



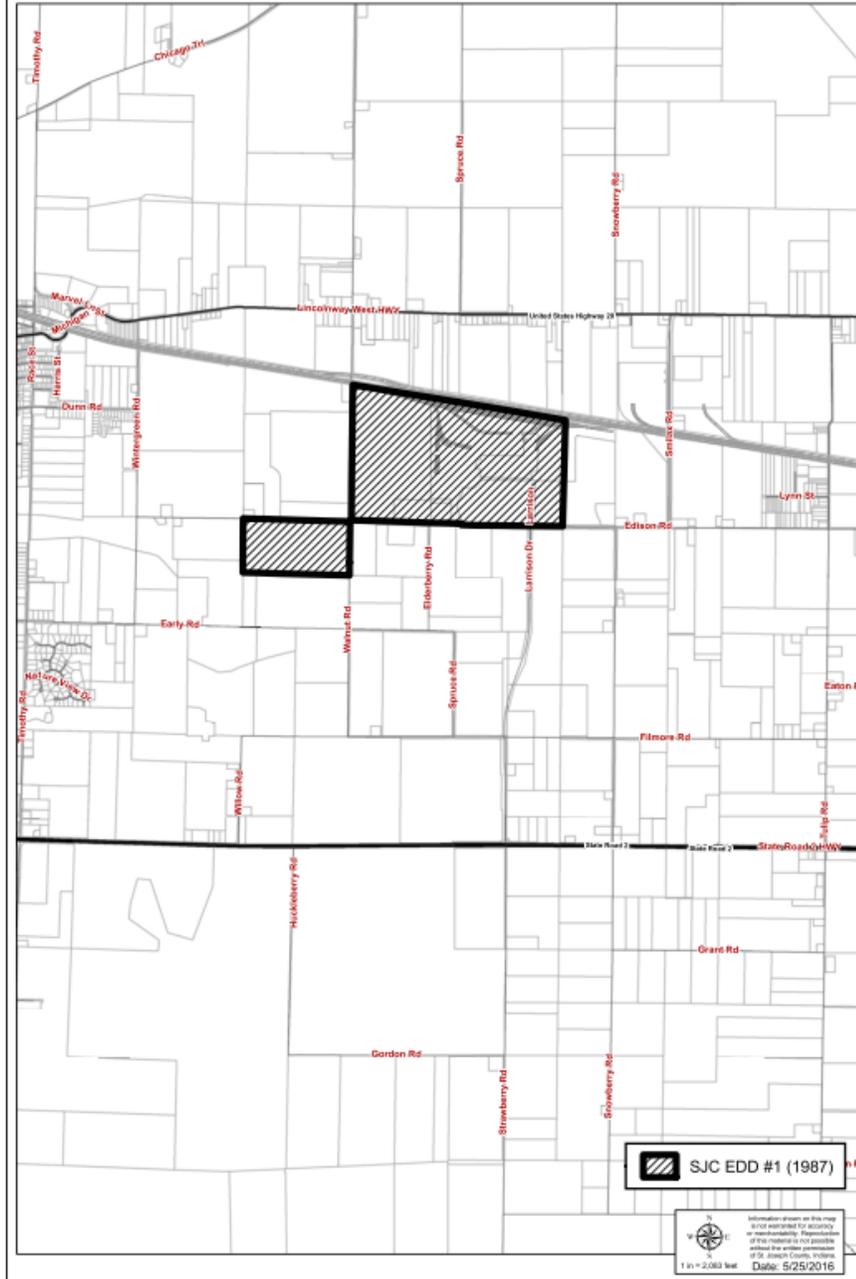
# New Carlisle Economic Development Area

HISTORICAL OVERVIEW

# SJC EDD #1 (1987)

- ▶ St. Joseph County Economic Development District #1 was established in 1987 in response to the I/N Tek and I/N Kote projects
- ▶ Basic purpose of the area was to facilitate infrastructure development related to the new projects

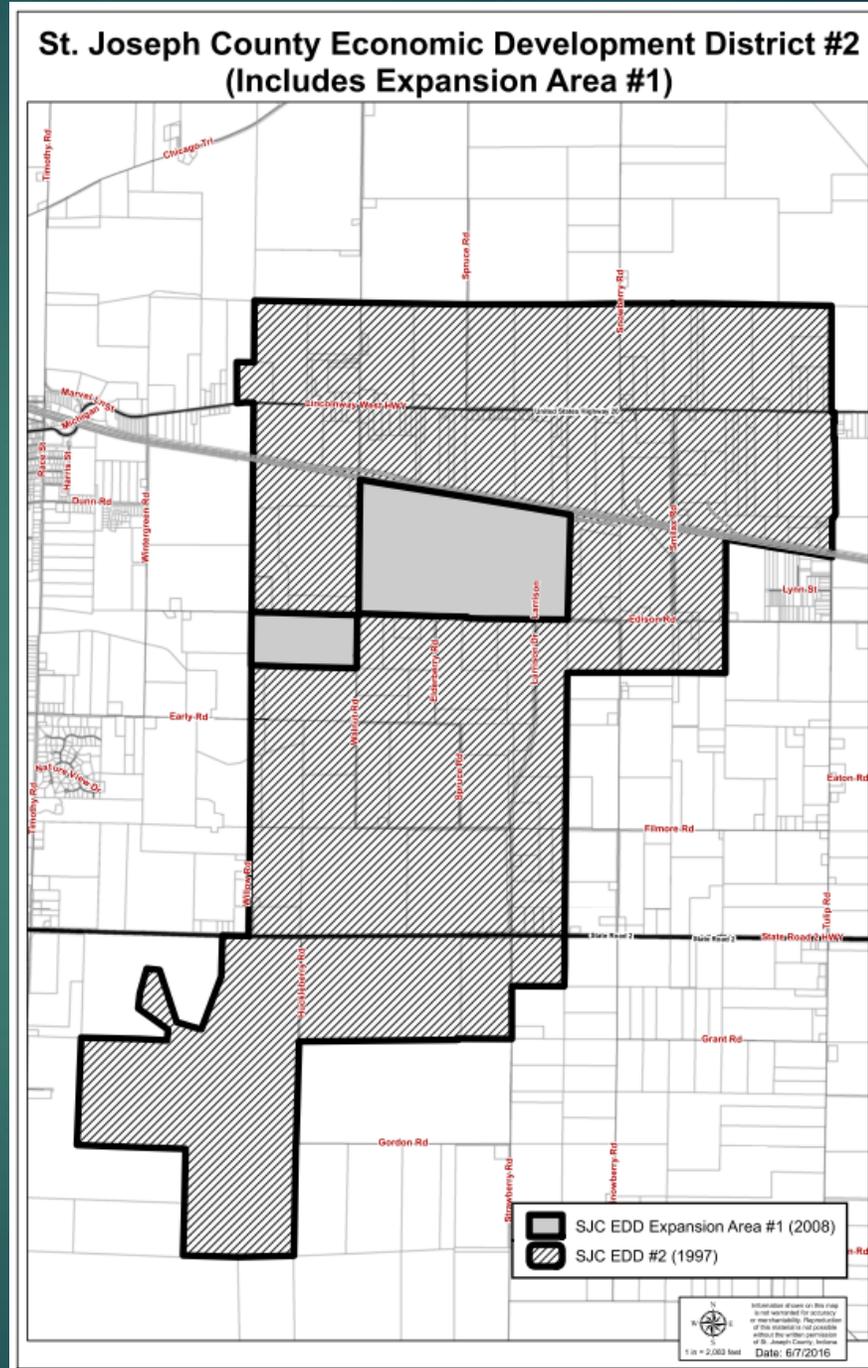
## St. Joseph County Economic Development District #1





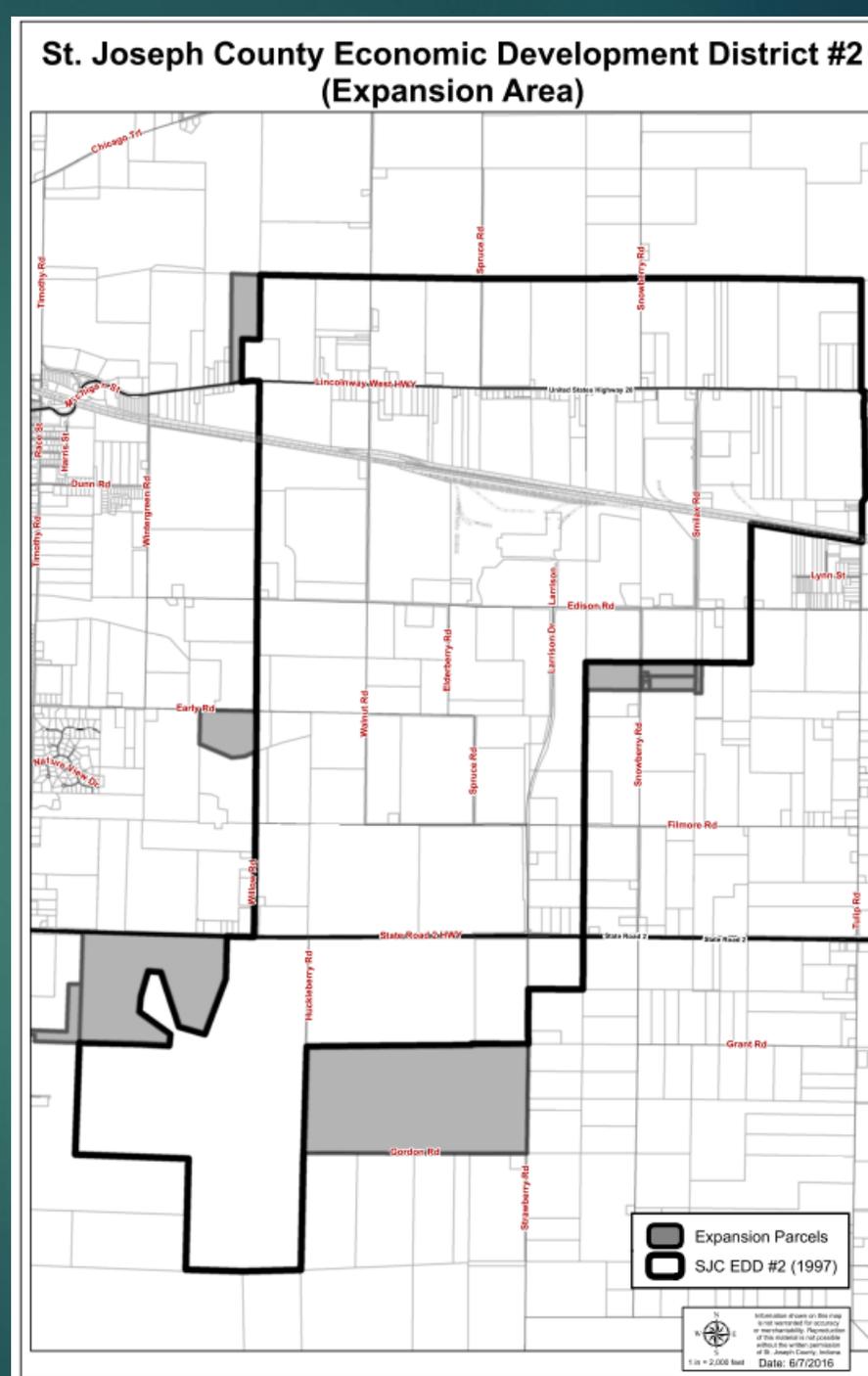
# SJC EDD #2/EA #1 (2008)

- ▶ In 2008, EDD #1 was set to expire based upon bond payments being completed
- ▶ EDD #2 boundaries were expanded to allow for capture of new increment from development in Expansion Area #1.
- ▶ Ordinance identified “Designated Taxpayers” which allowed Expansion Area #1 to collect Personal Property Tax from I/N Tek, I/N Kote and Air Gas



# SJC EDD #2 Expansion of Area

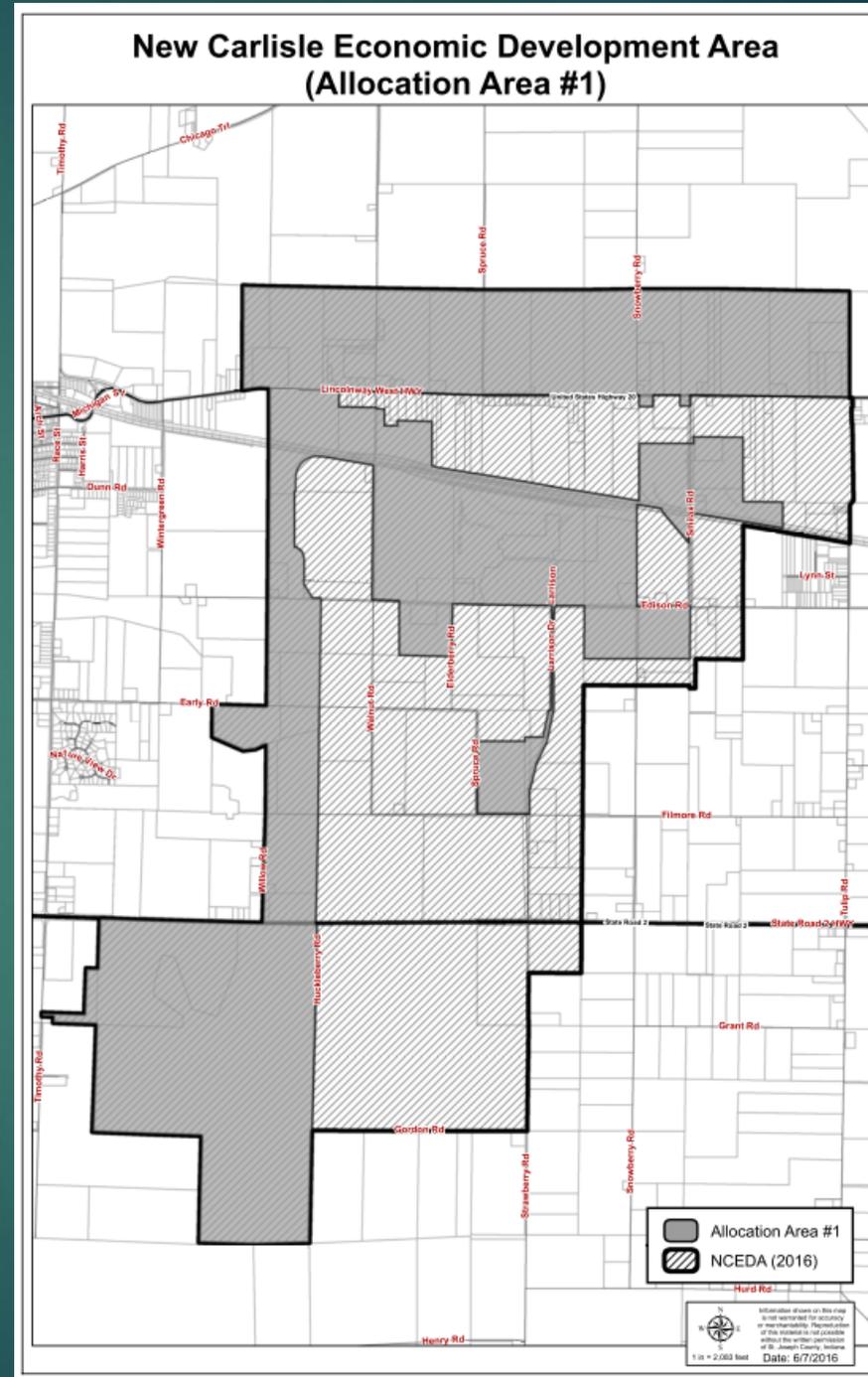
- ▶ Adds 12 parcels to boundary of Economic Development Area
- ▶ Adds 3 “remnant” parcels that are presently in SJC EDD #2
- ▶ New parcels include AEP property adjacent to existing AEP Solar site, Bendix Woods County Park, and parcels under common ownership





# NCEDA - Allocation Area #1

- ▶ Allocation Area #1 is a “pruned” area that includes those parcels presently generating Real Property TIF increment
- ▶ Allocation Area #1 will be the support basis for a TIF bond to fund the SJEC Water & Sewer Project and other designated projects
- ▶ Allocation Area #1 will expire in 2027



# NCEDA - Allocation Area #1

- ▶ Allocation Area #1 includes the “Designated Taxpayers” identified in the Expansion Area #1 documentation (I/N Tek, I/N Kote, and AirGas)
- ▶ Expansion Area #1 will expire in 2038

