

**PLAINFIELD TOWN COUNCIL**

**RESOLUTION NO. 2015-18**

**RESOLUTION PRELIMINARILY DESIGNATING ECONOMIC  
REVITALIZATION AREA AND QUALIFYING CERTAIN REAL PROPERTY AND  
IMPROVEMENTS FOR REAL PROPERTY TAX ABATEMENT –  
AMBROSE METROPOLIS, LLC**

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

WHEREAS, pursuant to the Ordinance, Ambrose Metropolis, LLC (the “Applicant”) has filed with the Town Council on May 1, 2015, a Petition for Real Property Tax Abatement Consideration (the “Application”), pursuant to I.C. 6-1.1-12.1-1-1 et. seq.; and

WHEREAS, the Application has been reviewed by the staff, the Tax Abatement Committee and the 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 FOLLOWS:

1. Declaration of Economic Revitalization Area. The Town Council declares that the real estate described in Exhibit A, attached to and made part of this resolution, is, and shall hereinafter be, preliminarily 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 declares that any and all improvements placed upon the real estate described in Exhibit A after the date of the adoption of this resolution by the Town Council, along with the said real estate, shall be eligible for real 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. Exhibit B, attached to and made part of this resolution, is a map showing the real estate declared to be an “economic revitalization area” as a result of the adoption of this resolution.

4. Compliance with Applicable Resolution and Statutes. The Town Council declares that the Application complies in all respects with the Ordinance and all governing Indiana statutes, and that the Application, in all respects, is preliminarily granted and approved.

5. Findings of Fact. The Town Council states that the property is now undesirable for, or impossible of, normal development and occupancy because of a lack of development, cessation of growth, deterioration of improvements or character of occupancy, age,

obsolescence, substandard buildings or other factors that have impaired value or prevent normal development of property. The Town Council hereby finds the following:

- (a) The estimate contained in the Application of the value of the Applicant's project is reasonable;
- (b) The employment numbers contained in the Application, if any, are reasonably expected;
- (c) The salaries reported in the Application related to such employment, if any, are reasonable; and
- (d) The benefits reported in the Application to be received from the Applicant's project are sufficient to justify the deduction.

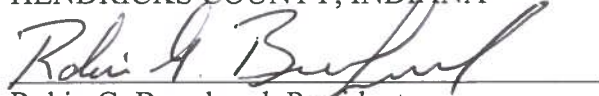
6. Abatement Duration. Based upon the provisions of the Ordinance, the Town Council declares that a ten (10) year abatement duration, as requested by Applicant, meets the requirements of the Ordinance.


7. 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 meeting of the Town Council on May 28, 2015, to wit: Plainfield Town Hall, 206 W. Main Street, Plainfield, Indiana, at 7 p.m. local time. 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 this 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.

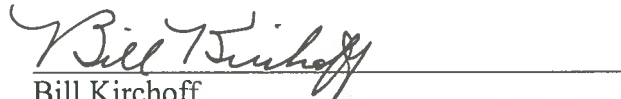
8. Filing With Hendricks County Authorities. Upon the adoption of this resolution, the Clerk-Treasurer of the Town shall cause a certified copy of this resolution, including the legal description of the previously described real estate and attached map, to be filed with the Hendricks County Assessor and/or such other Hendricks County Government officials as shall be necessary to make the Applicant eligible to file for property tax abatement as to the real property and improvements contemplated by the Application.

Adopted by the Town Council of the Town of Plainfield, Indiana this 11<sup>th</sup> day of May, 2015.

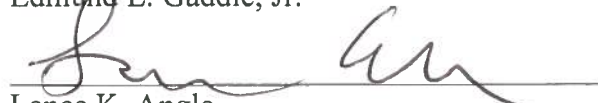
TOWN COUNCIL, TOWN OF PLAINFIELD  
HENDRICKS COUNTY, INDIANA


  
Robin G. Brandgard, President

  
Kent McPhail

  
Bill Kirchoff

  
Edmund L. Gaddie, Jr.

  
Lance K. Angle

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

**LAND DESCRIPTION**

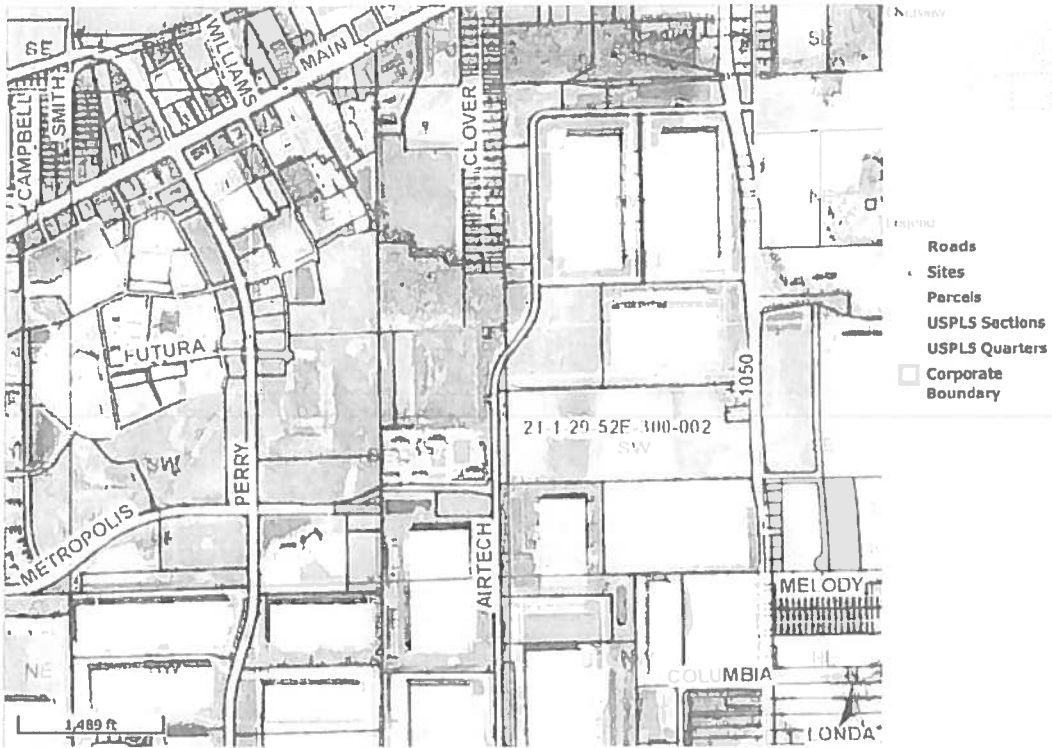
(Hanzo Phase II)

A part of the Southeast Quarter of Section 30, Township 15 North, Range 2 East in Guilford Township, Hendricks County, Indiana, being more particularly described as follows:

BEGINNING the Northeast corner of the West half of the Southeast Quarter of said Section 30, said corner being marked by a 5/8-inch diameter rebar with a cap stamped "Structurepoint 0094"; thence South 00 degrees 55 minutes 33 seconds East 1009.60 feet along the East line of the West half of the Southeast Quarter of said Section 30; thence South 88 degrees 17 minutes 02 seconds West 623.61 feet; thence North 01 degrees 46 minutes 09 seconds West 1009.15 feet to the North line of the West half of the Southeast Quarter of said Section 30; thence North 88 degrees 15 minutes 08 seconds East 638.47 feet along said North line to the POINT OF BEGINNING, containing 14.622 acres more or less.

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Date Created: 4/24/2015



- Roads
- Sites
- Parcels
- USPLS Sections
- USPLS Quarters
- Corporate Boundary

<b>Parcel ID</b>	32-09-30-400-015.000-012	<b>Alternate ID</b>	021-130521-400015	<b>Owner Address</b>	IRWIN UNION COLLATERAL INC
<b>Sec/Twp/Rng</b>	30-15-2	<b>Class</b>	INDUSTRIAL VACANT LAND		300 N MERIDIAN ST
<b>Property Address</b>	10861 W Washington St	<b>Acreage</b>	16.380		Sic 1400
	INDIANAPOLIS				Indianapolis, IN 46204

**District** Town Of Plainfield  
**Brief Tax Description** PT E 1/2 SE 30-15-2E 16.38 AC  
 10/11 CAME FROM 21-1-30-52E 400-002  
 (Note: Not to be used on legal documents)

Last Data Updated: 1/16/2014 2:21:36 AM

