

**RESOLUTION 02-2024**

**RESOLUTION QUALIFYING  
EQUIPMENT FOR PROPERTY TAX PHASE-IN**

**Summary**

The attached resolution grants tax phase-in to **METAL TECHNOLOGIES AUBURN, LLC** for certain manufacturing equipment, logistical distribution equipment, and information technology (IT) equipment (hereinafter collectively called “equipment”).

The attached resolution establishes that certain equipment is to be installed within an economic revitalization area.

Further, the resolution allows for **METAL TECHNOLOGIES AUBURN, LLC** to receive tax phase-in as follows:

Seven (7) years for manufacturing equipment with an approximate cost of \$33,944,000.00 and approximate assessed value of \$23,760,800.00.

The seven (7) year phase-in shall be as follows:

Year 1:	100% of the value of new manufacturing equipment shall be exempt from taxation.
Year 2:	85% of the value of new manufacturing equipment shall be exempt from taxation.
Year 3:	71% of the value of new manufacturing equipment shall be exempt from taxation.
Year 4:	57% of the value of new manufacturing equipment shall be exempt from taxation.
Year 5:	43% of the value of new manufacturing equipment shall be exempt from taxation.
Year 6:	29% of the value of new manufacturing equipment shall be exempt from taxation.
Year 7:	14% of the value of new manufacturing equipment shall be exempt from taxation.

No further exemptions shall be available after year seven (7) for the new manufacturing equipment.

Seven (7) years for new logistical distribution equipment with an approximate cost of \$615,000.00 and approximate assessed value of \$430,500.00.

The seven (7) year phase-in shall be as follows:

Year 1:	100% of the value of new logistical distribution equipment shall be exempt from taxation.
Year 2:	85% of the value of new logistical distribution equipment shall be exempt from taxation.
Year 3:	71% of the value of new logistical distribution equipment shall be exempt from taxation.
Year 4:	57% of the value of new logistical distribution equipment shall be exempt from taxation.
Year 5:	43% of the value of new logistical distribution equipment shall be exempt from taxation.
Year 6:	29% of the value of new logistical distribution equipment shall be exempt from taxation.
Year 7:	14% of the value of new logistical distribution equipment shall be exempt from taxation.

No further exemptions shall be available after year seven (7) for the new logistical distribution equipment.

Seven (7) years for new information technology (IT) equipment with an approximate cost of \$318,000.00 and approximate assessed value of \$222,600.00.

The seven (7) year phase-in shall be as follows:

- Year 1: 100% of the value of new IT equipment shall be exempt from taxation.
- Year 2: 85% of the value of new IT equipment shall be exempt from taxation.
- Year 3: 71% of the value of new IT equipment shall be exempt from taxation.
- Year 4: 57% of the value of new IT equipment shall be exempt from taxation.
- Year 5: 43% of the value of new IT equipment shall be exempt from taxation.
- Year 6: 29% of the value of new IT equipment shall be exempt from taxation.
- Year 7: 14% of the value of new IT equipment shall be exempt from taxation.

No further exemptions shall be available after year seven (7) for the new IT equipment.

The resolution also sets forth that the Clerk-Treasurer will file a certified copy of this same resolution with the appropriate County Offices of DeKalb County, Indiana.

_____ Recorder's Office	_____ x _____ Publish Public Hearing
_____ x _____ Auditor's Office or	_____
_____ Clerk's Office or	_____ x _____ Publish O/R after adoption
_____ x _____ Other: Assessor or	_____
_____	
_____	

**RESOLUTION 02-2024**

**RESOLUTION QUALIFYING  
NEW EQUIPMENT FOR PROPERTY TAX PHASE-IN**

*WHEREAS*, the Common Council of the City of Auburn, Indiana, has approved of economic revitalization and tax phase-in pursuant to the provisions of Indiana Code I.C. 6-1.1-12.1 et seq. and has enacted ordinance number 86-22 to implement economic revitalization and tax phase-in pursuant to this statute; and

*WHEREAS*, the Common Council, the City of Auburn and the Governing Bodies herein have made a declaratory resolution and ordinance declaring certain areas of the City of Auburn to be eligible for the Property Tax Phase-In and for the incremental phasing in of said taxes and tax deductions associated with the applicable Indiana Code herein for the new equipment and the new information technology equipment; and

*WHEREAS*, **METAL TECHNOLOGIES AUBURN, LLC** has filed an application for tax phase-in for new manufacturing equipment pursuant to said statute and ordinance which application was filed on January 22, 2024.

*WHEREAS*, said application has been reviewed by the Committee of the Common Council with a do-pass recommendation and the applicant has paid the required filing fees;

*WHEREAS*, the City of Auburn, Indiana Common Council hereby grants tax phase-in to **METAL TECHNOLOGIES AUBURN, LLC** for certain equipment located on certain real estate within the City of Auburn, Indiana. The real estate is located at 1537 West Auburn Drive, and located in the City of Auburn, County of DeKalb and State of Indiana.

This resolution establishes that certain equipment, **which includes new manufacturing equipment, new logistical distribution equipment, and new IT equipment**, is to be installed or located within an economic revitalization area.

Further, the resolution allows for **METAL TECHNOLOGIES AUBURN, LLC** to receive tax phase-in as follows:

Seven (7) years for manufacturing equipment with an approximate cost of \$33,944,000.00 and approximate assessed value of \$23,760,800.00.

The seven (7) year phase-in shall be as follows:

- Year 1: 100% of the value of new manufacturing equipment shall be exempt from taxation.
- Year 2: 85% of the value of new manufacturing equipment shall be exempt from taxation.
- Year 3: 71% of the value of new manufacturing equipment shall be exempt from taxation.
- Year 4: 57% of the value of new manufacturing equipment shall be exempt from taxation.
- Year 5: 43% of the value of new manufacturing equipment shall be exempt from taxation.
- Year 6: 29% of the value of new manufacturing equipment shall be exempt from taxation.
- Year 7: 14% of the value of new manufacturing equipment shall be exempt from taxation.

No further exemptions shall be available after year seven (7) for the new manufacturing equipment.

Seven (7) years for new logistical distribution equipment with an approximate cost of \$615,000.00 and approximate assessed value of \$430,500.00.

The seven (7) year phase-in shall be as follows:

- Year 1: 100% of the value of new logistical distribution equipment shall be exempt from taxation.
- Year 2: 85% of the value of new logistical distribution equipment shall be exempt from taxation.
- Year 3: 71% of the value of new logistical distribution equipment shall be exempt from taxation.
- Year 4: 57% of the value of new logistical distribution equipment shall be exempt from taxation.
- Year 5: 43% of the value of new logistical distribution equipment shall be exempt from taxation.
- Year 6: 29% of the value of new logistical distribution equipment shall be exempt from taxation.
- Year 7: 14% of the value of new logistical distribution equipment shall be exempt from taxation.

No further exemptions shall be available after year seven (7) for the new logistical distribution equipment.

Seven (7) years for new information technology (IT) equipment with an approximate cost of \$318,000.00 and approximate assessed value of \$222,600.00.

The seven (7) year phase-in shall be as follows:

- Year 1: 100% of the value of new IT equipment shall be exempt from taxation.
- Year 2: 85% of the value of new IT equipment shall be exempt from taxation.
- Year 3: 71% of the value of new IT equipment shall be exempt from taxation.
- Year 4: 57% of the value of new IT equipment shall be exempt from taxation.
- Year 5: 43% of the value of new IT equipment shall be exempt from taxation.

Year 6: 29% of the value of new IT equipment shall be exempt from taxation.  
Year 7: 14% of the value of new IT equipment shall be exempt from taxation.

No further exemptions shall be available after year seven (7) for the new IT equipment.

**NOW, THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL OF  
THE CITY OF AUBURN, DEKALB COUNTY, INDIANA, THAT:**

1. The Auburn Committee on Tax Phase-In, by unanimous vote, recommended and made a declaration to be incorporated by the Council that a seven (7) year Tax Phase-In be implemented for METAL TECHNOLOGIES AUBURN, LLC based upon the Tax-Phase-In Worksheet which is a declaration for the findings that are further adopted herein.
2. The Auburn Committee on Tax Phase-In made said findings and adopted said recommendation by a unanimous vote on Monday, February 12, 2024, at a Public Meeting of the Committee at the Auburn Common Council Chambers. At said time, METAL TECHNOLOGIES AUBURN, LLC made a presentation and presented evidence to support the declaration and the confirmation of the Tax Phase-In, the economic benefits associated therewith, and the advantages that will result upon passage of the same.
3. **AREA INCLUDED IN ECONOMIC REVITALIZATION AREA:** It is hereby declared and confirmed that the following described real estate and a map showing the boundaries of the Area and such legal descriptions are provided as Exhibit A and such map is provided as Exhibit B, situate in DeKalb County, State of Indiana is hereby declared an “economic revitalization area” as that phrase is used and defined in the above cited statute and ordinance, in that the subject real estate has been “undesirable for, or impossible of, normal development and occupancy”

inasmuch as the land has been underutilized and void of development, which factors have impaired values and prevented an efficient normal use of the subject property. In the alternative, the area described above is within the corporate limits of the City of Auburn, Indiana, and has become 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 which have impaired values or prevent a normal development of property or use of property. The Term 'Economic Revitalization Area' also includes: Any area where a facility or a group of facilities that are technologically, economically, or energy obsolete are located and where the obsolescence may lead to a decline in employment and tax revenues. As a result of the rapid pace of industry and the need for operating more efficiently and productively, it is hereby established that new equipment for manufacturing, logistical distribution, and for new information technology equipment is needed.

4. **FINDINGS** It is hereby found:

- a. That the Auburn Comon Council has established an Ordinance that previously placed this area in an economic revitalization area, and thereafter the Common Council in passing this Resolution, now confirms that the area in question herein is in an economic revitalization area and this Resolution confirms the same.
- b. The estimate of the value of the redevelopment or rehabilitation is reasonable for the projects of that nature.

- c. 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 described redevelopment or rehabilitation.
- d. 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 described redevelopment or rehabilitation.
- e. There are other benefits about which information was requested and those benefits can be reasonably expected to result from the proposed described redevelopment or rehabilitation.
- f. The totality of benefits is sufficient to justify the deduction.

5. **NEW MANUFACTURING EQUIPMENT IS ELIGIBLE**

That the Common Council of the City of Auburn hereby resolves and declares that the manufacturing equipment described in the Statement of Benefits, Form SB-1, be hereafter eligible for property tax phase-in pursuant to the provisions of the above statute and ordinance. That the Common Council of the City of Auburn, Indiana, finds that the equipment described in the application with an approximate assessed cost of \$33,944,000.00 and an approximate assessed value of \$23,760,800.00 is dedicated for use as new manufacturing equipment.

The seven (7) year phase-in shall be as follows:

Year 1:	100% of the value of new manufacturing equipment shall be exempt from taxation.
Year 2:	85% of the value of new manufacturing equipment shall be exempt from taxation.
Year 3:	71% of the value of new manufacturing equipment shall be exempt from taxation.
Year 4:	57% of the value of new manufacturing equipment shall be exempt from taxation.
Year 5:	43% of the value of new manufacturing equipment shall be exempt from taxation.
Year 6:	29% of the value of new manufacturing equipment shall be exempt from taxation.
Year 7:	14% of the value of new manufacturing equipment shall be exempt from taxation.

No further exemptions shall be available after year seven (7) for the new manufacturing equipment.

**6. NEW LOGISTICAL DISTRIBUTION EQUIPMENT IS ELIGIBLE.**

That the Common Council of the City of Auburn hereby resolves and declares that the logistical distribution equipment described in the Statement of Benefits, Form SB-1, be hereafter eligible for property tax phase-in pursuant to the provisions of the above statute and ordinance. That the Common Council of the City of Auburn, Indiana, finds that the equipment described in the application with an approximate assessed cost of \$615,000.00 and an approximate assessed value of \$430,500.00 is dedicated for use as new logistical distribution equipment.

The seven (7) year phase-in shall be as follows:

- Year 1: 100% of the value of new logistical distribution equipment shall be exempt from taxation.
- Year 2: 85% of the value of new logistical distribution equipment shall be exempt from taxation.
- Year 3: 71% of the value of new logistical distribution equipment shall be exempt from taxation.
- Year 4: 57% of the value of new logistical distribution equipment shall be exempt from taxation.
- Year 5: 43% of the value of new logistical distribution equipment shall be exempt from taxation.
- Year 6: 29% of the value of new logistical distribution equipment shall be exempt from taxation.
- Year 7: 14% of the value of new logistical distribution equipment shall be exempt from taxation.

No further exemptions shall be available after year seven (7) for the new logistical distribution equipment.

**7. NEW INFORMATION TECHNOLOGY EQUIPMENT IS ELIGIBLE.** That the

Common Council of the City of Auburn hereby resolves and declares that the information technology (IT) equipment described in the Statement of Benefits, Form SB-1, be hereafter eligible for property tax phase-in pursuant to the provisions of the above statute and ordinance. That the Common Council of the City of Auburn, Indiana, finds that the new information technology (IT) equipment described in the application with an approximate assessed cost of \$318,000.00 and an approximate assessed value of \$222,600.00 is dedicated for use as new information technology (IT) equipment.



The seven (7) year phase-in shall be as follows:

- Year 1: 100% of the value of new IT equipment shall be exempt from taxation.
- Year 2: 85% of the value of new IT equipment shall be exempt from taxation.
- Year 3: 71% of the value of new IT equipment shall be exempt from taxation.
- Year 4: 57% of the value of new IT equipment shall be exempt from taxation.
- Year 5: 43% of the value of new IT equipment shall be exempt from taxation.
- Year 6: 29% of the value of new IT equipment shall be exempt from taxation.
- Year 7: 14% of the value of new IT equipment shall be exempt from taxation.

No further exemptions shall be available after year seven (7) for the new IT equipment.

8. **EFFECTIVE DATE** This resolution shall be effective upon its passage subject to the notice and hearing provisions of Indiana Code I.C. 6-1.1-12.1-2.5. The tax phase-in shall be effective from and after the date the Statement of Benefits was filed, which was January 22, 2024. The hearing contemplated by said statute was held at the time and the place designated for a regular meeting of the Common Council of the City of Auburn, Indiana, on **Tuesday, March 5, 2024**, at the City Hall Council Chambers, 210 East 9<sup>th</sup> Street in Auburn, Indiana, at **6:00 p.m.** At such meeting the Common Council, held a public hearing, confirmed the enabling ordinance, and the declaratory resolution herein, and took final action in determining whether the qualifications for new manufacturing equipment have been met and the Common Council will then confirm, modify, or rescind this original resolution. Such determination and final action by the Council shall be binding upon all affected parties, subject to the appeal procedures contemplated by Indiana Code I.C. 6-1.1-12.1-1, et seq. as amended from time to time.
9. The Real Estate set forth herein has been declared and designated to be an “economic revitalization area” as that term is defined in Ind. Code § 6-1.1-12.1-1 as amended from time to time.

10. Deductions from the assessed value of new manufacturing equipment installed in the economic revitalization area established by this Resolution within five (5) years of this Resolution, shall be allowed over a seven (7) year deduction period as determined as applicable by the City of Auburn and the DeKalb County governing authorities.
11. Deductions from the assessed value of new logistical distribution equipment installed in the economic revitalization area established by this Resolution within five (5) years of the date of this Resolution, shall be allowed over a seven (7) year deduction period as determined as applicable by the City of Auburn and the DeKalb County governing authorities.
12. Deductions from the assessed value of new information technology equipment installed in the economic revitalization area established by this Resolution within five (5) years of the date of this Resolution, shall be allowed over a seven (7) year deduction period as determined as applicable by the City of Auburn and the DeKalb County governing authorities.
13. The statement of benefits submitted by the Company on **January 22, 2024**, should be and is hereby approved.
14. For the Statement of Benefits submitted by the Company for the installation of manufacturing equipment, logistical distribution equipment, and information technology equipment, the Common Council makes the following findings of fact pursuant to Ind. Code § 6-1.1-12.1-4.5(c).
15. The estimate of the cost of the manufacturing equipment, logistical distribution equipment, and information technology equipment is reasonable for equipment of that type.

16. 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 installation of manufacturing equipment, logistical distribution equipment, and information technology equipment.
17. 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 manufacturing equipment, logistical distribution equipment, and information technology equipment.
18. Other benefits about which information was requested are benefits that can be reasonably expected to result from the proposed installation of manufacturing equipment, logistical distribution equipment, and information technology equipment.
19. The Common Council hereby finds and declares that:
  - a. Deductions from the assessed value of new manufacturing equipment installed in the economic revitalization area established by this Resolution within five (5) years of this Resolution, shall be allowed over a seven (7) year deduction period as determined as applicable by the City of Auburn and the DeKalb County governing authorities.
  - b. Deductions from the assessed value of new logistical distribution equipment installed in the economic revitalization area established by this Resolution within five (5) years of this Resolution, shall be allowed over a seven (7) year deduction period as determined as applicable by the City of Auburn and the DeKalb County governing authorities.

- c. Deductions from the assessed value of new information technology equipment installed in the economic revitalization area established by this Resolution within five (5) years of the date of this Resolution, shall be allowed over a seven (7) year deduction period as determined as applicable by the City of Auburn and the DeKalb County governing authorities.

**BE IT RESOLVED** by the Common Council, the Company's request for the adoption of the Waiver pursuant to Ind. Code §6-1.1-12.1-11.3 regarding the requirement that Statements of Benefits be filed before the initiation of the installation of new equipment for which a person desires to claim a deduction under Ind. Code § 6-1.1-12.1 should be considered by the Common Council at a public hearing.

20. **BE IT ALSO RESOLVED** by the Common Council, that there shall be published notice of the adoption and substance of this Resolution in accordance with Ind. Code §5-3-1, which notice shall name a date for the public hearing on the approval of the Statement of Benefits, and the request for adoption of the Waiver, and that at the conclusion of said public hearing the Common Council may take final action on said matters.

21. **PHASE-IN PERIOD** That the Common Council of the City of Auburn further resolves and declares that the applicant shall receive tax phase-in for new manufacturing equipment for seven (7) years. That the Common Council of the City of Auburn further resolves and declares that the applicant shall receive tax phase-in for new logistical distribution equipment for seven (7) years. That the Common Council of the City of Auburn further resolves and declares that the applicant shall

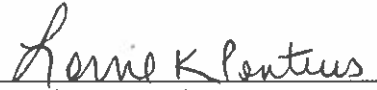
receive tax phase-in for new information technology equipment for seven (7) years. Should this Auburn facility of the applicant close and/or cease operations during the phase-in period any phase-in of taxes gained by this resolution ceases and applicant will immediately pay back any and all taxes abated by this resolution. By accepting tax phase-in, applicant hereby agrees to be bound by the terms hereof.

22. **ON SITE INSPECTION** Upon installation of the new equipment that is to receive tax phase-in the recipient shall notify the Clerk-Treasurer of the City of Auburn of the installation. Thereafter the recipient shall allow the City to inspect the equipment to ensure compliance on an annual basis throughout the period of phase-in.
23. **FILING WITH DEKALB COUNTY AUTHORITIES** Upon the adoption of this resolution the Clerk-Treasurer of the City of Auburn, Indiana, shall cause a certified copy of this resolution to be filed with the appropriate County Offices of DeKalb County, Indiana.

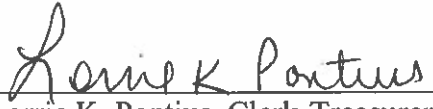
ADOPTED BY THE COMMON COUNCIL OF THE CITY OF AUBURN, INDIANA,  
ON THE 5 DAY OF March, 2024.

  
\_\_\_\_\_  
James Finchum, Councilmember


ATTEST:

  
\_\_\_\_\_  
Lorrie K. Pontius  
Clerk-Treasurer

Presented by me to the Mayor of the City of Auburn, Indiana, this me this 5<sup>th</sup> day of  
March, 2024.

  
\_\_\_\_\_  
Lorrie K. Pontius, Clerk-Treasurer

APPROVED AND SIGNED by me this 5<sup>th</sup> day of March, 2024.

  
\_\_\_\_\_  
David E. Clark, Jr., Mayor

**VOTING:**

**AYE**

**NAY**



Natalie DeWitt

James Finchum



Rod Williams



Dan Braun



Dave Bundy

Kevin Webb



Emily Prosser



### Exhibit A

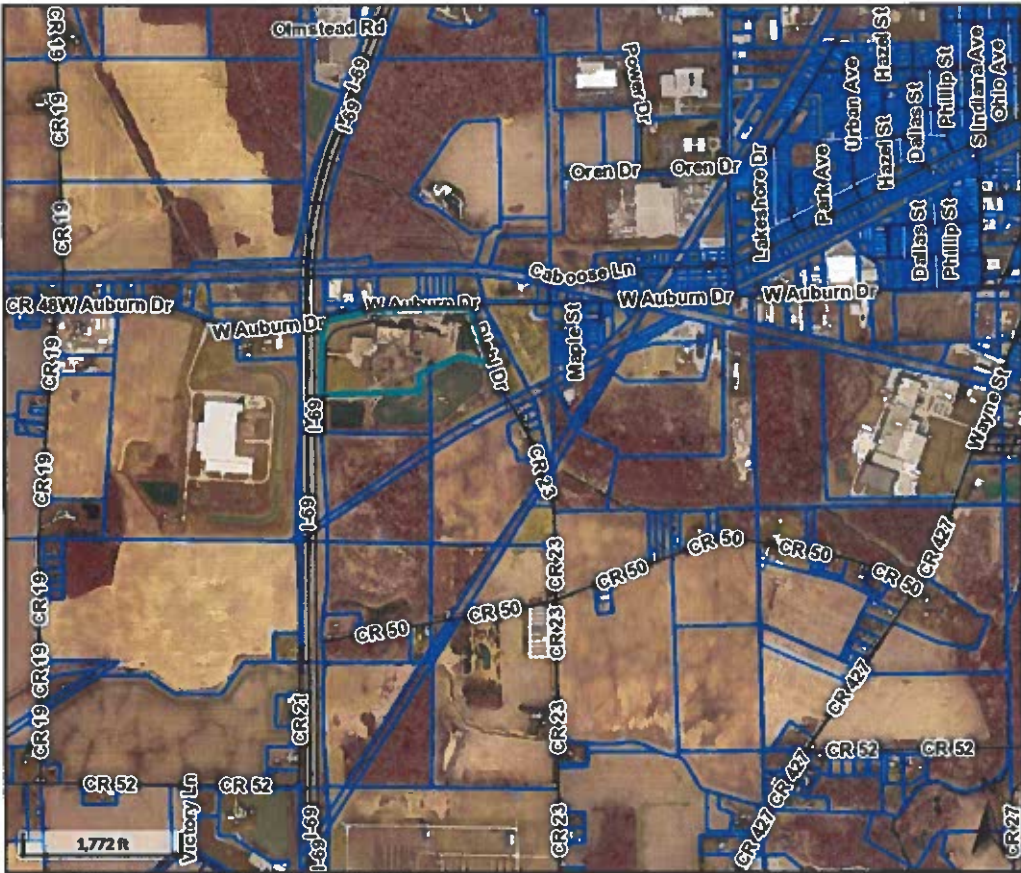
A tract of land located in the Northeast Quarter and in the Southeast Quarter of Section 1, T33N, R12E, in DeKalb County, the State of Indiana, more fully described as follows:

COMMENCING at an iron rod situated in the Northwest corner of said Northeast Quarter; thence North 89 degrees 39 minutes 51 seconds East (GPS Grid Basis of Bearings), a distance of 31.00 feet along the North line of said Northeast Quarter to a railroad spike situated in the Southwest corner of the Southeast Quarter of Section 36, T34N, R12E; thence North 89 degrees 58 minutes 50 seconds East, a distance of 214.30 feet along the North line of Northeast Quarter; thence South 00 degrees 20 minutes 10 seconds East, a distance of 194.56 feet along the East right-of-way line of Highway I-69 to a rebar stake with cap (D. A. Brown RLS #S0337), the TRUE POINT OF BEGINNING; thence North 77 degrees 21 minutes 50 seconds East, a distance of 438.76 feet along the South right-of-way line of County Road #48 to a rebar stake with cap (D. A. Brown RLS #S0337); thence Easterly, a distance of 416.97 feet along said South right-of-way line (being a circular arc that is concave to the South having a central angle of 12 degrees 37 minutes 00 seconds, having a radius of 1893.58 feet, and having a chord bearing of North 83 degrees 40 minutes 20 seconds East with a distance of 416.13 feet) to a rebar stake with cap (D. A. Brown RLS #S0337); thence North 89 degrees 58 minutes 50 seconds East, a distance of 221.22 feet along said South right-of-way line to a rebar stake with cap (D. A. Brown RLS #S0337); thence North 00 degrees 01 minute 10 seconds West, a distance of 8.00 feet along said South right-of-way line to a rebar stake with cap (D. A. Brown RLS #S0337); thence North 89 degrees 58 minutes 50 seconds East, a distance of 231.00 feet along said South right-of-way line to a rebar stake with cap (D. A. Brown RLS #S0337); thence South 00 degrees 01 minute 10 seconds East, a distance of 8.00 feet along said South right-of-way line to a rebar stake with cap (D. A. Brown RLS #S0337); thence North 89 degrees 58 minutes 50 seconds East, a distance of 263.28 feet along said South right-of-way line to a rebar stake with cap (D. A. Brown RLS #S0337); thence South 17 degrees 32 minutes 39 seconds East, a distance of 593.83 feet along a line parallel with and twenty (20) feet West of the West right-of-way line of County Road #23 to a rebar stake with cap (D. A. Brown RLS #S0337); thence North 89 degrees 57 minutes 05 Seconds East, a distance of 20.97 feet to a rebar stake with cap (D. A. Brown RLS #S0337); thence South 17 degrees 35 minutes 22 seconds East, a distance of 97.03 feet along said West right-of-way line to a rebar stake with cap (D. A. Brown RLS #S0337); thence South 21 degrees 02 minutes 52 seconds East, a distance of 210.00 feet along said West right-of-way line to a rebar stake with cap (D. A. Brown RLS #S0337); thence South 30 degrees 51 minutes 47 seconds East, a distance of 179.25 feet along said West right-of-way line to a rebar stake with cap (D. A. Brown RLS #S0337) in the North right-of-way line of the former Vandalia Railroad (now abandoned); thence South 30 degrees 46 minutes 36 seconds East, a distance of 100.18 feet along said West right-of-way line to a rebar stake with cap (D. A. Brown RLS #S0337); thence North 62 degrees 39 minutes 15 seconds East, a distance of 20.04 feet along the South right-of-way line of said former Vandalia Railroad to a marker spike with tag (D. A. Brown RLS #S0337); thence South 30 degrees 46 minutes 36 seconds East, a distance of 363.30 feet along the centerline of said County Road #23 to a marker spike with tag (D. A. Brown RLS #S0337); thence Southerly, a distance of 192.40 feet along said centerline (being a circular arc that is concave to the West having a central angle of 20 degrees 02 minutes 34 seconds, having a radius of 550.00 feet, and having a chord bearing of South 20 degrees 45 minutes 19 seconds East with a distance of 191.42 feet) to a marker spike with tag (D. A. Brown RLS #S0337); thence South 10 degrees 44 minutes 02 seconds East, a distance of 172.06 feet along said centerline to a marker spike with tag (D. A. Brown RLS #S0337); thence Southerly, a distance of 179.19 feet along said centerline (being a circular arc that is concave to the East having a central angle of 25 degrees 39 minutes 59 seconds, having a radius of 400.00 feet, and having a chord bearing of South 23 degrees 34 minutes 02 seconds East with a distance of 177.69 feet) to a marker spike with tag (D. A. Brown RLS #S0337); thence South 36 degrees 24 minutes 01 second East, a distance of 57.04 feet along said centerline to a marker spike with tag (D. A. Brown RLS #S0337); thence Southerly, a distance of 174.34 feet along said centerline (being a circular arc that is



concave to the West having a central angle of 35 degrees 34 minutes 00 seconds, having a radius of 280.85 feet, and having a chord bearing of South 18 degrees 37 minutes 01 second East with a distance of 171.55 feet) to a railroad spike; thence South 00 degrees 50 minutes 01 second East a distance of 20.09 feet along the East line of said Northeast Quarter to a marker spike with tag (D. A. Brown RLS #S0337) in the Northeast corner of the tract of land conveyed to Bauman in DeKalb County Deed Record Book 120, page 315 (said Marker Spike also being 431.50 feet North 00 degrees 50 minutes 01 second West from a Harrison marker situated in the Southeast corner of said Northeast Quarter); thence South 88 degrees 51 minutes 39 seconds a distance of 256.91 feet along the North line of said Bauman tract to a rebar stake with cap (D. A. Brown RLS #S0337) in the Northwest corner thereof; thence South 31 degrees 48 minutes 05 seconds West, a distance of 1387.33 feet along the Easterly right-of-way line of the former Fort Wayne and Jackson Railroad (now abandoned) to a rebar stake with cap (D. A. Brown RLS #S0337); thence South 79 degrees 11 minutes 40 seconds West, a distance of 135.87 feet along the North right-of-way line of County Road #50 to a rebar stake with cap (D. A. Brown RLS #S0337); thence North 31 degrees 48 minutes 05 seconds East a distance of 927.07 feet along the Westerly right-of-way line said Fort Wayne and Jackson Railroad to a rebar stake with cap (D. A. Brown RLS #S0337) (said rebar stake being 639.21 feet North 89 degrees 07 minutes 48 seconds West from a Harrison Marker situated in the Northeast corner of said Southeast Quarter); thence North 89 degrees 07 minutes 48 seconds West, a distance 731.97 feet along the North line of the Northeast Quarter of said Southeast Quarter to a stone in the Northwest corner thereof; thence North 00 degrees 11 minutes 34 seconds West, a distance 1184.85 feet along the East line of the West Half of said Northeast Quarter to a rebar stake with cap (FIRM 0042); thence North 89 degrees 19 minutes 36 seconds West, a distance of 1137.95 feet to a rebar stake with cap (FIRM 0042); thence following the East right-of-way line of Highway I-69 along the following courses and distances: North 00 degrees 20 minutes 10 seconds West for 462.99 feet to a rebar stake with cap (D. A. Brown RLS #S0337), North 01 degree 05 minutes 46 seconds East for 600.19 feet to a rebar stake with cap (D. A. Brown RLS #S0337), North 16 degrees 21 minutes 48 seconds East for 104.40 feet to a rebar stake with cap (D. A. Brown RLS #S0337), and North 00 degrees 20 minutes 10 seconds West for 44.12 feet to the POINT OF BEGINNING, said survey to contain 90.12 acres, more or less, of which 88.03 acres, more or less, are within said Northeast Quarter and 2.09 acres, more or less, are within said Southeast Quarter.

### Exhibit B



#### Overview



#### Legend

- Tax Parcel Info
- Street
- Alley
- Street
- Intersections

<b>Parcel ID</b>	22-09-01-202-003	<b>Alternate ID</b>	22-09-01-202-003	<b>Owner Address</b>	Metal Technologies Auburn, LLC 1401 S Grandstaff Dr Auburn, IN 46706
<b>Sec/Twp/Rng</b>	0001-0033-12	<b>Class</b>	INDUSTRIAL FOUNDRIES & HEAVY MANUFACTURING		
<b>Property Address</b>	1537 W Auburn Dr Auburn	<b>Acreage</b>	29.28		
<b>District</b>	Auburn Keyser 012				
<b>Brief Tax Description</b>	pt NW1/4 NE1/4				



**STATEMENT OF BENEFITS  
PERSONAL PROPERTY**

State Form 51764 (R5 / 1-21)  
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**

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 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.
2. 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.
3. 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.
4. 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)
5. 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 <b>METAL TECHNOLOGIES AUBURN, LLC</b>			Name of contact person <b>TYLER HENN</b>						
Address of taxpayer (number and street, city, state, and ZIP code) <b>1401 S GRANDSTAFF DRIVE AUBURN IN 46706</b>				Telephone number <b>( 260 ) 572-1461</b>					
SECTION 2 LOCATION AND DESCRIPTION OF PROPOSED PROJECT									
Name of designating body <b>CITY OF AUBURN</b>				Resolution number (s)					
Location of property <b>1537 W AUBURN DRIVE AUBURN IN 46706</b>			County <b>DEKALB</b>	DLGF taxing district number <b>17012</b>					
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.) <b>SEE ATTACHED</b>			<b>ESTIMATED</b>						
			START DATE		COMPLETION DATE				
			Manufacturing Equipment	02/01/2024	02/28/2028				
			R & D Equipment						
			Logist Dist Equipment	02/01/2024	02/28/2028				
IT Equipment	02/01/2024	02/28/2028							
SECTION 3 ESTIMATE OF EMPLOYEES AND SALARIES AS RESULT OF PROPOSED PROJECT									
Current Number <b>301</b>	Salaries <b>\$22,255,796</b>	Number Retained <b>301</b>	Salaries <b>\$22,255,796</b>	Number Additional <b>0</b>	Salaries <b>0</b>				
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	43,806,390	13,102,366						
	Plus estimated values of proposed project	33,944,000	23,760,800			615,000	430,500	318,000	222,600
	Less values of any property being replaced								
Net estimated values upon completion of project	77,750,390	36,863,166			615,000	430,500	318,000	222,600	
SECTION 5 WASTE CONVERTED AND OTHER BENEFITS PROMISED BY THE TAXPAYER									
Estimated solid waste converted (pounds) _____			Estimated hazardous waste converted (pounds) _____						
Other benefits:									
SECTION 6 TAXPAYER CERTIFICATION									
I hereby certify that the representations in this statement are true.									
Signature of authorized representative <i>Tyler Henn</i>				Date signed (month, day, year) <b>1/8/24</b>					
Printed name of authorized representative <b>Tyler Henn</b>			Title <b>Director of Finance</b>						



Metal Technologies Auburn, LLC Equipment Attachment To Form SB-1/PP		
Equipment	Cost	
<b>Manufacturing Equipment</b>		
Electrical Spares / Arc Flash Improvements	\$ 100,000	
Evacuation alarm system	\$ 25,000	
Loading dock safety - Dock Locks	\$ 77,000	
Keller Units	\$ 150,000	
RF Machine	\$ 300,000	
Autopour Forms (\$15k each)	\$ 120,000	
Ignition Step 2	\$ 150,000	
Inoc Feeders	\$ 40,000	
MCC-E	\$ 180,000	
Melter Re-Hose and Buss Bar	\$ 200,000	
Multi cooler moisture controller replacement	\$ 75,000	
Tundish Ladle jig	\$ 30,000	
Tundish Shells (\$20k each)	\$ 60,000	
#3 and #4 AMC Heaters	\$ 100,000	
Hot Shots (2)	\$ 150,000	
Robot Filter Setter	\$ 85,000	
Robotic Cells	\$ 1,450,000	
Airwash - Borings Dryer	\$ 550,000	
Breathing Air Filter (Suitcase Replacement)	\$ 30,000	
Charge Crane Electrical Cabinet	\$ 400,000	
Manlift	\$ 50,000	
Melt Shunts	\$ 110,000	
New Furnace Coils	\$ 240,000	
Miscellaneous auxillary equipment	\$ 7,380,000	
		\$ 12,052,000
<b>Anticipated Investment</b>		
Backend - Line 1 & 2	\$ 13,600,000	
Core LFB 25	\$ 1,292,000	
Disa 1&2 D3-X	\$ 7,000,000	
<b>Total Anticipated Investment</b>		\$ 21,892,000
<b>Total Manufacturing Equipment</b>		\$ 33,944,000
<b>Logistics Equipment</b>		
Front Loader	\$ 150,000	
Forklifts	\$ 380,000	
Broderson	\$ 85,000	
<b>Total Logistics Equipment</b>		\$ 615,000
<b>IT Equipment</b>		
Verkada Security Cameras	\$ 20,000	
Servers and Storage	\$ 170,000	
Plant Radio Upgrade	\$ 128,000	
<b>Total IT Equipment</b>		\$ 318,000



**CITY OF AUBURN, INDIANA**

**DAVE CLARK, MAYOR**

210 E Ninth St Auburn, IN 46706

mayor@ci.auburn.in.us

**TAX PHASE-IN CHAIR COUNCEL MEN MR. KEVIN WEBB**

210 E Ninth St Auburn, IN 46706

Webb-District2@ewebb.com

**TAX PHASE-IN COMMITTEE QUESTIONNAIRE**

The following questions are not on the SB-1 form but will help provide information to the Committee. The Committee will then review the responses herein when considering a request for a tax phase-in on Real Property or Personal Property. Please fill out and submit this form to the City of Auburn, Clerks Office, before the next Committee meeting. Please answer, to the best of your knowledge, the following questions:

1. Will new employees be Part-time or Full-time?

ANSWER: This project modernizes our foundry to help us remain viable in the future and competitive with both our competition across the globe, as well as, how work is allocated internally across our footprint in the United States and Mexico. Much of the investment involves technology and state-of-the-art equipment to increase productivity and appeal to new customer demand without the need to add additional manhours. This investment will allow us to maintain our existing employment base and help secure our long-term success and sustainability.

2. Will they have a benefit package? Please list details.

ANSWER: Existing benefits for Salaried & Hourly Employees include:

401K Plan, Major Medical Plan, Disability Coverage, Dental Coverage, Vision Coverage, Life and AD&D Coverage, Paid Holidays, PTO, Vacation Time, Section 529 matching plan, YMCA membership subsidy, Education Assistance Program and Employee Assistance Program.

Additional benefits for Hourly employees include Shift Premium Program.

Additional benefits for Salary employees include a Yearly Bonus and Salary Continuation.

3. What does your company produce or what services do you provide?

ANSWER: We are a premier metal casting company. Metal Technologies Auburn (MTA) produces high quality gray iron and ductile iron for a variety of industries such as Automotive, Appliance, Heavy Truck and Trailer Axle via a high speed, continuous flow process (as opposed to a cellular facility). This singular continuous process will produce over 120,000 tons of castings in the form of over 400 different active castings of different sizes and shapes for over 40 customers this year.

4. Do you have other locations and where is your headquarters located?

ANSWER: We have multiple plant locations. Our iron foundry facilities are located in Auburn IN, Ravenna MI, Three Rivers MI, Hibbing MN and San Luis Potosi MX. We also have machining capabilities with facilities located in Hillsdale MI and San Luis Potosi MX.

Our corporate headquarters is located at 1401 S Grandstaff Dr. Auburn IN.

5. Do you have a Research & Development Department?

ANSWER: Our product engineering team sits in our Auburn corporate office and includes a significant focus on R&D activities as part of their job responsibilities. A main component of our success is continuous improvement via testing and experimentation of processes, workflows and technologies. Many of these take place at MTA due to their size as our largest foundry, as well as their proximity to our corporate office. Recent successful projects include process automation controls, new tooling designs, filter setter robots, auto-pour lid lifters, 3d scanning and printing systems, auto grind and stacking robots and scrap reduction initiatives.

6. Where is your warehousing/distribution system?

ANSWER: MTA's buildings are all owned outright. Our foundry is located at 1537 W Auburn Dr. We also own a separate warehouse located at 517 W 9th Street, however this is mainly used for storage and is generally not involved in day-to-day foundry operations.

MTA's full manufacturing process is as follows: MTA houses a process where recycled ferrous scrap materials are melted down to liquid form, transported and poured into high-speed sand molds for casting production. After solidification, the sand is removed, and the castings are processed for shipping to customers directly from the plant. This facility serves the aforementioned industries by way of a product mix that includes Crankshafts, Intermediate and Clutch Plates, Clutch Brackets, Brake Rotors, Bearing Caps, Drums, NVM Damper Rings, Housings, Transmission Sprockets, Torsion Bar, Adjusters, and Pump Bodies among many others.

7. What are your information tech needs?

ANSWER: Auburn Essential Services has been and will continue to be used. Additionally, MTA utilizes a number of information technologies including industrial internet of things, machine visual inspection, sensor technologies and utilization of our industrial controls network that connects all our systems throughout North America for real-time tracking and status alerts.

8. What are your future plans after this improvement plan is complete?

ANSWER: The proposed project is a multi-year investment that the corporate office and MTA are excited about potentially implementing. Our overall goal is to remain competitive and grow our business not only in the near term but also well into the future. The current project is the next step to reaching that goal. Future investment plans will of course be dictated by market factors, technology and availability of potential employees among others.

9. Do you partner with community groups? Please list.

ANSWER: Both MTA and the corporate office (MTI) have significant involvement in the community. Specific to MTA, each year the plant adopts at least one "Christmas family" that employees donate money or gift items to before delivering to the family. MTA also donates hams and turkeys during Thanksgiving and Christmas. Employees also donate heavily to United Way and participate in their Day of Caring. Lastly, MTA sponsors a number of other activities in the community at the surrounding high schools and beyond.



Specific to the MTI corporate office, much of the same as MTA is done. We also have a Caring Christmas that includes food donations to the Warm A Heart food pantry in Waterloo, matching contributions to charities and employees voting for specific charities to receive larger gifts. Lastly, MTI's chairman, Rick James, has a number of philanthropic ventures through personal giving and the James Foundation that have had and continue to have a significant positive impact on the Auburn community.

10. How will your company effect air and water pollution?

ANSWER: Power usage largely dictates a foundry's carbon footprint which is why Metal Technologies utilizes electric melting, the cleanest available method for foundries. Due to the relationship with our utility providers, portions of MTI's facilities energy needs are powered by "Carbon Free" electricity. We do not anticipate any material change in our environmental impact. In addition, we have invested substantially in air pollution control equipment and meet all environmental requirements for emissions. Lastly, MTI recently developed the first carbon neutral iron casting in the entirety of North America as part of our Sustainability Roadmap initiative.

11. Will there be noise or odors emitted from your company?

ANSWER: We do not anticipate any increased noise or odors as a result of this investment.

12. Please list your name, address, email/phone of company contact.

ANSWER: Tyler Henn, CPA; 1401 S. Grandstaff Dr. Auburn IN 46706  
[Thenn@Metal-technologies.com](mailto:Thenn@Metal-technologies.com) Phone: 260-572-1461

13. Please add any pertinent information below:

None at this time.