

SPECIAL MEETING OF THE COUNCIL
OF THE
CITY OF DEARBORN

May 6, 2014

The Council convened at 7:04 P.M., President of the Council Susan Dabaja presiding. Present at roll call were Councilmembers Abraham, Sareini, Shooshanian and President of the Council Dabaja. Absent: Bazzy, O'Donnell and Tafelski. A quorum being present, the Council was declared in session.

DATE : April 16, 2014
TO : City Clerk
FROM : Mayor John B. O'Reilly, Jr.
SUBJECT : Special Council Meeting

You are hereby requested to call a Special Meeting of the City Council to be held on Tuesday, May 6, 2014 in the Council Chambers of the City Hall for the following purposes:

1. To conduct a Public Hearing to consider Ford Motor Company's Application for an Industrial Facilities Tax Exemption Certificate at the Ford Motor Company Dearborn Stamping Plant, and otherwise proceed in accord with the terms of C.R. 4-165-14, and
2. To consider such other items of business that may properly come before the Council in relation to the above subject matters.

S/John B. O'Reilly, Jr.
Mayor

Councilmember Tafelski entered the Council Chambers at 7:21 p.m.

By Tafelski supported by Abraham.

5-198-14. RESOLVED: That the Public Hearing regarding Ford Motor Company's Application for an Industrial Facilities Tax Exemption Certificate at the Dearborn Stamping Plant be and is hereby terminated, be it further

RESOLVED: That this resolution is given immediate effect.

The resolution was adopted as follows: Yeas: Abraham, Dabaja, Sareini, Shooshanian and Tafelski (5). Nays: None. Absent: Bazzy and O'Donnell (2).

By Tafelski supported by Shooshanian.

5-199-14. WHEREAS: Council Resolution No. 5-379-78 established the "City of Dearborn Plant Rehabilitation District No. 1" encompassing the Dearborn Rouge Complex and other contiguous industrial properties, and

WHEREAS: The City Council approved Ford Motor Company's Original Application for an Industrial Facilities Tax Exemption Certificate pursuant to Council Resolution 10-576-12 for twelve (12) years plus a 2 year construction period in the estimated amount of \$305,031,800 for the installation of machinery and equipment requisite to modernize the Dearborn Stamping Plant located at 3001 Miller Road within the "City of Dearborn Plant Rehabilitation District No. 1", and

WHEREAS: The City Clerk has received one (1) Amended Application for Industrial Facilities Tax Exemption Certificate from Ford Motor Company, 3001 Miller Road, covering new personal property located within the "City of Dearborn Plant Rehabilitation District No. 1" for installation of additional machinery and equipment to modernize the Dearborn Stamping Plant in the revised total amount of \$488,454,200 for personal property, and

WHEREAS: The proposed project will create and/or retain jobs in the City of Dearborn, and

WHEREAS: The City Clerk has notified in writing the Assessor of the City of Dearborn and the legislative body of each taxing unit which levies ad valorem property taxes in the City of Dearborn within which the proposed facility is located and advised each of them of the receipt of such Amended Application and a designated hearing date, and

WHEREAS: The aggregate Taxable Value of real and personal property exempt from ad valorem taxes within the City of Dearborn, after granting this certificate, will exceed 5% of the sum of the Taxable Value of the unit, plus the Taxable Value of real and personal property thus exempted, and

WHEREAS: The City Council has afforded Ford Motor Company, City Assessor, legislative body of each taxing unit in the City of Dearborn, and concerned citizens an opportunity for a hearing on the Amended Application on Tuesday, May 6, 2014 at 7:00 p.m. as part of a Special Council Meeting, and

WHEREAS: It is publicly acknowledged that Acts 401 and 403 of 2012 will cause the personal property that is subject to the instant application for Industrial Facilities Tax Exemption to become exempt commencing with the 2016 assessment and tax year, pursuant to Section 9m and 9n of the General Property Tax Act (MCL 211.9m and 9n), provided that there is an affirmative vote of the Michigan electorate in August of 2014, as provided by Enacting Section 1 of Act 408 of 2012; therefore be it

RESOLVED: That the City Council of the City of Dearborn finds and determines that the granting of the Industrial Facilities Tax Exemption Certificate considered together with the aggregate amount of certificates previously granted and currently in force under Act No. 198 of the Public Acts of 1974, as amended, shall not have the effect of substantially impeding the operation of the City of Dearborn, or impairing the financial soundness of a taxing unit which levies ad valorem property taxes in the City of Dearborn; be it further

RESOLVED: That the City Council hereby approves Ford Motor Company's Amended Application for an Industrial Facilities Tax Exemption Certificate for twelve (12) years plus a 2 year construction period for installation of additional machinery and equipment to modernize the Dearborn Stamping Plant in the revised total amount of \$488,454,200 for personal property located at 3001 Miller Road within the "City of Dearborn Plant Rehabilitation District No. 1"; be it further

RESOLVED: That the installation of personal property is to be completed no later than year-end 2014; be it further

RESOLVED: That approval of the exemption is conditioned upon Ford Motor Company's continuation of the executed Industrial Facility Tax agreement with the City of Dearborn, prepared by the Corporation Counsel, dated October 29, 2012; be it further

RESOLVED: That no payment of any kind in excess of the fee allowed, as amended by Public Act 323 of 1996, has been made or promised in exchange for favorable consideration of an exemption certificate application; be it further

RESOLVED: That approval of Ford Motor Company's Amended Application for Industrial Facilities Tax Exemption Certificate requires an inspection and review of the proposed project and costs by Dearborn Department of Assessment personnel, if requested, at year end 2014, with a complete audit of project costs to be conducted at year end 2014; be it further

RESOLVED: That to insure the timely implementation of the provisions of this resolution, it is hereby given immediate effect.

The resolution was adopted as follows: Yeas: Abraham, Dabaja, Sareini, Shooshanian and Tafelski (5). Nays: None. Absent: Bazzy and O'Donnell (2).

There being no further business, upon a motion
duly made, seconded, and adopted, the Council then adjourned at
7:25 P.M.

APPROVED:

President of the Council

ATTESTED:

City Clerk