

# 22R-11

**PETITIONER(S):**  
Mayor's Office of Economic Development

**SPONSOR(S):**  
Councilman: Barry Tyler Jr., 3<sup>rd</sup> District

## RESOLUTION NO.: 22R - 811

### A RESOLUTION OF THE HAMMOND CITY COUNCIL APPROVING CERTAIN FORM CF-1s AS FILED WITH THE COMMON COUNCIL OF THE CITY OF HAMMOND AS THE DESIGNATING BODY BY APPLICANTS PREVIOUSLY APPROVED FOR ECONOMIC REVITALIZATION AREA DEDUCTIONS FROM ASSESSED VALUE, PURSUANT TO INDIANA CODE 6-1.1-12.1

**WHEREAS,** Deduction for Rehabilitated or Redevelopment of Real Property in Economic Revitalization Areas is authorized under Indiana Code ("IC") 6-1.1-12.1 *et seq.*, (the "Act") in the form of deductions of assessed value for occupation of a qualified vacant building, qualified real property improvements and the installation of qualified depreciable personal property that results from development, redevelopment and rehabilitation; and

**WHEREAS,** Pursuant to Section 5.1(b) of the Act, any property owner within a designated Economic Revitalization Area (an "ERA") that has been approved for an assessed valuation deduction of real property (other than a deduction for property located in a residentially distressed area or "RDA") under Section 3 of the Act must file a certified deduction application on a form prescribed by the Indiana Department of Local Government Finance (the "DLGF") with the Office of the Lake County, Indiana Auditor (the "Auditor") and the designating body (the "Common Council of the City of Hammond, Indiana" or the "City Council") with information showing the extent to which there has been compliance with the approved statement of benefits (the "FORM SB-1/Real Property") before May 15 of each year during the abatement period (the "FORM CF-1/Real Property"); and

**WHEREAS,** Pursuant to Section 5.3(j) of the Act, any property owner with a designated ERA that has been approved for an assessed valuation deduction of real property for a vacant building deduction under Section 4.8 of the Act must file a certified deduction application on a form prescribed by the DLGF with the Auditor and the City Council as the designating body information showing the extent to which there has been compliance with the approved statement of benefits (the "FORM SB-1/VBD") before May 15 of each year during the abatement period (the "FORM CF-1/VBD"); and

**WHEREAS,** Pursuant to Section 5.6(a) of the Act, any property owner with a designated ERA that has been approved for an assessed valuation deduction of qualified depreciable personal property installed and placed into service under Section 4.5 of the Act must file a certified deduction application on a form prescribed by the DLGF with the Auditor and the City Council as the designating body information showing the extent to which there has been compliance with the approved statement of benefits (the "FORM SB-1/Personal Property") before May 15 of each year during the abatement period (the "FORM CF-1/PP"); and

**WHEREAS,** Certain property owners within ERAs have timely filed the appropriate FORM CF-1 compliance forms with the Auditor and the Mayor's Office of Economic Development; and

**WHEREAS,** The Mayor's Office of Economic Development has consolidated all timely FORM CF-1 compliance filings of property owners within ERAs, as listed in **EXHIBIT A** attached hereto, and has submitted said documents to the Office of the City Council for consideration and determination of compliance with the respective approved statement of benefits, all pursuant to Sections 5.1(b), 5.3(j) and 5.6(a) of the Act; and

**WHEREAS,** The City Council at its June 13, 2022 regularly scheduled meeting heard an overview and presentation by the Mayor's Office of the Economic Development and was introduced to property owners or its representatives within a designated ERAs (as listed in **EXHIBIT A**) that have been approved for an assessed valuation deduction as well as other City officials as it relates to compliance with the respective approved statement of benefits, all pursuant to Sections 5.1(b), 5.3(j) and 5.6(a) of the Act; and

**WHEREAS,** The City Council desires to act pursuant to the Act to consider make a determination on said FORM CF-1s, as listed in **EXHIBIT A** as filed and submitted to the City Council;

**NOW, THEREFORE, BE IT RESOLVED,** by the Common Council of the City of Hammond, Indiana, that the consideration and determination of certain FORM CF-1s as filed timely for property owners with a designated ERAs (as listed in **EXHIBIT A**) pursuant to the Act has been completed within forty-five (45) days after receipt of said FORM CF-1s in the Office of the City Council.

**BE IT FURTHER RESOLVED** that pursuant to Sections 5.1(b), 5.3(j) and 5.6(a) of the Act as identified in **EXHIBIT A** said property owners within designated ERAs (as listed in **EXHIBIT A** hereto) are determined to be "In substantial compliance" with the respective FORM SB-1s with said FORM CF-1s hereby approved as presented.

**BE IT FURTHER RESOLVED** that page 2 of 2 of each respective property owner's FORM CF-1 as approved be completed and executed for submission and filing with the Auditor.

**BE IT FURTHER RESOLVED** that the Mayor's Office of Economic Development file a copy of this Resolution and the respective completed and executed FORM CF-1s with the Auditor on or before July 1, 2022 such that said assessed valuation deduction as calculated and certified by the Auditor may be applied to the January 1, 2022 assessment date applicable to taxes due and payable in 2023.

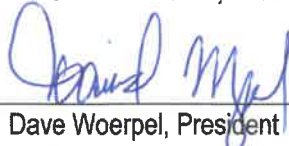
**BE IT FURTHER RESOLVED** that this Resolution shall have full force and effect from and after its passage by the City Common Council, signing by the President thereof and approval by the Mayor.

*See Signature Page*

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CITY OF HAMMOND, INDIANA COMMON COUNCIL

  
\_\_\_\_\_  
Dave Woerpel, President  
Common Council


ATTEST:

  
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Robert J. Golec, City Clerk  
City of Hammond, Indiana.

PRESENTED BY ME, the undersigned City Clerk of the City of Hammond to the Mayor of said City for his approval on the 14<sup>th</sup> day of June, 2022.

  
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Robert J. Golec, City Clerk

The foregoing Resolution No. B 11 consisting of (4) typewritten pages, including this page was Approved by the Mayor on the 16<sup>th</sup> day of June, 2022.

  
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Thomas M. McDermott, Jr., Mayor  
City of Hammond, Indiana

PASSED by the City of Hammond Common Council on the 13<sup>th</sup> day of June, 2022 and Approved by the Mayor on the 16<sup>th</sup> day of June, 2022.

  
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Robert J. Golec, City Clerk

## EXHIBIT A

### RESOLUTION NO.: 22R - R11

**A RESOLUTION OF THE HAMMOND CITY COUNCIL APPROVING CERTAIN FORM CF-1s AS FILED WITH THE COMMON COUNCIL OF THE CITY OF HAMMOND AS THE DESIGNATING BODY BY APPLICANTS PREVIOUSLY APPROVED FOR ECONOMIC REVITALIZATION AREA DEDUCTIONS FROM ASSESSED VALUE, PURSUANT TO INDIANA CODE 6-1.1-12.1**

Property Owner	Type of Property	FORM CF-1
FJ Building of Indiana, LLC (d.b.a. American Stair Corporation, Inc.)	Real	FORM CF-1/VBD
FJ Building of Indiana, LLC (d.b.a. American Stair Corporation, Inc.)	Real	FORM CF-1/Real Property
FJ Building of Indiana, LLC (d.b.a. American Stair Corporation, Inc.)	Personal	FORM CF-1/PP
Munster Steel Co. INC (d.b.a. Munster Steel Company, Inc.)	Personal	FORM CF-1/PP
Korellis Holdings LLC (d.b.a. Korellis Roofing)	Real	FORM CF-1/Real Property
Korellis Holdings LLC (d.b.a. Korellis Roofing)	Real	FORM CF-1/VBD
Marinello, John (d.b.a. Irisndt)	Real	FORM CF-1/Real Property
Hammond Hospitality LLC (d.b.a. Hampton Inn and Suites)	Real	FORM CF-1/Real Property
Krosan/Lake County Trust Co. (7920 Maryland Ave.)	Real	FORM CF-1/Real Property
Krosan/Lake County Trust Co. (7935-45 Maryland Ave.)	Real	FORM CF-1/Real Property