

PLAINFIELD TOWN COUNCIL

RESOLUTION NO. 2006-27

**RESOLUTION DESIGNATING ECONOMIC REVITALIZATION AREA
AND QUALIFYING CERTAIN REAL PROPERTY
AND IMPROVEMENTS FOR TAX ABATEMENT**

WHEREAS, the Town Council of the Town of Plainfield, Indiana adopted a Tax Abatement Procedures Ordinance on March 24, 1997; and

WHEREAS, pursuant to said Tax Abatement Procedures Ordinance, Opus North Corporation (Opus Bldg # 11) has filed with the Town Council of the Town of Plainfield, Indiana an "Application for Deduction from Assessed Valuation, Real Property and Improvements in an Economic Revitalization Area, pursuant to I.C. 6-1.1-12.1-1 et. seq." on June 19, 2006; and

WHEREAS, said Application has been reviewed by the staff of the Tax Abatement Committee and Town Council of the Town of Plainfield, Indiana, the application has been considered at a duly held public meeting of said Town Council and the Town has received from the applicant the requisite filing fee.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF PLAINFIELD, INDIANA, AS FOLLOW:

1. Declaration of Economic Revitalization Area. It is hereby declared by the Town Council of the Town of Plainfield, Indiana that the real estate described in Exhibit A attached hereto and made a part hereof, is, and shall hereafter be, deemed an "economic revitalization area" as that phrase is used and intended under the provisions of Indiana Code Sections 6-1.1-12.1-1 et. seq.

2. Real Property and Improvements. The Town Council of the Town of Plainfield, Indiana hereby further declares that any and all improvements placed upon the real estate described in Exhibit A attached hereto, after the date of the adoption of this Resolution by the Town Council shall, along with the said real estate, be eligible for property tax abatement pursuant to the provisions of I.C. 6-1.1-12.1-1 et. seq.

3. Maps and Location of Economic Revitalization Area. Attached hereto and made a part hereof as Exhibit B is a map showing the real estate herein declared to be an "economic revitalization area" as a result of the adoption of this resolution.

4. Compliance with Applicable Resolution and Statues. It is hereby declared by the Town Council of the Town of Plainfield, Indiana that the Application of Opus Bldg # 11 heretofore filed complies in all respects with the Tax Abatement Procedure Ordinance

No. 5-97 adopted March 24, 1997 and all governing Indiana statutes, and that said Application, in all respects, is hereby granted and approved.

5. No Limitations or Restrictions. It is hereby declared by the Town Council of Plainfield, Indiana that based on the Town of Plainfield's Tax Abatement Procedures Ordinance No. 5-97 adopted on March 24, 1997, allowance for a ten (10) year Abatement Duration as requested by Opus Bldg # 11 meets the requirements of the Tax Abatement Procedures Ordinance.

6. Effective Date. This Resolution shall be effective immediately upon its passage, subject to the notice and hearing provisions of I.C. 6-1.1-2.1-2.5. The hearing contemplated by said statute shall be held at the time and place of the regular meeting of the Town Council of the Town of Plainfield, Indiana on August 28, 2006, to wit: Plainfield Town Hall, 206 W. Main Street, Plainfield, Indiana, 7:00 p.m. At such meeting the Town Council shall take final action determining whether the qualifications for an economic revitalization area (as to the real estate) have been met, and shall confirm, modify and confirm, or rescind the Resolution. Such determination and final action by the Council shall be binding upon all affected parties; subject to the appeal procedures contemplated by I.C. 6-1.1-12.1-1 et. seq.

7. Filing With Hendricks County Authorities. Upon the adoption of this Resolution, the Clerk-Treasurer of the Town of Plainfield, Indiana shall cause a certified copy of this Resolution, including the legal description of the aforescribed real estate and attached map, to be filed with the Hendricks County Assessor and/or such other Hendricks County Government officials as shall be necessary to make Opus Bldg # 11 eligible to file for property tax abatement as to the real property and improvements contemplated by the Application heretofore reviewed and approved.

Adopted by the Town Council of the Town of Plainfield, Indiana this 14th day of August, 2006.

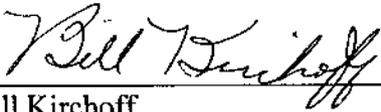
TOWN COUNCIL, TOWN OF PLAINFIELD
HENDRICKS COUNTY, INDIANA



Robin G. Brandgard, President



Kent McPhail



Bill Kirchoff



Daniel W. Fivecoat



Edmund L. Gaddie Jr.

Attested by:

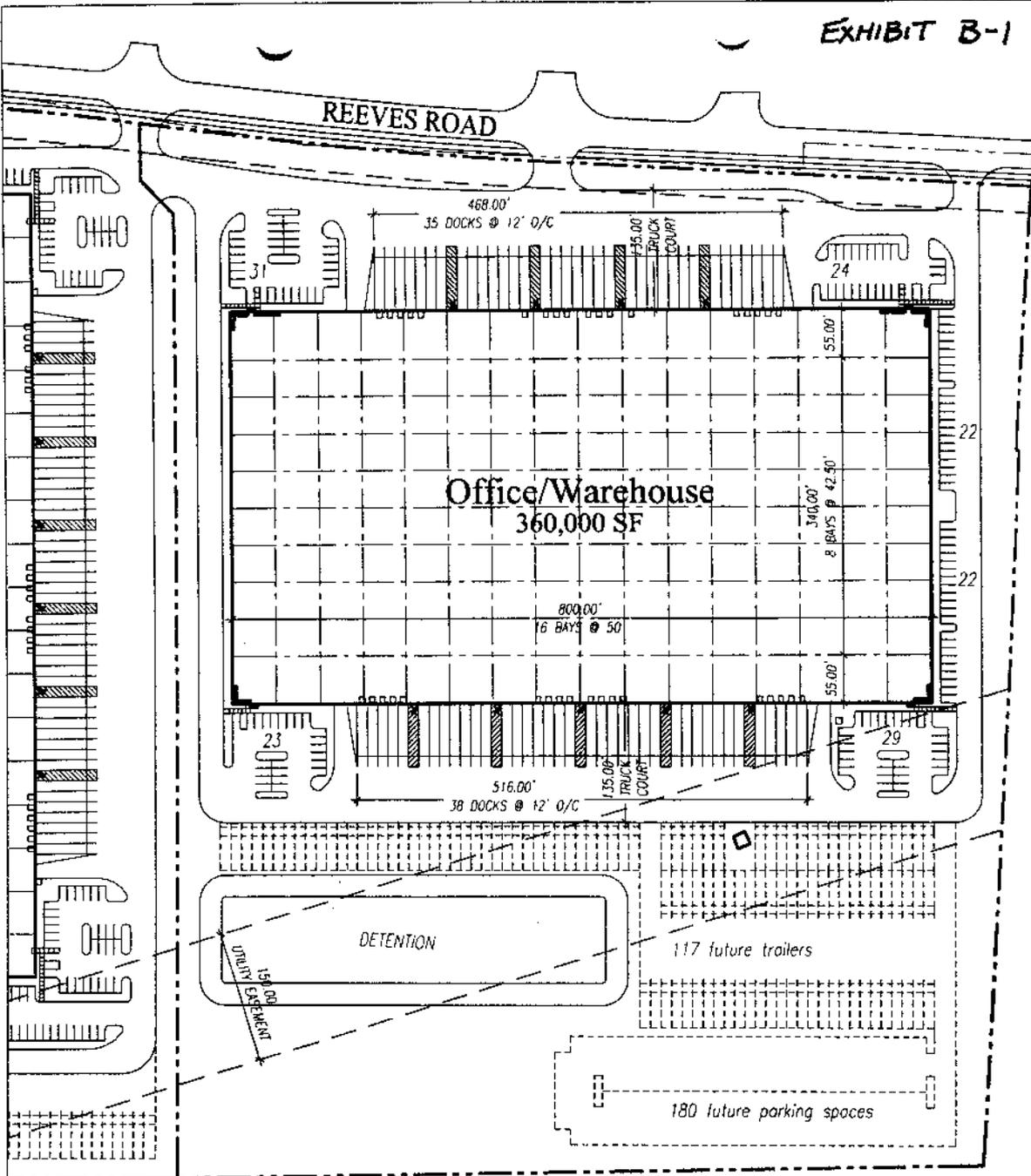


Wesley R. Bennett, Clerk-Treasurer of the Town
of Plainfield, Indiana

LAND DESCRIPTIONS**AIRWEST 11**

A part of the Southeast Quarter of Section 1, Township 14 North, Range 1 East and a part of the West Half of the Southwest Quarter of Section 6, Township 14 North, Range 2 East of the Second Principal Meridian in Guilford Township, Hendricks County, Indiana, being more particularly described as follows:

Commencing at a cut "+" found representing the northwest corner of said Southeast Quarter; thence North 85 degrees 42 minutes 07 seconds East (assumed bearing) along the north line thereof 2580.54 feet to an iron pipe found marking the northeast corner of said Southeast Quarter; thence South 01 degree 01 minute 53 seconds East along the east line thereof 54.47 feet to a stone found marking the northwest corner of the Southwest Quarter of said Section 6; thence North 88 degrees 45 minutes 59 seconds East along the north line of the West Half of said Southwest Quarter 953.39 feet to the northeast corner thereof; thence South 01 degree 18 minutes 28 seconds East along the east line of said West Half 35.00 feet to the **POINT OF BEGINNING**; thence continue South 01 degrees 18 minutes 28 seconds East along said east line 1116.22 feet to the southeast corner of the land of Opus North Corporation as described in Instrument Number 2006-3309 in the Office of the Recorder of said county; thence South 84 degrees 32 minutes 36 seconds West along the south line of said land 920.34 feet; thence North 04 degrees 20 minutes 57 seconds West 1201.40 feet; thence South 87 degrees 22 minutes 24 seconds East 28.80 feet to the beginning of a tangent curve to the left having a radius of 6035.00 feet and a central angle of 00 degrees 49 minutes 32 seconds; thence easterly along the arc of said curve 86.95 feet to the north line of Lot 5 in Heritage Farm as per plat thereof recorded in Plat Book 10, Pages 119-120 in said county records; thence South 85 degrees 11 minutes 10 seconds East along said north line 32.85 feet; thence North 88 degrees 46 minutes 38 seconds East along the north line of Lot 4 of said plat 41.36 feet to the beginning of a curve to the left having a radius of 6035.00 feet, a central angle of 02 degrees 19 minutes 52 seconds, and a radial line passing through said point which bears South 01 degree 05 minutes 51 seconds West; thence easterly along the arc of said curve 245.53 feet; thence North 88 degrees 45 minutes 59 seconds East parallel with the north line of said West Half 546.67 feet to the **POINT OF BEGINNING**, containing 25.141 acres, more or less.

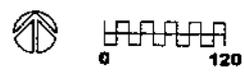


PROJECT INFORMATION

SITE AREA:	25.19 ACRES
BUILDING AREA:	360,000 SF
SITE F.A.R.:	0.33
PARKING: (EXPANDABLE TO 331 SPACES)	151 SPACES
DEPRESSED DOCKS:	73 SPACES
DRIVE-IN DOORS:	4 SPACES
FUTURE TRAILER STORAGE:	206 SPACES

Airwest 11

Plainfield Business Center at Airwest
Plainfield, IN



June 13, 2006

Site Plan