements for the taxpayer's investment.

(b) This subsection applies to a statement of benefits approved after June 30, 2013. A designating body shall establish an abatement schedule for each deduction allowed under this chapter. An abatement schedule must specify the percentage amount of the deduction for each year of the deduction. An abatement schedule may not exceed ten (10) years.

(c) An abatement schedule approved for a particular taxpayer before July 1, 2013, remains in effect until the abatement schedule expires under the terms of the resolution approving the taxpayer's statement of benefits.

SUPPLEMENT TO STATEMENT OF BENEFITS Real Estate & Personal Property

INSTRUCTIONS:

1. This completed SUPPLEMENT and the completed STATEMENT OF BENEFITS, along with all other requested materials, must be submitted to Greater Lafayette Commerce.
2. This SUPPLEMENT TO STATEMENT OF BENEFITS is part of the total application, and the CERTIFICATION in the STATEMENT OF BENEFITS applies to all statements in the APPLICATION.
3. To qualify, the project investment must be at least \$500,000.

SECTION 1	APPLICANT
------------------	------------------

Name of Taxpayer: Wörwag Coatings, LLC	
Address of Taxpayer (street and number, city, state & ZIP code): 3420 Kossuth Street, Lafayette, IN 47905	Telephone: 765-427-7766 E-mail: laura.chapman@woerwag.com

Name of Applicant if different from Taxpayer:	
Address of Applicant if different from Taxpayer (street and number, city, state & ZIP code):	Telephone: E-mail:
Description of relationship of Applicant to Taxpayer: Controller	

Contact for this Application: Laura Chapman or Mike Grandy	
Address of Contact if different from Taxpayer (street and number, city, state & ZIP code):	Telephone: E-mail:

Name of Parent Company (if any): Karl Wörwag Gmbh & Co Industrielacke
--

Does the company currently conduct business at this site?	Yes	<u>X</u>	No	
If "No", how is the site currently used?				

Annual Report & History of Company	Parent Company 101 year old - coatings business, operating in Lafayette since 1998
Company Certified Public Accountant:	Girardot, Strauch & Co. ; Richard Bartholomew
Company Commercial Bankers:	First Merchants Bank, Dan House
Company Counsel:	Reiling, Teder, & Schrier, LLC; Ryan Munden

To be completed by GLC Staff

Is this area currently designated as an Economic Revitalization Area?	Yes	<u>X</u>	No	
Has it ever been so designated in the past?	Yes	<u>X</u>	No	
Is this property in a Tax Increment Finance (TIF) district (requires RD Commission Approval)?	Yes	<u>X</u>	No	

SECTION 5 PERSONAL PROPERTY

Type of Project:		
Research & Development	\$	179,000.00
Machinery & Equipment	\$	1,019,000.00
Logistics	\$	-
Information Technology	\$	100,000.00
Other		_____ Please specify:
Estimated Investment	\$	1,298,000.00

****ATTACH DEPRECIATION SCHEDULE****

APPLIES ONLY FOR THE CITY OF LAFAYETTE

Please note that all Personal Property tax abatements are subject to a Memorandum of Agreement that may require repayment of all or a portion of the tax savings realized in a designated ERA if it is terminated because the property is removed from the City of Lafayette by the applicant. Please contact the City of Lafayette Economic Department for details.

SECTION 6 EMPLOYMENT

How many do you employ today?	67			
How many will you employ after the project is complete?	87			
How many jobs will be created?	20	Full-time	_____	Part-time
How many jobs are retained?	67	Full-time	_____	Part-time
How many jobs will be eliminated?	0	Full-time	_____	Part-time
Will any of the new positions be temporary or filled by contract employees	Yes	_____	No	_____ X
If "Yes", describe the contract:				

Will new employees be hired from the Tippecanoe region?	Yes	_____ X	No	_____
---	-----	---------	----	-------

If any positions are to be eliminated, please explain the circumstances and if any of the employees from these positions will be eligible for the new positions.

N/A

How many additional employees are:			How many retained employees are:		
	Number	Hourly Average		Number	Hourly Average
Production	8	16.5	Production	23	19.3
Administrative	2	24.5	Administrative	5	26.27
Management	2	48	Management	14	52.2
Professional/Technical	7	35.5	Professional/Technical	25	36.4
Other	1	18	Other		
Total/Average Wage	20	28.5	Total/Average Wage	67	33.55

What is the anticipated time frame for reaching full employment and the salary goals, per SB-1, from completion of improvement?						
Year	1 yr	2 yrs	3 yrs	4 yrs	5 yrs	> 5
Employment	80%	100%				

Salary

--	--	--	--	--	--

****IF GREATER THAN FIVE YEARS PROVIDE DETIALED TIMETABLE****

Does the company provide benefits to full time employees? Yes No

If "Yes", explain and list:

Health Insurance	85	%	paid	
Life insurance	100	%	paid	
Disability	100	%	paid	
Childcare	0	%	paid	
Vacation	10	min. # of days		
Retirement	0	%	paid	
Other	401K match	6	% paid	

To be completed by GLC Staff.

Is the average wage at or above the Tippecanoe County average? Yes No

SECTION 7 IMPACTS & STATUS

Please estimate the % of your products or services sold outside this 8-county economic region? 99 %

Does the applicant supply any local firms? Yes No

If yes, please list:

Will any additional public utilities, city services or other infrastructure be required by this project? Yes No

If "Yes", explain:

Will any environmental permits be needed? Yes No

If "Yes", explain:

Drainage plan for underground water storage for loading docks

Current Zoning Industrial Business

Will any changes, special exceptions be required? Yes No

Have they been approved? Yes No N/A

Has the applicant or any predecessor of the applicant defaulted in any material respect the performance of financial obligations by the applicant? Yes No

Is there any pending litigation materially affecting the applicant? Yes No

If "Yes", please describe giving procedural posture of the case(s):

Are there any restrictions contained in the applicant's Articles or Certificate of Incorporation, Charter, Bylaws, Code of Regulations or any agreements to which the applicant is a party that could affect the applicant's ability to engage in this project?	Yes	_____
	No	<u> X </u>
If "Yes", explain:		

SECTION 8 AFFIRMATION OF TAX PAYMENTS

I affirm that the applicant is current with all local, state, and federal tax obligations and understand that failure to have paid said taxes in a timely manner may render the applicant, during the course of this tax abatement, noncompliant and, therefore, ineligible for tax abatement.

<i>Laura Chapman</i>	12/9/2019
_____ Signature	_____ Date
Laura Chapman	Controller
_____ Name Printed	_____ Title
laura.chapman@woerwag.com	765-427-7766
_____ E-mail	_____ Phone

EXHIBIT B
CITY OF LAFAYETTE, INDIANA
MEMORANDUM OF AGREEMENT
WORWAG COATINGS, LLC

This Memorandum of Agreement (“Agreement”) is dated this 19th day of December, and serves as the confirmation of the commitment by Worwag Coatings, LLC. (the “Applicant”), to comply with the project description and job creation and retention (and associated wage rates and salaries) figures contained in its designation application; Statement of Benefits; Supplement to Statement of Benefits; Resolution No. LRC-2019-10, a resolution of the Lafayette Redevelopment Commission (“Commission”); Resolution No. 2020- 01, adopted by the Lafayette Common Council (“Council”); and this Agreement (“Commitments”).

Section 1. Grant of Abatement.

Subject to the adoption of the deduction approval Resolution by the Council, the City of Lafayette, Indiana (“City”) commits to providing a seven (7) - year personal property tax abatement for the Applicant’s capital expenditures of approximately one million two hundred ninety-eight thousand (\$1,298,000.00) dollars for new Manufacturing, Research and Development, and IT Equipment (Personal Property), approved as part of the Commitments. The Applicant shall assume responsibility for the redevelopment and the installation of the new Personal Property and for compliance with the Statement of Benefits. The project will create twenty (20) full-time, permanent positions, retain sixty-seven (67) existing full-time, permanent positions, and create no (0) full-time variable positions, aside from those created or retained through the construction phase of the project. The capital expenditures for the Project shall occur no later than the estimated completion dates of 12/01/2020 for Manufacturing Equipment, 09/29/2020 for Research and Development Equipment, 02/24/2021 for IT Equipment installation as contained in the Statement of Benefits Form (“Completion Date”).

Section 2. Annual Information.

During the term of the tax abatement and for a period of two (2) years thereafter, the City or its authorized agent may annually request information from the Applicant concerning the nature of the Project and the approved capital expenditures for the Project and the Applicant shall provide the City with adequate written evidence thereof within 45 days of such request ("Annual Survey"). The City shall utilize this information and the information required to be filed by the Applicant in the CF-1 Compliance with the Statement of Benefits form to verify that the Applicant has complied with the commitments contained in the Commitments at all times after the Commitment Date and during the duration of the tax abatement. The applicant further agrees to provide the City with such additional information requested by the City related to the information provided in the Annual Survey and the CF-1 form within a reasonable time following any such request.

Section 3. Termination.

A. Right to Terminate. The City, by and through the Council, after recommendation by the Commission, reserves the right to terminate the personal property tax abatement deduction if it determines that the Applicant has not made reasonable efforts to substantially comply with all of the Commitments and the Applicant's failure to substantially comply with the Commitments was not due to factors beyond its control.

B. Factors Beyond Control. As used in this Agreement, factors beyond the control of the Applicant shall only include factors not reasonably foreseeable at the time of the designation application and submission of Statement of Benefits which are not caused by any act or omission of the Applicant and which materially and adversely affect the ability of the Applicant to substantially comply with the Agreement. New technological developments and process improvements may also be included as factors beyond of the control of the applicant.

C. Repayment Upon Termination: Pursuant to Resolution 2004-22 if the new Personal Property equipment is removed from the City of Lafayette, and the City terminates the personal property tax abatement, the City may require the Applicant to

repay all of the personal property tax abatement savings received through the date of such termination.

D. Notice of Termination and Repayment. In the event that the City determines that the tax abatement deductions should be terminated or that all of the tax abatement savings should be repaid, it will give the Applicant notice of such determination, including a written statement calculating the amount due from the Applicant, and will provide the Applicant with an opportunity to meet with the City's designated representatives to show cause why the abatement should not be terminated and/or the tax benefits repaid. Such notice shall state the names of the person with whom the Applicant may meet and will provide that the Applicant shall have ninety (90) days from the date of such notice to arrange such meeting and to provide its evidence concerning why the abatement termination and/or tax benefits repayment should not occur. If, after giving such notice and receiving such evidence, if any, the City determines that the abatement termination and/or tax benefits repayment action is proper, the Applicant shall be provided with written notice and a hearing before the Council before any final action shall be taken terminating the abatement and/or requiring repayment of tax benefits. If the Council adopts a Resolution terminating the tax abatement and/or requiring repayment of tax benefits, the Applicant shall be entitled to appeal that determination to a Tippecanoe County Superior or Circuit Court.

E. Time of Repayment. In the event that the City requires repayment of the tax abatement benefits as provided hereunder, it shall provide Applicant with a written statement calculating the amount due ("Statement"), and the Applicant shall make such repayment to the City within ninety (90) days of the date of delivery of the Statement, unless such repayment has been stayed pending an appeal. If the Applicant does not make timely repayment, the City shall be entitled to all reasonable costs and attorneys fees incurred in the enforcement and collection of the tax abatement savings required to be repaid hereunder.

Section 4. Use of Local Suppliers and Contractors for Project and Local Persons to Fill Positions Created by Project.

The Applicant agrees to make a meaningful, good-faith effort to use local suppliers, and local contractors for the Project.

Local suppliers and local contractors are defined as contractors and suppliers that are primarily engaged, reside in or have their principal office in Tippecanoe County or employ a significant number of residents of the City of Lafayette.

Additionally, applicant agrees to make a meaningful, good-faith effort to hire qualified individuals who are residents of the City of Lafayette for the new positions that will be created by the Project.

Section 5. General Provisions.

A. This Agreement contains the entire understanding between the City and the Applicant with respect to the subject matter hereof, and supersedes all prior and contemporaneous agreements and understandings, inducements, and conditions, expressed or implied, oral or written, except as herein contained. This Agreement may not be modified or amended other than by an agreement in writing signed by the City and Applicant. The Applicant understands that any and all filings required to be made or actions required to be taken to initiate or maintain the tax abatement are solely the responsibility of the Applicant.

B. Neither the failure nor any delay on the part of the City to exercise any right, remedy, power or privilege under this Agreement shall operate as a waiver thereof, nor shall any single or partial exercise of any right, remedy, power or privilege preclude any other or further exercise of the same or of any other right, remedy, power or privilege with respect to any occurrence or be construed as a waiver of such right, remedy, power or privilege with respect to any other occurrence. No waiver shall be effective unless it is in writing and is signed by the party asserted to have granted such waiver.

C. This Agreement and all questions relating to its validity, interpretation, performance and enforcement shall be governed by the laws and decisions of the courts of the State of Indiana, without regard to conflict of law principles.

D. The Applicant hereby irrevocably consents to the jurisdiction of the Courts of the State of Indiana and of the Tippecanoe County Circuit or Superior Court in connection with any action or proceeding arising out of or relating to this Agreement or any documents or instrument delivered with respect to any of the obligations hereunder, and any action relating to this Agreement or any documents or instruments delivered with respect to any of the obligations hereunder, and any action related to this Agreement shall be brought in such County as in such Court.

E. All notices, requests, demands, and other communications required or permitted under this Agreement shall be in writing and shall be deemed to have been received when delivered by hand or by facsimile (with confirmation by registered or certified mail) or on the third business day following the mailing, by registered or certified mail, postage prepaid, return receipt requested, thereof, addressed as set forth below:

If to Applicant: Worwag Coatings, LLC
 3420 Kossuth Street
 Lafayette, IN 47905
 Attn: Laura Chapman, Controller

If to City: City of Lafayette, Indiana
 515 Columbia Street
 Lafayette, Indiana 47901
 Attn: Dennis H. Carson,
 Director of Economic Development

F. This Agreement shall be binding upon and inure to the benefit of the City and the Applicant and their successors and assigns, except that no party may assign or transfer its rights or obligations under this Agreement without the prior written consent of the other party hereto, which consent shall not be unreasonably withheld.

G. This Agreement may be executed in any number of counterparts, each of which shall be deemed to be an original as against any party whose signature appears thereon, and all of which together shall constitute one and the same instrument. By executing this Agreement, each person so executing affirms that he or she has been duly authorized to execute this Agreement on behalf of such party and that this Agreement constitutes a valid and binding obligation of such party.

H. The provisions of this Agreement and of each section or other subdivision herein are independent of and separable from each other, and no provisions shall be effected or rendered invalid or unenforceable by virtue of the fact that for any reason any other or others of them may be invalid or unenforceable in whole or in part unless this Agreement is rendered totally unenforceable thereby.

I. No official, director, officer, employee or agent of the City shall be charged personally by the Applicant, its employees or agents with any liabilities or expenses of defense or be held personally liable to the Applicant under any term or provision of this Agreement or because of the execution by such party of this Agreement or because of any default by such party hereunder.

J. The Parties hereto agree to treat, and to cause their respective directors, officers, employees and agents to treat, as strictly confidential to the fullest extent permitted by law (including the Federal Freedom of Information Act, and any counterpart Indiana statutes), the contents of this Agreement and all attachments hereto, all documents executed in connection herewith and all information provided by or to the Parties in connection herewith.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement as of the day and year first above written.

Applicant

City

Worwag Coatings, LLC

City of Lafayette, Indiana

By: Laura Chapman
Laura Chapman

By: _____
Ron Campbell, Common Council

Printed: Laura Chapman

Title: Controller

Attest: _____
Cindy Murray, City Clerk

PRINCIPLES

FOR CONSIDERATION OF PROPERTY TAX ABATEMENT IN LAFAYETTE, INDIANA

These principles are used in determining the guidelines and considerations for each category of project, and will also be used in determining the length of an abatement within each category.

1. Firms receiving tax abatement are expected to give local construction firms and local suppliers of goods and services the opportunity to do business.
2. Existing industry will be considered for tax abatement on the same basis as firms being recruited to the community.
3. Preference will be given to firms that diversify and fill gaps in our local economy rather than those that compete for business in the local economy with existing firms.
4. Products that are sold outside our local community and bring value to the local economy will be given a high priority.
5. Abatement will be used to recruit and assist firms that create a technology based product or service or use advanced technology in manufacturing.
6. Location in the downtown, the urban enterprise zone, or declining area designated as an economic development area will be given a higher priority.
7. Projects that involve retail or are primarily office operations will be considered only in the locations described in #6 above unless the office operations are technology related.
8. The number of jobs created per dollar of investment will be an important consideration for the warehouse distribution and manufacturing areas.
9. The level of wages and benefits will be an important consideration for all applications.
10. Housing will be evaluated in terms of percentage of units available to lower income families, mix of income levels, distance from other projects serving a similar clientele, availability of services, potential displacement of existing housing, and compatibility of design.
11. Projects will not be considered that will require variances or special exceptions unless primary review indicates that no problems will be encountered.
12. Adverse environmental impacts will negatively affect the consideration of abatement.
13. Any need for additional public infrastructure or other additional public support in the project will be considered in determining the length of the abatement.
14. Major development projects will be individually evaluated.
15. The time period of depreciation of equipment will be considered in the length of abatement for equipment.
16. Economic Revitalization Areas (ERAs) designated by the Common Council for new manufacturing equipment will include a Memorandum of Understanding that will provide for the repayment to the City of all or a portion of the tax savings realized through the designation in event that the ERA is terminated because the new manufacturing equipment is removed from the City.

GUIDELINES

FOR CONSIDERATION OF PROPERTY TAX ABATEMENT IN LAFAYETTE, INDIANA

Projects will be considered for abatement only if the proposed investment is at least \$250,000 and development has not begun and/or equipment has not been ordered. In addition, if the applicant is not the owner, authorization of the application must be obtained from the owner.

The length of the abatement period for real estate and equipment will be considered by the guidelines in the categories below:

6-10 Years

Real Estate Improvements

Manufacturing

Technology Based

3-6 Years

Equipment and Machinery

Warehouse/Distribution

Office

Retail

1-3 Years

Housing

**Redevelopment Commission Guidelines
For
Economic Revitalization Area Designation
City of Lafayette, Indiana**

The Lafayette Redevelopment Commission has formulated guidelines for granting requests for designation of an Economic Revitalization Area. Each category has a threshold of acceptance and a benchmark for the number of years of tax abatements. The number of years of tax abatement may be increased or decreased by the Redevelopment Commission and/or the Common Council with the addition of positive or negative factors cited. Final authority rests with the Common Council.

Manufacturing/Commercial

Threshold:

1. Development/redevelopment not begun/Equipment not ordered
2. Commercial only eligible in Central TIF
3. More than \$250,000 investment
4. Variances/special exceptions have

Benchmark:

Six (6) years – real estate
Five (5) years – equipment

Positive Factors (increase years of abatement):

1. Located in Central TIF or Urban Enterprise Zone
2. More than one (1) job created/retained per \$100,000 investment
3. Jobs are supported by product/service sales outside the Greater Lafayette area
4. Commitment to hire/train residents of the Greater Lafayette area, including for construction
5. Jobs include benefits
6. Jobs pay more than county average

Negative Factors (decrease years of abatement):

1. Location in TIF other than Central TIF
2. Jobs retained but no new jobs created
3. Prior tax abatement received

Retail

Threshold:

1. Project includes more than one (1) tenant
2. Variances/special exceptions have passed initial review
3. Development/redevelopment not begun
4. Investment more than \$250,000

Benchmark:

Three (3) years

Factors:

1. Redevelopment (rehab) rather than new development
2. Vacancies (measured in square footage, number of spaces and length of time)
3. Property taxes paid by tenant
4. Decline in assessed value
5. Impact on surrounding area

Multi-family Rental Housing

Threshold:

1. 20% of units dedicated to low and moderate income households
2. Investment of more than \$250,000 or increased assessment of at least \$50,000
3. Development or redevelopment not yet begun
4. Variances/special exceptions have passed initial review

Benchmark:

Six (6) years

Positive Factors (increase years of abatement):

1. Located in Central TIF or Urban Enterprise Zone
2. More than 40% of the units dedicated to low or moderate income households or more than 20% of units dedicated to low income households

Negative Factors (decrease years of abatement):

1. Located in TIF other than Central TIF
2. Low or moderate income households displaced
3. No units dedicated for low income households
1. Demolition or incompatible alteration of historic structures

SUMMARY OF IMPACT EVALUATIONS

COMMUNITY IMPACTS

Yes/No/N/A

- | | | |
|-----|-----|--|
| Yes | 1. | Is the project compatible with Tippecanoe County's current comprehensive plan? |
| Yes | 2. | Does the applicant own the property of the project? |
| No | 3. | Will any historic structures be demolished? |
| No | 4. | Will any historic structures be redeveloped? |
| No | 5. | Is a change in zoning necessary? From _____ to _____ |
| No | 6. | Are Variances or Special Exceptions needed? |
| No | 7. | Will any negative environmental impacts or pollution result from the project? |
| Yes | 8. | Are any environmental permits needed? Drainage plan- underground water storage for loading docks |
| No | 9. | Will any households be displaced? |
| No | 10. | Will the project have a negative effect on the local housing market? |
| No | 11. | Will the project include rehabilitation or redevelopment of existing structures? |
| Yes | 12. | Will the project have other benefits on the community? |
| No | 13. | Will the project have other negative effects on the community? |
| No | 14. | Has any work begun or any equipment been ordered? |
| No | 15. | Is the project located in Downtown or the LUEZ? |
| Yes | 16. | Are products primarily sold outside community? |

EMPLOYMENT IMPACTS

- | | | |
|-----|-----|--|
| Yes | 17. | Will jobs be created or retained? <u>20 created, 68 retained</u> |
| Yes | 18. | Will wages be equal or be above the county's average? <u>\$28.50/hr avg – new \$33.55/ hr avg -retained</u> |
| Yes | 19. | Will employees receive health insurance? <u>85% paid</u> |
| Yes | 20. | Will employees receive retirement benefits? <u>0 % paid, but 401K match 6% paid</u> |
| Yes | 21. | Will employees receive life insurance? <u>100% paid</u> |
| Yes | 22. | Will employees receive other benefits? List: <u>Disability – 100% paid, Vacation – min. 10 days/yr,</u> |
| N/A | 23. | What is the ratio of investment to jobs creation: <u>\$86.4k:1</u> |
| Yes | 24. | Will construction labor from the local region (Tippecanoe and contiguous counties) be used? |
| Yes | 25. | Will new employees resulting from the project be hired from the local region (Tippecanoe and contiguous counties)? |
| No | 26. | Does the project include advanced technology or manufacturing processes? |

FISCAL IMPACTS

- | | | |
|-----|-----|--|
| No | 27. | Will the project be in competition with existing local business? |
| Yes | 28. | Will the project complement existing local businesses? |
| Yes | 29. | Will new infrastructures, not yet in place, be required for this project? |
| No | 30. | Will the project have other special tax treatments or financing such as grants, low interest loans, etc. |
| Yes | 31. | Has the applicant ever applied for or benefited from tax abatement in any other project in Lafayette or elsewhere? A tax abatement for Personal Property (7 years), were granted in 2014 |
| Yes | 32. | Has financing for this project been approved? |

RESOLUTION NO. LRC-2019-10

LAFAYETTE REDEVELOPMENT COMMISSION

**A RESOLUTION RECOMMENDING APPROVAL OF A DEDUCTION FOR
THE PURPOSE OF TAX ABATEMENT IN AN ECONOMIC REVITALIZATION
AREA**

**WORWAG COATINGS, LLC
PERSONAL PROPERTY**

WHEREAS, IC 6-1.1-12.1 allows for a partial abatement of property taxes attributable to the redevelopment/rehabilitation of real property and/or installation of new tangible personal property in an Economic Revitalization Area (ERA); and

WHEREAS, the Common Council of the City of Lafayette, Indiana, has requested that the Lafayette Redevelopment Commission receive all applications for designation of real estate as an Economic Revitalization Area (ERA), for purposes of tax abatement under IC 6-1.1-12.1 and recommend the approval of deductions for the purposes of tax abatement in an Economic Revitalization Area; and

WHEREAS, the Common Council has also requested that the Lafayette Redevelopment Commission investigate such applications to determine the best interest of the City and make recommendations concerning whether the findings required by IC 6-1.1-12.1 can be made in the affirmative; and

WHEREAS, on January 6, 2014 by Confirming Resolution No. 2014-02, the Common Council, designated certain real estate as an Economic Revitalization Area (ERA) for a period of ten (10) years commencing January 1, 2014; and

WHEREAS, Worwag Coatings, LLC filed a Statement of Benefits dated December 9, 2019, and a Supplement to Statement of Benefits, requesting the approval of a deduction for the purposes of Tax Abatement in an Economic Revitalization Area (ERA) for a period of seven (7) years on personal property, which Statement of Benefits and Supplement are attached hereto as EXHIBIT "A;" and

WHEREAS, Worwag Coatings, LLC has requested a deduction from the assessed value of such new Manufacturing Equipment, Research and Development Equipment, and IT Equipment (Personal Property) installed pursuant to the Statement of Benefits over a period of seven (7) years in accordance with the following abatement schedule percentages:

Year	Percentage
1	100
2	85
3	71
4	57
5	43
6	29
7	14

WHEREAS, Worwag Coatings, LLC has agreed to enter into a Memorandum of Agreement (MOA) setting forth certain terms and understandings related to the approval of the deduction for tax abatement purposes, which MOA is attached hereto as Exhibit “B;” and

WHEREAS, the Lafayette Redevelopment Commission has considered the Statement of Benefits and Supplement to Statement of Benefits filed by Worwag Coatings, LLC,

NOW, THEREFORE, BE IT RESOLVED BY THE REDEVELOPMENT COMMISSION OF THE CITY OF LAFAYETTE that the following recommendations be made to the Common Council:

1. That the Application for deductions for the purposes of tax abatement meet the criteria for approval of a deduction for the purpose of tax abatement under IC 6-1.1-12.1 and as such that Worwag Coatings, LLC be entitled the opportunity to apply for property tax deductions for the installation of new Personal Property over a period of seven (7) years in accordance with the following abatement schedule percentages:

Year	Percentage
1	100
2	85
3	71
4	57
5	43
6	29
7	14

2. That the attached Memorandum of Agreement (MOA) be approved and entered into by the Common Council.

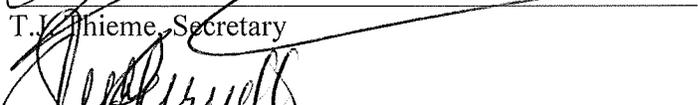
ADOPTED AND PASSED by the Lafayette Redevelopment Commission this 19th day of December, 2019.

LAFAYETTE REDEVELOPMENT COMMISSION


Donald J. Teder, President

Jos Holman, Vice President


T. J. Thieme, Secretary

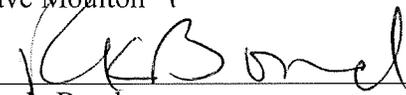

Shelly Henriott

Jim Terry

ATTEST:



Dave Moulton



Randy Bond

RESOLUTION NO. 2020-02

LAFAYETTE COMMON COUNCIL

**A RESOLUTION APPROVING A DEDUCTION FOR TAX ABATEMENT
IN AN ECONOMIC REVITALIZATION AREA (ERA)
REAL ESTATE**

WORWAG COATINGS, LLC

WHEREAS, IC 6-1.1-12.1 allows for a partial abatement of property taxes attributable to the rehabilitation/redevelopment of real property and/or installation of new personal property in an Economic Revitalization Area (ERA); and

WHEREAS, IC 6-1.1-12.1 empowers the Common Council to designate Economic Revitalization Areas (ERAs); and

WHEREAS, the Common Council of the City of Lafayette, Indiana has designated the Lafayette Redevelopment Commission as the agency to make preliminary investigations, determinations, and recommendations to said Common Council as to what areas should be designated Economic Revitalization Areas (ERA); and

WHEREAS, on January 6, 2014 by Confirming Resolution No. 2014-02 the Common Council designated certain real estate as an Economic Revitalization Area (ERA) for a period of ten (10) years commencing January 1, 2014; and

WHEREAS, Worwag Coatings, LLC filed a Statement of Benefits dated 12/9/2019, and a Supplement to Statement of Benefits, requesting the approval of a deduction for the purposes of Tax Abatement in an Economic Revitalization Area (ERA) for a period of seven (7) years on real estate improvements, which Statement of Benefits and Supplement are attached hereto as EXHIBIT “A;” and

WHEREAS, Worwag Coatings, LLC has requested a deduction from the assessed value of such real estate pursuant to the Statement of Benefits over a period of seven (7) years in accordance with the following abatement schedule percentages:

Year	Percentage
1	100
2	85
3	71
4	57
5	43
6	29
7	14

and;

WHEREAS, the Lafayette Redevelopment Commission, on 12/19/2019, by Resolution No. LRC-2019-11, recommended that the requested deduction for tax abatement purposes be approved as written.

NOW, THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL OF THE CITY OF LAFAYETTE that:

1. The Common Council finds that
 - A. The estimated cost of redevelopment of real estate is reasonable for this type and projects of this nature; and
 - B. The estimate of the number of individuals who will be employed or whose employment will be retained can be reasonably expected to result from the proposed redevelopment of real estate; and
 - C. 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 redevelopment of real estate; and
 - D. The tax base of the City of Lafayette and all relevant taxing districts can be reasonably expected to increase from the proposed redevelopment of real estate; and
 - E. The total benefits are sufficient to justify the deduction.
2. The Statement of Benefits filed 12/9/2019, including the Supplement to Statement of Benefits is hereby approved.
3. Worwag Coatings, LLC shall be entitled the opportunity to apply for property tax deductions for the increase in assessed value resulting from the redevelopment of real estate over a period of seven (7) years in accordance with the following abatement schedule percentages:

Year	Percentage
1	100
2	85
3	71
4	57
5	43
6	29
7	14

This Resolution shall be in full force and effect from and after its passage and signing by the Mayor.

PASSED AND ADOPTED BY THE COMMON COUNCIL OF THE CITY OF LAFAYETTE, INDIANA, on the 13th day of January, 2020.

COMMON COUNCIL OF THE
CITY OF LAFAYETTE, INDIANA

Ron Campbell, President

ATTEST:

Cindy Murray, City Clerk

Presented by me to the Mayor of the City of Lafayette, this 13th day of January, 2020

Cindy Murray, City Clerk

Signed and approved by me, the Mayor of the City of Lafayette, Indiana, this 13th day of
January, 2020

Tony Roswarski, Mayor

ATTEST:

Cindy Murray, City Clerk

Sponsored by Tony Roswarski, Mayor

EXHIBIT “A”

Statement of Benefits Real Estate Improvements (SB-1/Real Property)

and

Supplement to Statement of Benefits – Real Estate & Personal Property



**STATEMENT OF BENEFITS
REAL ESTATE IMPROVEMENTS**

State Form 51767 (R6 / 10-14)

Prescribed by the Department of Local Government Finance

20 19 PAY 20 20

FORM SB-1 / Real Property

PRIVACY NOTICE

Any information concerning the cost of the property and specific salaries paid to individual employees by the property owner is confidential per IC 6-1.1-12.1-5.1.

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)
- Residentially distressed area (IC 6-1.1-12.1-4.1)

INSTRUCTIONS:

1. This statement must be submitted to the body designating the Economic Revitalization Area prior to the public hearing if the designating 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** the redevelopment or rehabilitation of real property for which the person wishes to claim a deduction.
2. The statement of benefits form must be submitted to the designating body and the area designated an economic revitalization area before the initiation of the redevelopment or rehabilitation for which the person desires to claim a deduction.
3. To obtain a deduction, a Form 322/RE must be filed with the County Auditor before May 10 in the year in which the addition to assessed valuation is made or not later than thirty (30) days after the assessment notice is mailed to the property owner if it was mailed after April 10. A property owner who failed to file a deduction application within the prescribed deadline may file an application between March 1 and May 10 of a subsequent year.
4. A property owner who files for the deduction must provide the County Auditor and designating body with a Form CF-1/Real Property. The Form CF-1/Real Property should be attached to the Form 322/RE when the deduction is first claimed and then updated annually for each year the deduction is applicable. IC 6-1.1-12.1-5.1(b)
5. For a Form SB-1/Real Property that is approved after June 30, 2013, the designating body is required to establish an abatement schedule for each deduction allowed. For a Form SB-1/Real Property that is approved prior to July 1, 2013, the abatement schedule approved by the designating body remains in effect. IC 6-1.1-12.1-17

SECTION 1 TAXPAYER INFORMATION					
Name of taxpayer Wörwag Coatings, LLC					
Address of taxpayer (number and street, city, state, and ZIP code) 3420 Kossuth Street, Lafayette, IN 47905					
Name of contact person Laura Chapman or Mike Grandy		Telephone number (765) 427-7766		E-mail address laura.chapman@woerwag.com	
SECTION 2 LOCATION AND DESCRIPTION OF PROPOSED PROJECT					
Name of designating body City of Lafayette Common Council				Resolution number	
Location of property 3420 Kossuth Street, Lafayette, IN 47905		County Tippecanoe		DLGF taxing district number 79004	
Description of real property improvements, redevelopment, or rehabilitation (use additional sheets if necessary) Manufacturing - renovation of manufacturing floor to remodel dispersion room to the Daimler Charleston room for production of base coats for Mercedes Benz, includes electrical upgrade Logistics - install secondary loading docks in warehouse for shipping & receiving goods, includes security cameras				Estimated start date (month, day, year) 01/01/2020	
				Estimated completion date (month, day, year) 06/30/2021	
SECTION 3 ESTIMATE OF EMPLOYEES AND SALARIES AS RESULT OF PROPOSED PROJECT					
Current number 67.00	Salaries \$4,675,196.00	Number retained 67.00	Salaries \$4,675,196.00	Number additional 20.00	Salaries \$1,185,450.00
SECTION 4 ESTIMATED TOTAL COST AND VALUE OF PROPOSED PROJECT					
			REAL ESTATE IMPROVEMENTS		
			COST		ASSESSED VALUE
Current values					2,036,879.00
Plus estimated values of proposed project			430,000.00		430,000.00
Less values of any property being replaced			0.00		0.00
Net estimated values upon completion of project			430,000.00		2,466,879.00
SECTION 5 WASTE CONVERTED AND OTHER BENEFITS PROMISED BY THE TAXPAYER					
Estimated solid waste converted (pounds) _____			Estimated hazardous waste converted (pounds) _____		
Other benefits Benefit is internal to Wörwag to increase efficiency in shipping and receiving and to increase capacity on base coat production.					
SECTION 6 TAXPAYER CERTIFICATION					
I hereby certify that the representations in this statement are true.					
Signature of authorized representative <i>Laura Chapman</i>				Date signed (month, day, year) 12/09/19	
Printed name of authorized representative Laura Chapman			Title Controller		

FOR USE OF THE DESIGNATING BODY

We find that the applicant meets the general standards in the resolution adopted or to be adopted by this body. Said resolution, passed or to be passed under IC 6-1.1-12.1, provides for the following limitations:

A. The designated area has been limited to a period of time not to exceed 10 calendar years* (see below). The date this designation expires is 12/31/2023.

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. Residentially distressed areas Yes No

C. The amount of the deduction applicable is limited to \$ 430,000.00.

D. Other limitations or conditions (specify) _____

E. Number of years allowed: Year 1 Year 2 Year 3 Year 4 Year 5 (* see below)
 Year 6 Year 7 Year 8 Year 9 Year 10

F. For a statement of benefits approved after June 30, 2013, did this designating body adopt an abatement schedule per IC 6-1.1-12.1-17?
 Yes No
 If yes, attach a copy of the abatement schedule to this form.
 If no, the designating body is required to establish an abatement schedule before the deduction can be determined.

We have also 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 of designating body)	Telephone number ()	Date signed (month, day, year)
Printed name of authorized member of designating body	Name of designating body	
Attested by (signature and title of attester)	Printed name of attester	

* If the designating body limits the time period during which an area is an economic revitalization area, that limitation does not limit the length of time a taxpayer is entitled to receive a deduction to a number of years that is less than the number of years designated under IC 6-1.1-12.1-17.

- A. For residentially distressed areas where the Form SB-1/Real Property was approved prior to July 1, 2013, the deductions established in IC 6-1.1-12.1-4.1 remain in effect. The deduction period may not exceed five (5) years. For a Form SB-1/Real Property that is approved after June 30, 2013, the designating body is required to establish an abatement schedule for each deduction allowed. The deduction period may not exceed ten (10) years. (See IC 6-1.1-12.1-17 below.)
- B. For the redevelopment or rehabilitation of real property where the Form SB-1/Real Property was approved prior to July 1, 2013, the abatement schedule approved by the designating body remains in effect. For a Form SB-1/Real Property that is approved after June 30, 2013, the designating body is required to establish an abatement schedule for each deduction allowed. (See IC 6-1.1-12.1-17 below.)

IC 6-1.1-12.1-17

Abatement schedules

Sec. 17. (a) A designating body may provide to a business that is established in or relocated to a revitalization area and that receives a deduction under section 4 or 4.5 of this chapter an abatement schedule based on the following factors:

- (1) The total amount of the taxpayer's investment in real and personal property.
 - (2) The number of new full-time equivalent jobs created.
 - (3) The average wage of the new employees compared to the state minimum wage.
 - (4) The infrastructure requirements for the taxpayer's investment.
- (b) This subsection applies to a statement of benefits approved after June 30, 2013. A designating body shall establish an abatement schedule for each deduction allowed under this chapter. An abatement schedule must specify the percentage amount of the deduction for each year of the deduction. An abatement schedule may not exceed ten (10) years.
- (c) An abatement schedule approved for a particular taxpayer before July 1, 2013, remains in effect until the abatement schedule expires under the terms of the resolution approving the taxpayer's statement of benefits.

SUPPLEMENT TO STATEMENT OF BENEFITS Real Estate & Personal Property

INSTRUCTIONS:

1. This completed SUPPLEMENT and the completed STATEMENT OF BENEFITS, along with all other requested materials, must be submitted to Greater Lafayette Commerce.
2. This SUPPLEMENT TO STATEMENT OF BENEFITS is part of the total application, and the CERTIFICATION in the STATEMENT OF BENEFITS applies to all statements in the APPLICATION.
3. To qualify, the project investment must be at least \$500,000.

SECTION 1	APPLICANT
------------------	------------------

Name of Taxpayer: Wörwag Coatings, LLC	
Address of Taxpayer (street and number, city, state & ZIP code): 3420 Kossuth Street, Lafayette, IN 47905	Telephone: 765-427-7766 E-mail: laura.chapman@woerwag.com

Name of Applicant if different from Taxpayer:	
Address of Applicant if different from Taxpayer (street and number, city, state & ZIP code):	Telephone: E-mail:
Description of relationship of Applicant to Taxpayer: Controller	

Contact for this Application: Laura Chapman or Mike Grandy	
Address of Contact if different from Taxpayer (street and number, city, state & ZIP code):	Telephone: E-mail:

Name of Parent Company (if any): Karl Wörwag Gmbh & Co Industrielacke
--

Does the company currently conduct business at this site?	Yes	<u>X</u>	No	
If "No", how is the site currently used?				

Annual Report & History of Company	Parent Company 101 year old - coatings business, operating in Lafayette since 1998
Company Certified Public Accountant:	Girardot, Strauch & Co. ; Richard Bartholomew
Company Commercial Bankers:	First Merchants Bank, Dan House
Company Counsel:	Reiling, Teder, & Schrier, LLC; Ryan Munden

To be completed by GLC Staff

Is this area currently designated as an Economic Revitalization Area?	Yes	<u>X</u>	No	
Has it ever been so designated in the past?	Yes	<u>X</u>	No	
Is this property in a Tax Increment Finance (TIF) district (requires RD Commission Approval)?	Yes	<u>X</u>	No	

SECTION 5 PERSONAL PROPERTY

Type of Project:		
Research & Development	\$	179,000.00
Machinery & Equipment	\$	1,019,000.00
Logistics	\$	-
Information Technology	\$	100,000.00
Other		_____ Please specify:
Estimated Investment	\$	1,298,000.00

****ATTACH DEPRECIATION SCHEDULE****

APPLIES ONLY FOR THE CITY OF LAFAYETTE

Please note that all Personal Property tax abatements are subject to a Memorandum of Agreement that may require repayment of all or a portion of the tax savings realized in a designated ERA if it is terminated because the property is removed from the City of Lafayette by the applicant. Please contact the City of Lafayette Economic Department for details.

SECTION 6 EMPLOYMENT

How many do you employ today?	67			
How many will you employ after the project is complete?	87			
How many jobs will be created?	20	Full-time	_____	Part-time
How many jobs are retained?	67	Full-time	_____	Part-time
How many jobs will be eliminated?	0	Full-time	_____	Part-time
Will any of the new positions be temporary or filled by contract employees	Yes	_____	No	_____ X
If "Yes", describe the contract:				

Will new employees be hired from the Tippecanoe region?	Yes	_____ X	No	_____
---	-----	---------	----	-------

If any positions are to be eliminated, please explain the circumstances and if any of the employees from these positions will be eligible for the new positions.

N/A

How many additional employees are:			How many retained employees are:		
	Number	Hourly Average		Number	Hourly Average
Production	8	16.5	Production	23	19.3
Administrative	2	24.5	Administrative	5	26.27
Management	2	48	Management	14	52.2
Professional/Technical	7	35.5	Professional/Technical	25	36.4
Other	1	18	Other		
Total/Average Wage	20	28.5	Total/Average Wage	67	33.55

What is the anticipated time frame for reaching full employment and the salary goals, per SB-1, from completion of improvement?						
Year	1 yr	2 yrs	3 yrs	4 yrs	5 yrs	> 5
Employment	80%	100%				

Salary

--	--	--	--	--	--

****IF GREATER THAN FIVE YEARS PROVIDE DETIALED TIMETABLE****

Does the company provide benefits to full time employees? Yes No

If "Yes", explain and list:

Health Insurance	85	%	paid	
Life insurance	100	%	paid	
Disability	100	%	paid	
Childcare	0	%	paid	
Vacation	10	min. # of days		
Retirement	0	%	paid	
Other	401K match	6	% paid	

To be completed by GLC Staff.

Is the average wage at or above the Tippecanoe County average? Yes No

SECTION 7 IMPACTS & STATUS

Please estimate the % of your products or services sold outside this 8-county economic region? 99 %

Does the applicant supply any local firms? Yes No

If yes, please list:

Will any additional public utilities, city services or other infrastructure be required by this project? Yes No

If "Yes", explain:

Will any environmental permits be needed? Yes No

If "Yes", explain:

Drainage plan for underground water storage for loading docks

Current Zoning Industrial Business

Will any changes, special exceptions be required? Yes No

Have they been approved? Yes No N/A

Has the applicant or any predecessor of the applicant defaulted in any material respect the performance of financial obligations by the applicant? Yes No

Is there any pending litigation materially affecting the applicant? Yes No

If "Yes", please describe giving procedural posture of the case(s):

Are there any restrictions contained in the applicant's Articles or Certificate of Incorporation, Charter, Bylaws, Code of Regulations or any agreements to which the applicant is a party that could affect the applicant's ability to engage in this project?	Yes	_____
	No	<u> X </u>
If "Yes", explain:		

SECTION 8 AFFIRMATION OF TAX PAYMENTS

I affirm that the applicant is current with all local, state, and federal tax obligations and understand that failure to have paid said taxes in a timely manner may render the applicant, during the course of this tax abatement, noncompliant and, therefore, ineligible for tax abatement.

<i>Laura Chapman</i>	12/9/2019
_____ Signature	_____ Date
Laura Chapman	Controller
_____ Name Printed	_____ Title
laura.chapman@woerwag.com	765-427-7766
_____ E-mail	_____ Phone

PRINCIPLES

FOR CONSIDERATION OF PROPERTY TAX ABATEMENT IN LAFAYETTE, INDIANA

These principles are used in determining the guidelines and considerations for each category of project, and will also be used in determining the length of an abatement within each category.

1. Firms receiving tax abatement are expected to give local construction firms and local suppliers of goods and services the opportunity to do business.
2. Existing industry will be considered for tax abatement on the same basis as firms being recruited to the community.
3. Preference will be given to firms that diversify and fill gaps in our local economy rather than those that compete for business in the local economy with existing firms.
4. Products that are sold outside our local community and bring value to the local economy will be given a high priority.
5. Abatement will be used to recruit and assist firms that create a technology based product or service or use advanced technology in manufacturing.
6. Location in the downtown, the urban enterprise zone, or declining area designated as an economic development area will be given a higher priority.
7. Projects that involve retail or are primarily office operations will be considered only in the locations described in #6 above unless the office operations are technology related.
8. The number of jobs created per dollar of investment will be an important consideration for the warehouse distribution and manufacturing areas.
9. The level of wages and benefits will be an important consideration for all applications.
10. Housing will be evaluated in terms of percentage of units available to lower income families, mix of income levels, distance from other projects serving a similar clientele, availability of services, potential displacement of existing housing, and compatibility of design.
11. Projects will not be considered that will require variances or special exceptions unless primary review indicates that no problems will be encountered.
12. Adverse environmental impacts will negatively affect the consideration of abatement.
13. Any need for additional public infrastructure or other additional public support in the project will be considered in determining the length of the abatement.
14. Major development projects will be individually evaluated.
15. The time period of depreciation of equipment will be considered in the length of abatement for equipment.
16. Economic Revitalization Areas (ERAs) designated by the Common Council for new manufacturing equipment will include a Memorandum of Understanding that will provide for the repayment to the City of all or a portion of the tax savings realized through the designation in event that the ERA is terminated because the new manufacturing equipment is removed from the City.

GUIDELINES

FOR CONSIDERATION OF PROPERTY TAX ABATEMENT IN LAFAYETTE, INDIANA

Projects will be considered for abatement only if the proposed investment is at least \$250,000 and development has not begun and/or equipment has not been ordered. In addition, if the applicant is not the owner, authorization of the application must be obtained from the owner.

The length of the abatement period for real estate and equipment will be considered by the guidelines in the categories below:

6-10 Years

Real Estate Improvements

Manufacturing

Technology Based

3-6 Years

Equipment and Machinery

Warehouse/Distribution

Office

Retail

1-3 Years

Housing

**Redevelopment Commission Guidelines
For
Economic Revitalization Area Designation
City of Lafayette, Indiana**

The Lafayette Redevelopment Commission has formulated guidelines for granting requests for designation of an Economic Revitalization Area. Each category has a threshold of acceptance and a benchmark for the number of years of tax abatements. The number of years of tax abatement may be increased or decreased by the Redevelopment Commission and/or the Common Council with the addition of positive or negative factors cited. Final authority rests with the Common Council.

Manufacturing/Commercial

Threshold:

1. Development/redevelopment not begun/Equipment not ordered
2. Commercial only eligible in Central TIF
3. More than \$250,000 investment
4. Variances/special exceptions have

Positive Factors (increase years of abatement):

1. Located in Central TIF or Urban Enterprise Zone
2. More than one (1) job created/retained per \$100,000 investment
3. Jobs are supported by product/service sales outside the Greater Lafayette area
4. Commitment to hire/train residents of the Greater Lafayette area, including for construction
5. Jobs include benefits
6. Jobs pay more than county average

Benchmark:

Six (6) years – real estate
Five (5) years – equipment

Negative Factors (decrease years of abatement):

1. Location in TIF other than Central TIF
2. Jobs retained but no new jobs created
3. Prior tax abatement received

Retail

Threshold:

1. Project includes more than one (1) tenant
2. Variances/special exceptions have passed initial review
3. Development/redevelopment not begun
4. Investment more than \$250,000

Factors:

1. Redevelopment (rehab) rather than new development
2. Vacancies (measured in square footage, number of spaces and length of time)
3. Property taxes paid by tenant
4. Decline in assessed value
5. Impact on surrounding area

Benchmark:

Three (3) years

Multi-family Rental Housing

Threshold:

1. 20% of units dedicated to low and moderate income households
2. Investment of more than \$250,000 or increased assessment of at least \$50,000
3. Development or redevelopment not yet begun
4. Variances/special exceptions have passed initial review

Positive Factors (increase years of abatement):

1. Located in Central TIF or Urban Enterprise Zone
2. More than 40% of the units dedicated to low or moderate income households or more than 20% of units dedicated to low income households

Negative Factors (decrease years of abatement):

1. Located in TIF other than Central TIF
2. Low or moderate income households displaced
3. No units dedicated for low income households
1. Demolition or incompatible alteration of historic structures

Benchmark:

Six (6) years

SUMMARY OF IMPACT EVALUATIONS

COMMUNITY IMPACTS

Yes/No/N/A

- | | | |
|-----|-----|--|
| Yes | 1. | Is the project compatible with Tippecanoe County's current comprehensive plan? |
| Yes | 2. | Does the applicant own the property of the project? |
| No | 3. | Will any historic structures be demolished? |
| No | 4. | Will any historic structures be redeveloped? |
| No | 5. | Is a change in zoning necessary? From _____ to _____ |
| No | 6. | Are Variances or Special Exceptions needed? |
| No | 7. | Will any negative environmental impacts or pollution result from the project? |
| Yes | 8. | Are any environmental permits needed? Drainage plan- underground water storage for loading docks |
| No | 9. | Will any households be displaced? |
| No | 10. | Will the project have a negative effect on the local housing market? |
| No | 11. | Will the project include rehabilitation or redevelopment of existing structures? |
| Yes | 12. | Will the project have other benefits on the community? |
| No | 13. | Will the project have other negative effects on the community? |
| No | 14. | Has any work begun or any equipment been ordered? |
| No | 15. | Is the project located in Downtown or the LUEZ? |
| Yes | 16. | Are products primarily sold outside community? |

EMPLOYMENT IMPACTS

- | | | |
|-----|-----|--|
| Yes | 17. | Will jobs be created or retained? <u>20 created, 67 retained</u> |
| Yes | 18. | Will wages be equal or be above the county's average? <u>\$28.50/hr avg – new \$33.55/ hr avg -retained</u> |
| Yes | 19. | Will employees receive health insurance? <u>85% paid</u> |
| Yes | 20. | Will employees receive retirement benefits? <u>0 % paid, but 401K match 6% paid</u> |
| Yes | 21. | Will employees receive life insurance? <u>100% paid</u> |
| Yes | 22. | Will employees receive other benefits? List: <u>Disability – 100% paid, Vacation – min. 10 days/yr,</u> |
| N/A | 23. | What is the ratio of investment to jobs creation: <u>\$21.5K:1</u> |
| Yes | 24. | Will construction labor from the local region (Tippecanoe and contiguous counties) be used? |
| Yes | 25. | Will new employees resulting from the project be hired from the local region (Tippecanoe and contiguous counties)? |
| No | 26. | Does the project include advanced technology or manufacturing processes? |

FISCAL IMPACTS

- | | | |
|-----|-----|--|
| No | 27. | Will the project be in competition with existing local business? |
| Yes | 28. | Will the project complement existing local businesses? |
| Yes | 29. | Will new infrastructures, not yet in place, be required for this project? |
| No | 30. | Will the project have other special tax treatments or financing such as grants, low interest loans, etc. |
| Yes | 31. | Has the applicant ever applied for or benefited from tax abatement in any other project in Lafayette or elsewhere? A tax abatement for Personal Property (7 years), were granted in 2014 |
| Yes | 32. | Has financing for this project been approved? |

RESOLUTION NO. LRC-2019-11

LAFAYETTE REDEVELOPMENT COMMISSION

**A RESOLUTION RECOMMENDING APPROVAL OF A DEDUCTION FOR
THE PURPOSE OF TAX ABATEMENT IN AN ECONOMIC REVITALIZATION
AREA FOR
REAL ESTATE**

WORWAG COATINGS, LLC

WHEREAS, IC 6-1.1-12.1 allows for a partial abatement of property taxes attributable to the redevelopment/rehabilitation of real property and/or installation of new tangible personal property in an Economic Revitalization Area (ERA); and

WHEREAS, the Common Council of the City of Lafayette, Indiana, has requested that the Lafayette Redevelopment Commission receive all applications for designation of real estate as an Economic Revitalization Area (ERA), for purposes of tax abatement under IC 6-1.1-12.1 and recommend the approval of deductions for the purposes of tax abatement in an Economic Revitalization Area; and

WHEREAS, the Common Council has also requested that the Lafayette Redevelopment Commission investigate such applications to determine the best interest of the City and make recommendations concerning whether the findings required by IC 6-1.1-12.1 can be made in the affirmative; and

WHEREAS, on 1/6/2014 by Confirming Resolution No. 2014-02 the Common Council, designated certain real estate as an Economic Revitalization Area (ERA) for a period of ten (10) years commencing January 1, 2014; and

WHEREAS, Worwag Coatings, LLC filed a Statement of Benefits dated 12/9/2019, and a Supplement to Statement of Benefits, requesting the approval of a deduction for the purposes of Tax Abatement in an Economic Revitalization Area (ERA) for a period of seven (7) years on real estate improvements, which Statement of Benefits and Supplement are attached hereto as EXHIBIT "A;" and

WHEREAS, Worwag Coatings, LLC has requested a deduction from the assessed value of such real estate pursuant to the Statement of Benefits over a period of seven (7) years in accordance with the following abatement schedule percentages:

Year	Percentage
1	100
2	85
3	71
4	57
5	43
6	29
7	14

and;

WHEREAS, the Lafayette Redevelopment Commission has considered the Statement of Benefits and Supplement to Statement of Benefits filed by Worwag Coatings, LLC;

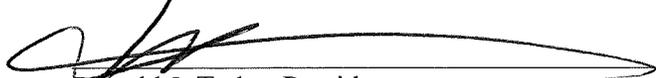
NOW, THEREFORE, BE IT RESOLVED BY THE REDEVELOPMENT COMMISSION OF THE CITY OF LAFAYETTE that the following recommendation be made to the Common Council:

1. That the Application for deduction for the purposes of tax abatement meet the criteria for approval of a deduction for the purpose of tax abatement under IC 6-1.1-12.1 and as such that Worwag Coatings, LLC be entitled the opportunity to apply for property tax deductions for a period of seven (7) years for the redevelopment/rehabilitation of real estate in accordance with the following abatement schedule percentages:

Year	Percentage
1	100
2	85
3	71
4	57
5	43
6	29
7	14

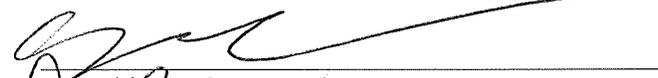
ADOPTED AND PASSED by the Lafayette Redevelopment Commission this 19th day of December 2019.

LAFAYETTE REDEVELOPMENT COMMISSION

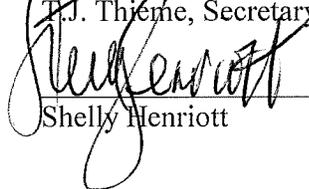


Donald J. Teder, President

Jos Holman, Vice President



T.J. Thieme, Secretary



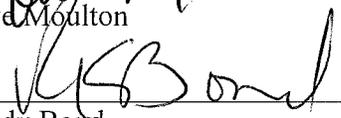
Shelly Henriott

Jim Terry

ATTEST:



Dave Moulton



Randy Bond

City of Lafayette
2020 UTILITIES BUDGET

1/3/2020

City of Lafayette 2020 UTILITIES BUDGET			
City of Lafayette			
WATER WORKS OPERATING FUND 6010			
WATER WORKS OPERATING DEPARTMENT			
			2020
Source & Supply Department			
040	601100	Payroll	541,880
040	615310	Purchase Power/Electric	621,000
040	643310	Building Maintenance	50,000
Total Source & Supply Dept.			1,212,880
Pumping Department			
041	619320	Maintenance - Water Storage	40,000
041	620320	Maintenance	10,000
041	644320	Well Maintenance	100,000
Total Pumping Dept.			150,000
Water Treatment Department			
042	618330	Chemicals	280,000
042	620330	Operating Expense	10,000
042	620340	Maintenance	8,000
042	635340	Contract Services-Testing	20,000
Total Water Treatment Dept.			318,000
Transmission & Distribution Department			
043	601360	Payroll	887,180
043	620350	Operations Supplies	40,000
043	620360	Maintenance Supplies	150,000
043	621350	New Meters	80,000
043	621360	Meter repair	50,000
043	622360	New Hydrants	35,000
043	622360	Hydrant repair	5,000
Total Transmission & Distribution Dept.			1,247,180
Customer Accounts Department			
044	601370	Payroll	371,700
044	602370	Payroll Overtime	6,000
044	620370	Supplies	8,000
044	626370	Postage	1,000
044	633370	Contract Services-Legal	4,000
044	639370	Contract Services-Printing	93,000
044	641370	Billing Rent	10,800
044	670370	Bad Debt	38,000
044	671370	NSF Expenses	3,500
044	675370	Credit Card Charges	60,000
044	675374	Bank Fees	3,000
044	676370	Dues & Subscriptions	1,000
044	677370	Travel/Training	6,000
044	697370	Building Maintenance & Repairs	3,000
Total Customer Accounts Dept.			609,000
Customer Service Meter Department			
045	601378	Payroll	274,190
045	602378	Payroll Overtime	1,000
045	620378	Supplies	8,000
Total Customer Service Meter Dept.			283,190

		City of Lafayette	
		Administration Department	2020 UTILITIES BUDGET
046	601380	Payroll Plant Administration	282,610
046	602380	Payroll Overtime	95,000
046	603380	Payroll Office/Directors	802,530
046	603400	Payroll Part Time	10,000
046	604000	Payroll Taxes	250,300
046	604010	Insurance Workers' Comp	45,000
046	604040	Insurance-Unemployment Comp	10,000
046	604380	Employee Pensions	362,870
046	617310	Natural Gas	25,000
046	620380	Supplies	20,000
046	623380	Materials - Safety	25,000
046	631380	Contract Services-Engineering	10,000
046	633380	Contract Services-Legal	75,000
046	635310	Contract Services-SCD	5,000
046	636360	Contract Services IT	150,000
046	636380	Contract Services -Radios	3,000
046	650380	Transportation-Maintenance	35,000
046	651380	Transportation-Fuel	75,000
046	655380	Insurance Deductible	10,000
046	657380	Insurance General Liability	250,000
046	659380	Insurance-Health	1,215,000
046	660380	Advertising	1,800
046	675374	Bank Fees	4,500
046	675380	Telephone	35,000
046	676380	Dues & Subscriptions	42,000
046	677380	Travel & Training	5,000
		Total Administration Dept.	3,844,610
		General Department	
047	638422	Bond Repayment Expense	1,340,000
047	670801	Water Depreciation Transfer Expense	2,000,000
047	670805	Main extentions and replacement transfers	245,000
047	679380	Income Tax	120,000
047	680006	In Lieu of Taxes	573,000
		Total General Dept.	4,278,000
		TOTAL WATER WORKS OPERATING FUND 6010	11,942,860
		WATER WORKS	
		WATER BOND & INTEREST FUND 6020	
	634580	Bond Administration Fee	1,000
	638422	Bond Principal Repayment	755,000
	638030	Interest - Long Term Debt	585,000
		TOTAL WATER BOND & INTEREST FUND 6020	1,341,000
		WATER DEPRECIATION FUND 6030	
	640440	Capital Assets	2,000,000
		TOTAL WATER DEPRECIATION FUND 6030	2,000,000

City of Lafayette		
Renew Budget 2020		
ACCOUNT #	DESCRIPTION	2020
6060-08-048	Sewer Operating	
701530	Employees Sewer	686,180
702530	S & W Overtime - Sewers	65,000
703400	Payroll Part Time	29,000
715530	Purchased Power Elect - Collections	285,000
717530	Purchased Power Gas - Lift Stations	15,000
718530	Chemicals	1,125,000
719530	Maint & Repair -Sewers	70,000
720540	Maint & Repair - Lift Stations	75,000
	Total Sewers Operating	2,350,180
6060-08-049	Treatment & Disposal	
701550	Employees Plant	1,255,660
702550	S & W Overtime - Plant	140,000
703400	Payroll Part Time	29,000
711550	Sludge Removal	800,000
714550	Purchased Water	425
715550	Purchased Power Elect - Plant	745,000
717550	Purchased Power Gas - Plant	45,000
719550	Maint & Repair - Plant	310,000
720550	Plant Office Supplies	10,000
735550	Testing - Lab	50,000
735560	Testing - Surveillance	50,000
757550	Insurance General Liability	275,000
775560	Grit Grease Disposal	30,000
	Total Treatment & Disposal	3,740,085
ACCOUNT #	DESCRIPTION	
6060-08-050	Customer Account UBO	
701570	Customer Accounts	364,140
702570	PyrOT Customer Accounts	6,000
720570	SuppliesOf	8,000
726570	Postage	1,000
733570	Legal	4,000
739570	Printing	101,500
741570	Billing Office Rent	10,800
770570	Bad Debt Expense	45,000
771570	NSF Expense	3,500
775570	Credit Card & Bank Fees	60,000
775572	Lien Fees	7,500
775574	Bank Fees	3,000
776570	Dues/Subscriptions	1,000
777570	Travel/Training	7,000
797570	BldgSupply	3,000
	Total Customer Accts - UBO	625,440
6060-08-051	Customer Service - Meters Readers	
701578	Customer Accounts - Meter	274,190
702578	PyrOT Meter	1,500
	Total Customer Service - Mtr Rdrs	275,690
ACCOUNT #	DESCRIPTION	
6060-08-052	Administration Dept	
703550	PyrManagement - Plant	929,670

703580	Officers/Directors - Admin	981,350
703400	Payroll Part Time	2,500
702580	S & W Overtime - Admin	2,000
704000	Payroll Taxes	462,600
704010	Insurance Worker's Comp	40,000
704040	Insurance Unemployment Comp	12,000
704580	Employee Pension	663,660
723580	Safety	62,000
727580	Uniforms	15,000
731580	Contract Svc - Engineering	30,000
732580	Contract Svc - Consulting	15,000
733570	Contract Svc - Legal	90,000
736560	Contract Svc - Other	125,000
750580	Transportation Expense	45,000
751580	Transportation Expense - fuel	75,000
757580	Insurance Deductable	10,000
758580	Insurance Health	1,600,000
759580	Insurance Other	5,500
760580	Ad Expense	500
775574	Bank fees	2,500
776580	ME Dues & Subscriptions	9,200
777580	ME Travel/Training	30,000
778580	Telephone	42,000
780002	Property Taxes	7,000
	Total Administration Dept	5,257,480
6060-08-053	General Department	
738422	Bond Repayment Transfr	14,235,000
771701	Dep Trnsfr	9,000,000
780006	In Lieu of Taxes	1,930,000
	Total General Department	25,165,000
ACCOUNT #	DESCRIPTION	
6060-08-054	Storm Water	
701550	PyrStorm	947,470
702550	PyrOTStorm	57,000
703400	PyrPartTime	40,000
703550	PyrManagement	237,580
715550	Purchased Power Elect - Storm	3,000
717550	Purchased Power - Gas - Storm	2,000
719530	MntSwr&Lft	80,000
720550	PltOffSup	9,000
721640	Rain Barrels	30,000
723580	M&Ssafety	20,000
727580	Uniforms	5,200
731580	CtrSvrEng	110,000
732580	CtrSvrConst	5,000
733580	CntSrvLegal	5,000
750580	TransExpns	65,000
751580	TransExFuel	62,000
757580	Insurance Deductible	5,000
760580	Advertising Expense	1,000
775560	Grit, Grease	130,000
776570	Dues/Subsc	15,000
777570	Travel & Training	6,000
778580	Telephone	4,500
	Total Storm Water	1,839,750
	Total Renew Operating Fund	39,253,625

	Bond & Interest	
734580	Bond Administration fee	6,000
738422	Interest on Long Term Debt	4,460,000
766030	Bond Principal Repayment	9,775,000
	Total Bond & Interest Fund	14,241,000
	Total Depreciation Fund	1,283,700

RESOLUTION NO. 01-2020

**A RESOLUTION APPROVING THE DETAIL OF THE
2020 WATER AND RENEW (WASTEWATER) DEPARTMENT BUDGETS**

WHEREAS, Indiana Code 8-1.5-3-4 provides that the Board of Public Works and Safety shall submit a budget of its financial needs for the following year in detail required by the municipal legislative body; and

WHEREAS, the Business Manager and the Superintendents for the Water and Renew (Wastewater) Departments have prepared the attached budget and believe it truly and correctly outlines the budget needs for 2020; and,

WHEREAS, the Public Works Director and the Controller of the City of Lafayette have reviewed the attached budget and believe it is a fair representation of the financial needs of the Water and Renew (Wastewater) Departments for 2020; and,

NOW THEREFORE, BE IT RESOLVED, that the form of the Water and Renew (Wastewater) Departments Budget for 2020 are hereby approved and shall be forwarded to the Lafayette Common Council for review and approval.

PASSED AND ADOPTED at a public meeting of the City of Lafayette, Indiana, Board of Public Works and Safety held on the 7th day of January, 2020.

City of Lafayette,
Board of Public Works and Safety

By: _____
Gary Henriott, President

By: Cindy Murray
Cindy Murray

By: Norm Childress
Norm Childress

By: Amy Moulton
Amy Moulton

By: Ron Shriner
Ron Shriner

Attest:

Mindy Mui
1st Deputy Clerk 1/7/2020

City of Lafayette
2020 UTILITIES BUDGET

1/3/2020

City of Lafayette 2020 UTILITIES BUDGET			
City of Lafayette			
WATER WORKS OPERATING FUND 6010			
WATER WORKS OPERATING DEPARTMENT			
			2020
Source & Supply Department			
040	601100	Payroll	541,880
040	615310	Purchase Power/Electric	621,000
040	643310	Building Maintenance	50,000
Total Source & Supply Dept.			1,212,880
Pumping Department			
041	619320	Maintenance - Water Storage	40,000
041	620320	Maintenance	10,000
041	644320	Well Maintenance	100,000
Total Pumping Dept.			150,000
Water Treatment Department			
042	618330	Chemicals	280,000
042	620330	Operating Expense	10,000
042	620340	Maintenance	8,000
042	635340	Contract Services-Testing	20,000
Total Water Treatment Dept.			318,000
Transmission & Distribution Department			
043	601360	Payroll	887,180
043	620350	Operations Supplies	40,000
043	620360	Maintenance Supplies	150,000
043	621350	New Meters	80,000
043	621360	Meter repair	50,000
043	622350	New Hydrants	35,000
043	622360	Hydrant repair	5,000
Total Transmission & Distribution Dept.			1,247,180
Customer Accounts Department			
044	601370	Payroll	371,700
044	602370	Payroll Overtime	6,000
044	620370	Supplies	8,000
044	626370	Postage	1,000
044	633370	Contract Services-Legal	4,000
044	639370	Contract Services-Printing	93,000
044	641370	Billing Rent	10,800
044	670370	Bad Debt	38,000
044	671370	NSF Expenses	3,500
044	675370	Credit Card Charges	60,000
044	675374	Bank Fees	3,000
044	676370	Dues & Subscriptions	1,000
044	677370	Travel/Training	6,000
044	697370	Building Maintenance & Repairs	3,000
Total Customer Accounts Dept.			609,000
Customer Service Meter Department			
045	601378	Payroll	274,190
045	602378	Payroll Overtime	1,000
045	620378	Supplies	8,000
Total Customer Service Meter Dept.			283,190

		City of Lafayette	
		Administration Department	2020 UTILITIES BUDGET
046	601380	Payroll Plant Administration	282,610
046	602380	Payroll Overtime	95,000
046	603380	Payroll Office/Directors	802,530
046	603400	Payroll Part Time	10,000
046	604000	Payroll Taxes	250,300
046	604010	Insurance Workers' Comp	45,000
046	604040	Insurance-Unemployment Comp	10,000
046	604380	Employee Pensions	362,870
046	617310	Natural Gas	25,000
046	620380	Supplies	20,000
046	623380	Materials - Safety	25,000
046	631380	Contract Services-Engineering	10,000
046	633380	Contract Services-Legal	75,000
046	635310	Contract Services-SCD	5,000
046	636360	Contract Services IT	150,000
046	636380	Contract Services -Radios	3,000
046	650380	Transportation-Maintenance	35,000
046	651380	Transportation-Fuel	75,000
046	655380	Insurance Deductible	10,000
046	657380	Insurance General Liability	250,000
046	659380	Insurance-Health	1,215,000
046	660380	Advertising	1,800
046	675374	Bank Fees	4,500
046	675380	Telephone	35,000
046	676380	Dues & Subscriptions	42,000
046	677380	Travel & Training	5,000
		Total Administration Dept.	3,844,610
		General Department	
047	638422	Bond Repayment Expense	1,340,000
047	670801	Water Depreciation Transfer Expense	2,000,000
047	670805	Main extentions and replacement transfers	245,000
047	679380	Income Tax	120,000
047	680006	In Lieu of Taxes	573,000
		Total General Dept.	4,278,000
		TOTAL WATER WORKS OPERATING FUND 6010	11,942,860
		WATER WORKS	
		WATER BOND & INTEREST FUND 6020	
	634580	Bond Administration Fee	1,000
	638422	Bond Principal Repayment	755,000
	638030	Interest - Long Term Debt	585,000
		TOTAL WATER BOND & INTEREST FUND 6020	1,341,000
		WATER DEPRECIATION FUND 6030	
	640440	Capital Assets	2,000,000
		TOTAL WATER DEPRECIATION FUND 6030	2,000,000

City of Lafayette		
Renew Budget 2020		
ACCOUNT #	DESCRIPTION	2020
6060-08-048	Sewer Operating	
701530	Employees Sewer	686,180
702530	S & W Overtime - Sewers	65,000
703400	Payroll Part Time	29,000
715530	Purchased Power Elect - Collections	285,000
717530	Purchased Power Gas - Lift Stations	15,000
718530	Chemicals	1,125,000
719530	Maint & Repair -Sewers	70,000
720540	Maint & Repair - Lift Stations	75,000
	Total Sewers Operating	2,350,180
6060-08-049	Treatment & Disposal	
701550	Employees Plant	1,255,660
702550	S & W Overtime - Plant	140,000
703400	Payroll Part Time	29,000
711550	Sludge Removal	800,000
714550	Purchased Water	425
715550	Purchased Power Elect - Plant	745,000
717550	Purchased Power Gas - Plant	45,000
719550	Maint & Repair - Plant	310,000
720550	Plant Office Supplies	10,000
735550	Testing - Lab	50,000
735560	Testing - Surveillance	50,000
757550	Insurance General Liability	275,000
775560	Grit Grease Disposal	30,000
	Total Treatment & Disposal	3,740,085
ACCOUNT #	DESCRIPTION	
6060-08-050	Customer Account UBO	
701570	Customer Accounts	364,140
702570	PyrOT Customer Accounts	6,000
720570	SuppliesOf	8,000
726570	Postage	1,000
733570	Legal	4,000
739570	Printing	101,500
741570	Billing Office Rent	10,800
770570	Bad Debt Expense	45,000
771570	NSF Expense	3,500
775570	Credit Card & Bank Fees	60,000
775572	Lien Fees	7,500
775574	Bank Fees	3,000
776570	Dues/Subscriptions	1,000
777570	Travel/Training	7,000
797570	BldgSupply	3,000
	Total Customer Accts - UBO	625,440
6060-08-051	Customer Service - Meters Readers	
701578	Customer Accounts - Meter	274,190
702578	PyrOT Meter	1,500
	Total Customer Service - Mtr Rdrs	275,690
ACCOUNT #	DESCRIPTION	
6060-08-052	Administration Dept	
703550	PyrManagement - Plant	929,670

703580	Officers/Directors - Admin	981,350
703400	Payroll Part Time	2,500
702580	S & W Overtime - Admin	2,000
704000	Payroll Taxes	462,600
704010	Insurance Worker's Comp	40,000
704040	Insurance Unemployment Comp	12,000
704580	Employee Pension	663,660
723580	Safety	62,000
727580	Uniforms	15,000
731580	Contract Svc - Engineering	30,000
732580	Contract Svc - Consulting	15,000
733570	Contract Svc - Legal	90,000
736560	Contract Svc - Other	125,000
750580	Transportation Expense	45,000
751580	Transportation Expense - fuel	75,000
757580	Insurance Deductable	10,000
758580	Insurance Health	1,600,000
759580	Insurance Other	5,500
760580	Ad Expense	500
775574	Bank fees	2,500
776580	ME Dues & Subscriptions	9,200
777580	ME Travel/Training	30,000
778580	Telephone	42,000
780002	Property Taxes	7,000
	Total Administration Dept	5,257,480
6060-08-053	General Department	
738422	Bond Repayment Transfr	14,235,000
771701	Dep Trnsfr	9,000,000
780006	In Lieu of Taxes	1,930,000
	Total General Department	25,165,000
ACCOUNT #	DESCRIPTION	
6060-08-054	Storm Water	
701550	PyrStorm	947,470
702550	PyrOTStorm	57,000
703400	PyrPartTime	40,000
703550	PyrManagement	237,580
715550	Purchased Power Elect - Storm	3,000
717550	Purchased Power - Gas - Storm	2,000
719530	MntSwr&Lft	80,000
720550	PltOffSup	9,000
721640	Rain Barrels	30,000
723580	M&Ssafety	20,000
727580	Uniforms	5,200
731580	CtrSvrEng	110,000
732580	CtrSvrConst	5,000
733580	CntSrvLegal	5,000
750580	TransExpns	65,000
751580	TransExFuel	62,000
757580	Insurance Deductible	5,000
760580	Advertising Expense	1,000
775560	Grit, Grease	130,000
776570	Dues/Subsc	15,000
777570	Travel & Training	6,000
778580	Telephone	4,500
	Total Storm Water	1,839,750
	Total Renew Operating Fund	39,253,625

	Bond & Interest		
734580	Bond Administration fee		6,000
738422	Interest on Long Term Debt		4,460,000
766030	Bond Principal Repayment		9,775,000
	Total Bond & Interest Fund		14,241,000
	Total Depreciation Fund		1,283,700