

**RESOLUTION NO. 2024-09**

**A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF  
HOBART, INDIANA AFFIRMING A PROPERTY OWNER'S  
SUBSTANTIAL COMPLIANCE WITH ITS STATEMENT OF BENEFITS  
PERTAINING TO A PERSONAL PROPERTY TAX ABATEMENT**

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**WHEREAS**, the Common Council of the City of Hobart, Indiana ("Council") adopted Resolution Nos. 2021-17 and 2021-18 designating and confirming an Economic Revitalization Area in the area commonly known as 2400 East 69<sup>th</sup> Avenue within the boundaries of Hobart, IN, for purposes of personal property tax abatement;

**WHEREAS**, the Council also adopted Resolution No. 2021-19 approving a development agreement for the same purpose;

**WHEREAS**, the aforementioned resolutions and development agreement contemplated that the personal property owner, now known as **Allied Tube & Conduit Corporation ("Allied Tube")**, would install "new manufacturing equipment," as defined in Ind. Code § 6-1.1-12.1-1(3), in the estimated amount of \$34,979,000 with an estimated assessed value of \$10,493,700;

**WHEREAS**, Allied Tube recently filed its compliance with statement of benefits form (CF-1 / PP) for tax assessment year 2024 (pay 2025) (**Exhibit A**) showing that its investment in the installation of new manufacturing equipment significantly exceeded its 2021 estimates and that the total amount invested was \$51,387,355 with an estimated assessed value of \$20,583,539 ;

**WHEREAS**, the Council has considered Allied Tube's compliance with statement of benefits form (CF-1 / PP) for tax assessment year 2024 (pay 2025) under Ind. Code §§ 6-1.1-12.1-5.6(a) and -5.9(b), and the Council now desires to affirm Allied Tube's compliance with its statement of benefits and to affirm the application of the deduction schedule previously approved in Resolution Nos. 2021-17 and 2021-18 to Allied Tube's greater investment in the new manufacturing equipment.

**NOW, THEREFORE, BE IT RESOLVED** by the Common Council of the City of Hobart, as follows:

1. As required in Section 1.d. of the development agreement approved in Resolution No. 2021-19, Allied Tube shall pay an additional exaction fee in the amount of \$164,083.55.

2. The Common Council of the City of Hobart hereby determines and finds the following:

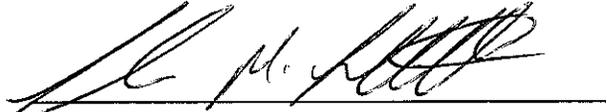
- a. Allied Tube's compliance with statement of benefits form (CF-1 / PP) for tax assessment year 2024 (pay 2025) complies with the statement of benefits attached to Resolution No. 2021-17; and

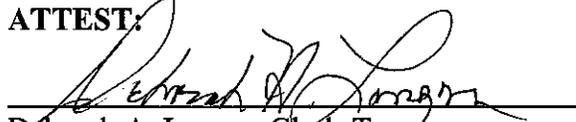
- b. the deduction schedule previously approved in Resolution Nos. 2021-17 and 2021-18 may be applied to the greater investment in the new manufacturing equipment indicated in Allied Tube's compliance with statement of benefits form (CF-1 / PP) for tax assessment year 2024 (pay 2025).

3. The Common Council of the City of Hobart directs the Clerk to cause a certified copy of this resolution to be mailed to Allied Tube, the Lake County Auditor, and the Lake County and Ross Township Assessors.

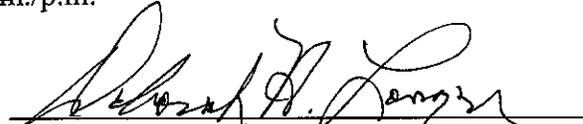
4. This resolution shall be in full force and effect from and after its adoption by the Common Council.

**PASSED AND ADOPTED** by the Common Council of the City of Hobart, Lake County, Indiana on the 30<sup>th</sup> day of July, 2024, by a vote of 7 in favor and 0 opposed.

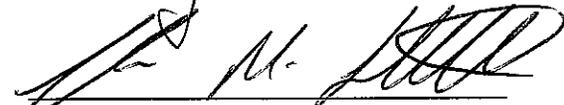
  
Josh Huddlestun  
Presiding Officer

**ATTEST:**  
  
Deborah A. Longer, Clerk-Treasurer

**PRESENTED** by me to the Mayor of the City of Hobart, Indiana, on the 30<sup>th</sup> day of July, 2024 at 6:45 ~~am~~/p.m.

  
Deborah A. Longer, Clerk-Treasurer

**APPROVED, SIGNED AND RETURNED** by me to the Common Council of the City of Hobart, Lake County, Indiana this 30<sup>th</sup> day of July, 2024.

  
Josh Huddlestun, Mayor

**ATTEST:**  
  
Deborah A. Longer, Clerk-Treasurer

# Exhibit A



## COMPLIANCE WITH STATEMENT OF BENEFITS PERSONAL PROPERTY

Slate Form 51765 (R7 / 12-22)

Prescribed by the Department of Local Government Finance

**PRIVACY NOTICE**  
This form contains confidential information pursuant to IC 6-1.1-35-9 and IC 6-1.1-12.1-5.6.

**FORM CF-1 / PP**

2024 Pay 2025

- INSTRUCTIONS:**
1. Property owners whose Statement of Benefits was approved must file this form with the local designating body to show the extent to which there has been compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.6)
  2. This form must be filed with the Form 103-ERA Schedule of Deduction from Assessed Value between January 1 and May 15, unless a filing extension under IC 6-1.1-3.7 has been granted. A person who obtains a filing extension must file between January 1 and the extended due date of each year.
  3. With the approval of the designating body, compliance information for multiple projects may be consolidated on one (1) compliance form (CF-1).

### SECTION 1 TAXPAYER INFORMATION

Name of Taxpayer <b>Allied Tube &amp; Conduit Corporation</b>		County <b>LAKE</b>
Address of Taxpayer (number and street, city, state, and ZIP code) <b>2400 E. 69TH AVENUE MERRILLVILLE, IN 46410</b>		DLGF Taxing District Number <b>46</b>
Name of Contact Person <b>LEAH KILBANE</b>	Telephone Number <b>(708) 915-1699</b>	Email Address <b>LKILBANE@ATKORE.COM</b>

### SECTION 2 LOCATION AND DESCRIPTION OF PROPERTY

Name of Designating Body <b>HOBART COMMON COUNCIL</b>	Resolution Number <b>2021-08</b>	Estimated State Date (month, day, year) <b>05/01/2022</b>
Location of Property <b>2400 E. 69TH AVENUE MERRILLVILLE, IN 464100</b>		Actual Start Date (month, day, year)
Description of new manufacturing equipment, new research and development equipment, new information technology equipment, or new logistical distribution equipment to be acquired. <b>A \$34,979,000 equipment investment to be used in the secondary fabrication,</b>		Estimated Completion Date (month, day, year) <b>12/01/2023</b>
		Actual Completion Date (month, day, year)

### SECTION 3 EMPLOYEES AND SALARIES

EMPLOYEES AND SALARIES	AS ESTIMATED ON SB-1	ACTUAL
Current Number of Employees	0	0
Salaries	0	0
Number of Employees Retained	0	0
Salaries	0	0
Number of Additional Employees	73	98
Salaries	\$3,990,991	\$6,790,606

### SECTION 4 COST AND VALUES

AS ESTIMATED ON SB-1	MANUFACTURING EQUIPMENT		RESEARCH & DEVELOPMENT EQUIPMENT		LOGISTICAL DISTRIBUTION EQUIPMENT		IT EQUIPMENT	
	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE
Values Before Project	\$	\$	\$	\$	\$	\$	\$	\$
Plus: Values of Proposed Project	\$ 34,979,000	\$ 10,493,700	\$	\$	\$	\$	\$	\$
Less: Values of Any Property Being Replaced	\$	\$	\$	\$	\$	\$	\$	\$
Net Values Upon Completion of Project	\$	\$	\$	\$	\$	\$	\$	\$
ACTUAL	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE
Values Before Project	\$	\$	\$	\$	\$	\$	\$	\$
Plus: Values of Proposed Project	\$ 51,387,355	\$ 20,583,539	\$	\$	\$	\$	\$	\$
Less: Values of Any Property Being Replaced	\$	\$	\$	\$	\$	\$	\$	\$
Net Values Upon Completion of Project	\$	\$	\$	\$	\$	\$	\$	\$

**NOTE:** The COST of the property is confidential pursuant to IC 6-1.1-12.1-5.6(c).

### SECTION 5 WASTE CONVERTED AND OTHER BENEFITS PROMISED BY THE TAXPAYER

WASTE CONVERTED AND OTHER BENEFITS	AS ESTIMATED ON SB-1	ACTUAL
Amount of Solid Waste Converted	N/A	N/A
Amount of Hazardous Waste Converted	N/A	N/A
Other Benefits: <b>Additional benefits around salary - Refer to Council Application</b>		

### SECTION 6 TAXPAYER CERTIFICATION

I hereby certify that the representations in this statement are true.

Signature of Authorized Representative <i>Shawn Sullivan</i>	Title <b>Vice President, Tax</b>	Date Signed (month, day, year) <b>05/13/2024</b>
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# Exhibit A

**OPTIONAL: FOR USE BY A DESIGNATING BODY WHO ELECTS TO REVIEW THE COMPLIANCE WITH STATEMENT OF BENEFITS (FORM CF-1)**

**INSTRUCTIONS:** (IC 6-1.1-12.1-5.9)

1. Within forty-five (45) days after receipt of this form, the designating body may determine whether or not the property owner has substantially complied with the Statement of Benefits.
2. If the property owner is found **NOT** to be in substantial compliance, the designating body shall send the property owner written notice. The notice must include the reasons for the determination, including the date, time, and place of a hearing to be conducted by the designating body. If a notice is mailed to a property owner, a copy of the written notice will be sent to the county assessor and the county auditor.
3. Based on the information presented at the hearing, the designating body shall determine whether or not the property owner has made a reasonable effort to substantially comply with the Statement of Benefits and whether any failure to substantially comply was caused by factors beyond the control of the property owner.
4. If the designating body determines that the property owner has **NOT** made a reasonable effort to comply, the designating body shall adopt a resolution terminating the deduction. The designating body shall immediately mail a certified copy of the resolution to: (1) the property owner; (2) the county auditor; and (3) the county assessor.

We have reviewed the CF-1 and find that:			
<input checked="" type="checkbox"/>	The property owner <b>IS</b> in substantial compliance		
<input type="checkbox"/>	The property owner <b>IS NOT</b> in substantial compliance		
<input type="checkbox"/>	Other (specify) _____		
Reasons for the Determination (attach additional sheets if necessary)			
Signature of Authorized Member <i>Mark [Signature]</i>			Date Signed (month, day, year) 7/3/24
Attested By <i>[Signature]</i>		Designating Body Common Council	
If the property owner is found not to be in substantial compliance, the property owner shall receive the opportunity for a hearing. The following date and time has been set aside for the purpose of considering compliance.			
Time of Hearing	<input type="checkbox"/> AM <input type="checkbox"/> PM	Date of Hearing (month, day, year)	Location of Hearing

HEARING RESULTS (to be completed after the hearing)	
<input type="checkbox"/> Approved	<input type="checkbox"/> Denied (see instruction 5 above)
Reasons for the Determination (attach additional sheets if necessary)	
Signature of Authorized Member	
Date Signed (month, day, year)	
Attested By	Designating Body

APPEAL RIGHTS [IC 6-1.1-12.1-5.9(e)]
A property owner whose deduction is denied by the designating body may appeal the designating body's decision by filing a complaint in the office of the clerk of the Circuit or Superior Court together with a bond conditioned to pay the costs of the appeal if the appeal is determined against the property owner.

## CITY OF HOBART

### AGENDA ITEM REQUEST FORM

(Please Print)

Meeting Date: July 3, 2024

         Board of Public Works (3:30 p.m.)

Common Council (6:00 p.m.)

Item to be Added to Agenda: Resolution # 2024 - A resolution  
of the Common Council of the City of Hobart, Indiana,  
Brief Description of Request for Consideration: Affirming a property owner's substantial compliance with  
its statement of benefits pertaining  
to a personal property tax abatement.

Re: Personal Property located at 2400 E. 69th Avenue  
(Atkore / Allied Tube + Conduit)

The company originally estimated their personal  
property investment at \$34,979,000, but their  
equipment costs were greater than they expected  
and they invested \$51,387,355.

Supporting Documentation Attached: \_\_\_\_\_

Request Submitted by: Beth Jacobson

Address (Department): Economic Development

Phone Number (Ext.): 219-942-5517

Date Submitted: June 26, 2024

Turn in Completed Request Form to the Clerk-Treasurer's Office, Hobart City Hall