

Application for Industrial Facilities Tax Exemption Certificate

Issued under authority of P.A. 198 of 1974, as amended. Filing is mandatory.

INSTRUCTIONS: File the original and two copies of this form and the required attachments (three complete sets) with the clerk of the local government unit. The State Tax Commission (STC) requires two complete sets (one original and one copy). One copy is retained by the clerk. If you have any questions regarding the completion of this form or would like to request an informational packet, call (517) 373-3272.

To be completed by Clerk of Local Government Unit	
Signature of Clerk	Date received by Local Unit
STC Use Only	
Application Number	Date Received by STC

APPLICANT INFORMATION

All boxes must be completed.

1a. Company Name (Applicant must be the occupant/operator of the facility) Hi-Tech Mold & Engineering, Inc.	1b. Standard Industrial Classification (SIC) Code - Sec. 2(10) (Four Digit Code)	
1c. Location of Facility (Street, City, State, ZIP Code) 1685 Product Dr.	1d. Name of City/Township/Village (Indicate which) Rochester Hills	1e. County Oakand County
2. Type of Approval Requested <input checked="" type="checkbox"/> New (Sec. 2(4)) <input type="checkbox"/> Transfer (1 copy to only) <input type="checkbox"/> Speculative Building (Sec. 3(8)) <input type="checkbox"/> Rehabilitation (Sec. 3(1)) <input type="checkbox"/> Research and Development (Sec. 2(9))	3a. School District where facility is located Avondale School District	3b. School Code 63070
	4. Amount of years requested for exemption (1-12 Years) 5	

5. Thoroughly describe the project for which exemption is sought: Real Property (Type of Improvements to Land, Building, Size of Addition); Personal Property (Explain New, Used, Transferred from Out-of-State, etc.) and Proposed Use of Facility. (Please attach additional page(s) if more room is needed).

Hi-Tech Mold & Engineering is looking to expand its current operations by leasing an additional facility (plant #5), rennovating plant #3 and adding additional equipment to accommodate its current and future needs in the plastic injection molding business (automotive) and the fabrication business (energy & aerospace).

6a. Cost of land and building improvements (excluding cost of land)	\$450,000.00
* Attach list of improvements and associated costs. * Also attach a copy of building permit if project has already begun.	
6b. Cost of machinery, equipment, furniture and fixtures	\$3,400,000.00
* Attach itemized listing with month, day and year of beginning of installation plus total costs	
6c. Total Project Costs	\$3,850,000.00
Total of Real & Personal Costs	

7. Indicate the time schedule for start and finish of construction and equipment installation. Projects must be completed within a two year period of the effective date of the certificate unless otherwise approved by the STC.

	<u>Begin Date (M/D/Y)</u>	<u>End Date (M/D/Y)</u>	
Real Property Improvements	<u>10/15/08</u>	<u>6/1/09</u>	<input checked="" type="checkbox"/> Owned <input type="checkbox"/> Leased
Personal Property Improvements	<u>10/15/08</u>	<u>9/30/09</u>	<input checked="" type="checkbox"/> Owned <input type="checkbox"/> Leased

8. Are State Education Taxes reduced or abated by the Michigan Economic Development Corporation (MEDC)? If yes, applicant must attach a signed MEDC Letter of Commitment to receive this exemption. Yes No

9. Number of existing jobs at this facility that will be retained as a result of this project. 165	10. Number of new jobs at this facility expected to be created within two years of project completion. 15
--	--

11. Rehabilitation applications only: Complete a, b and c of this section. You must attach the assessor's statement of valuation for the entire plant rehabilitation district. The SEV data below must be as of December 31 of the year prior to the rehabilitation.

a. SEV of Real Property (excluding land)	
b. SEV of Personal Property (excluding inventory)	
c. Total SEV	

12a. Check the type of District the facility is located in:


Industrial Development District Plant Rehabilitation District

12b. Date district was established by local government unit	12c. Is this application for a speculative building (Sec. 3(8))? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
---	---

APPLICANT CERTIFICATION

The undersigned, authorized officer of the company making this application certifies that, to the best of his/her knowledge, no information contained herein or in the attachments hereto is false in any way and that all are truly descriptive of the industrial property for which this application is being submitted.

It is further certified that the undersigned is familiar with the provisions of P.A. 198 of 1974, as amended, being Sections 207.551 to 207.572, inclusive, of the Michigan Compiled Laws; and to the best of his/her knowledge and belief, (s)he has complied or will be able to comply with all of the requirements thereof which are prerequisite to the approval of the application by the local unit of government and the issuance of an Industrial Facilities Exemption Certificate by the State Tax Commission.

13a. Preparer Name Shaun D Karn	13b. Phone Number (248) 852-6600	13c. Fax Number (248) 852-1920	13d. E-mail Address skarn@hitechmold.com
14a. Name of Contact Person Shaun D Karn	14b. Phone Number (248) 852-6600	14c. Fax Number (248) 852-1920	14d. E-mail Address skarn@hitechmold.com
15a. Name of Company Officer (No Authorized Agents) Shaun D Karn			
15b. Signature of Company Officer (No Authorized Agents) 			15c. Date 9/29/08
15d. Mailing Address (Street, City, State, ZIP) 2775 Commerce Drive		15e. Phone Number (248) 852-6600	15f. E-mail Address skarn@hitechmold.com

LOCAL GOVERNMENT ACTION & CERTIFICATION

This section must be completed by the clerk of the local governing unit before submitting application to the State Tax Commission. Check items on file at the Local Unit and those included with the submittal.

16. Action taken by local government unit <input type="checkbox"/> Abatement Approved for _____ Years (1-12) After Completion <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Denied (Include Resolution Denying)	16b. The State Tax Commission Requires the following documents be filed for an administratively complete application: Indicate N/A if Not Applicable <input type="checkbox"/> 1. Original Application plus attachments, and one complete copy <input type="checkbox"/> 2. Resolution establishing district <input type="checkbox"/> 3. Resolution approving/denying application. <input type="checkbox"/> 4. Letter of Agreement (Signed by local unit and applicant) <input type="checkbox"/> 5. Affidavit of Fees (Signed by local unit and applicant) <input type="checkbox"/> 6. Building Permit for real improvements if project has already begun <input type="checkbox"/> 7. Equipment List with dates of beginning of installation <input type="checkbox"/> 8. Form 3222 (if applicable) <input type="checkbox"/> 9. Speculative building resolution and affidavits (if applicable)
16a. Documents Required to be on file with the Local Unit Indicate N/A if Not Applicable <input type="checkbox"/> 1. Notice to the public prior to hearing establishing a district. <input type="checkbox"/> 2. Notice to taxing authorities of opportunity for a hearing. <input type="checkbox"/> 3. List of taxing authorities notified for district and application action. <input type="checkbox"/> 4. Lease Agreement showing applicants tax liability.	
17. Name of Local Government Body	18. Date of Resolution Approving/Denying this Application

Attached hereto is an original and one copy of the application and all documents listed in 16b. I also certify that all documents listed in 16a are on file at the local unit for inspection at any time.

19a. Signature of Clerk	19b. Name of Clerk	19c. E-mail Address
19d. Clerk's Mailing Address (Street, City, State, ZIP)	19e. Phone Number	19f. Fax Number

State Tax Commission Rule Number 57: Complete applications approved by the local unit and received by the State Tax Commission by October 31 each year will be acted upon by December 31. Applications received after October 31 may be acted upon in the following year.

Local Unit: Mail one original and one copy of the completed application and all required attachments to:

State Tax Commission
Michigan Department of Treasury
P.O. Box 30471
Lansing, MI 48909-7971

STC USE ONLY			
LUCI Code	Begin Date	End Date	End Date2

AMTEC PROPERTIES, INC - 2775 Commerce Drive - Rochester Hills, MI 48309

Date: September 29, 2008

Mr. Bryan K. Barnett
Mayor
City of Rochester Hills
1000 Rochester Hills Dr.
Rochester Hills, MI 48309

Dear Mr. Barnett:

Hi-Tech Mold & Engineering, Inc. formally requests that the City of Rochester Hills establish an Industrial Development District at 2775 Commerce Drive, Rochester Hills, MI 48309. For your reference, you will find enclosed a legal description and site map that defines the location of the proposed district (Plant #1).

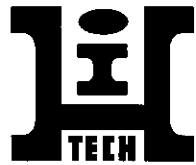
Your prompt attention to this matter is greatly appreciated.

Sincerely,



Shaun D Karn
Executive Vice President & CFO
Amtec Properties, Inc.

Enclosure



HI-TECH

MOLD & ENG., INC.

A FULL SERVICE SUPPLIER
FOR THE PLASTICS INDUSTRY

2775 Commerce Drive, Rochester Hills, Michigan 48309

Ph. (248) 852-6600 • Fax (248) 852-1920 • www.hitechmold.com

Date: September 29, 2008

Mr. Bryan K. Barnett
Mayor
City of Rochester Hills
1000 Rochester Hills Dr.
Rochester Hills, MI 48309

Dear Mr. Barnett:

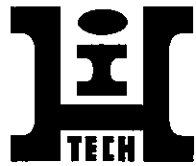
Hi-Tech Mold & Engineering, Inc. formally requests that the City of Rochester Hills establish an Industrial Development District at 1758 Northfield Drive, Rochester Hills, MI 48309. For your reference, you will find enclosed a legal description and site map that defines the location of the proposed district (Plant #2).

Your prompt attention to this matter is greatly appreciated.

Sincerely,

Shaun D Karn
Executive Vice President & CFO
Hi-Tech Mold & Engineering, Inc.

Enclosure



HI-TECH

MOLD & ENG., INC.

A FULL SERVICE SUPPLIER
FOR THE PLASTICS INDUSTRY

2775 Commerce Drive, Rochester Hills, Michigan 48309

Ph. (248) 852-6600 • Fax (248) 852-1920 • www.hitechmold.com

Date: September 29, 2008

Mr. Bryan K. Barnett
Mayor
City of Rochester Hills
1000 Rochester Hills Dr.
Rochester Hills, MI 48309

Dear Mr. Barnett:

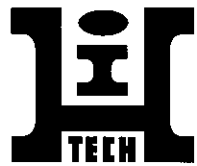
Hi-Tech Mold & Engineering, Inc. formally requests that the City of Rochester Hills establish an Industrial Development District at 1744 Northfield Drive, Rochester Hills, MI 48309. For your reference, you will find enclosed a legal description and site map that defines the location of the proposed district (Plant #3).

Your prompt attention to this matter is greatly appreciated.

Sincerely,

Shaun D Karn
Executive Vice President & CFO
Hi-Tech Mold & Engineering, Inc.

Enclosure



HI-TECH

MOLD & ENG., INC.

A FULL SERVICE SUPPLIER
FOR THE PLASTICS INDUSTRY

2775 Commerce Drive, Rochester Hills, Michigan 48309

Ph. (248) 852-6600 • Fax (248) 852-1920 • www.hitechmold.com

Date: September 29, 2008

Mr. Bryan K. Barnett
Mayor
City of Rochester Hills
1000 Rochester Hills Dr.
Rochester Hills, MI 48309

Dear Mr. Barnett:

Hi-Tech Mold & Engineering, Inc. formally requests that the City of Rochester Hills establish an Industrial Development District at 2798 Product Drive, Rochester Hills, MI 48309. For your reference, you will find enclosed a legal description and site map that defines the location of the proposed district (Plant #4).

Your prompt attention to this matter is greatly appreciated.

Sincerely,

Shaun D Karn
Executive Vice President & CFO
Hi-Tech Mold & Engineering, Inc.

Enclosure

Sep 29 2008 1:49PM Signature Associates 248-799-3166 p.2
Sep-29-08 07:18am From-ADCO CIRCUITS +2488536688 T-517 P.002/002 F-345

ADCO Investments LLC
30 Cranbrook Road
Bloomfield Hills, MI 48304

September 29, 2008

Mr. Bryan K. Barnett
Mayor
City of Rochester Hills
1000 Rochester Hills Dr.
Rochester Hills, MI 48309

Dear Mr. Barnett:

ADCO Investments formally requests that the City of Rochester Hills establish an Industrial Development District at 1685 Northfield Drive, Rochester Hills, MI 48309. For your reference, you will find enclosed a legal description and site map that defines the location of the proposed district.

Your prompt attention to this matter is greatly appreciated.

Sincerely,



Archie Danman III
Managing Member
ADCO Investments LLC

Enclosure

HI-TECH MOLD & ENGINEERING, INC.
APPLICATION FOR INDUSTRIAL EXEMPTION CERTIFICATE
Attachment A

Description	Type	Projected Install Date	Expected Cost
<u>Building Improvements</u>			
	Plant 3 Office Construction	Nov-08	60,000
	Plant 3 Renovation	Nov-08	80,000
	Plant 3 Bay Door	Nov-08	15,000
	Plant 5 Bay Door	Nov-08	15,000
	Parking Lot	Nov-08	250,000
	IT Fire Supression System	Apr-09	30,000
	Total		450,000
<u>Machinery & Equipment</u>			
	Sandblast Booth	Oct-08	140,000
	Machining Center Magnets	Oct-08	70,000
	YCM CNC Machining Center	Dec-08	610,000
	Makino VG CNC Machining Center	Jan-09	1,410,000
	Waterjet Machine	Mar-09	250,000
	FPT Re-Build	Oct-08	60,000
	CNC 3d Machine (5 Axis)	Jul-09	400,000
	Total		2,940,000
<u>Furniture & Fixtures</u>			
	Computers for Plant 3 (12 qty)	Oct-08/Mar-09	45,000
	Workstations	Nov-08	50,000
	Catia Software (6 Seats)	Jul-09	100,000
	Tebis Software (3 Seats)	Jul-09	150,000
	Network Install Plant 1 & 5	Nov-08	20,000
	Servers	Jan-09	20,000
	Network Switches	Jan-09	75,000
	Total		460,000
 TOTAL			3,850,000

COMPANY HISTORY

Hi-Tech Mold & Engineering, Inc. started in 1982 as a company called Am-Tech Mold & Engineering. In 1987 the company moved to Rochester Hills, MI and changed its name to Hi-Tech Mold & Engineering, Inc. It is privately owned and operated by the Schulte family. In 1998 the company expanded and added an additional facility in Winchester, TN that houses Hi-Tech Mold & Engineering, SE and Baxter Enterprises, LLC. There are over 160 employees working in the Michigan facility and over 200 employees located at the Tennessee facility. Hi-Tech North is housed in four buildings covering 120,000 square feet in Rochester Hills, MI and Hi-Tech South and Baxter Enterprises is housed in a 400,000 square foot facility in Winchester, TN.

Hi-Tech Mold excels as a leader in the design and build of injection, and compression molds as well as fixtures. The company is a Tier I supplier to the automotive and appliance industry. Hi-Tech Mold is an industry leader in mid to large injection and compression molds. The company specializes in high volume molds that represent quality and value to the industry.



Tax and Assessing

General Information For Tax Year 2008

Parcel ID Number - 70-15-28-376-026
Property Address - 2775 COMMERCE DR
ROCHESTER HILLS, MI 48309-3815
Owner Name - AMTECH PROPERTIES INC
Owner Address - 2775 COMMERCE DR
ROCHESTER HILLS, MI 48309-3815
Taxpayer Name - Same as above
Taxpayer Address - Same as above
Property Class - INDUSTRIAL IMPROVED
School District - Avondale
Assessed Value - \$ 2,659,130
State Equalized Value - \$ 2,659,130
Taxable Value - \$ 2,659,130
H.P.R. Exemption* % - 0.00
Approximate Acreage - 3.948
Tax Description - T3N, R11E, SEC 28 NORTHFIELD INDUSTRIAL PARK N
80 FT OF LOT 17, ALSO ALL OF LOTS 18 & 19, ALSO
LOT 20, ALSO S 110 FT OF LOT 21 02-10-00 FR 005 &
025

Plant # 1

* Homeowner's Principal Residence Exemption

Sq Ft - 76,819

Sales Information

Sale Date - 6/28/1999
Sale Price - \$ 450,000
Instrument - WD
Grantor - WENDT GRINDING
Grantee - AMTECH PROPERTIES, INC
Liber/Page -

[print](#)



Tax and Assessing

General Information For Tax Year 2008

Parcel ID Number - 70-15-28-376-022
Property Address - 1758 NORTHFIELD DR
ROCHESTER HILLS, MI 48309-3818
Owner Name - HI-TECH MOLD & ENGINEERING INC
Owner Address - 2775 COMMERCE DR
ROCHESTER HILLS, MI 48309-3815
Taxpayer Name - Same as above
Taxpayer Address - Same as above
Property Class - INDUSTRIAL IMPROVED
School District - Avondale
Assessed Value - \$ 380,290
State Equalized Value - \$ 380,290
Taxable Value - \$ 373,390
H.P.R. Exemption* % - 0.00
Approximate Acreage - .735
Tax Description - T3N, R11E, SEC 28 NORTHFIELD INDUSTRIAL PARK S
320 FT OF LOT 17 07/17/86 FR 006

Plant # 2

* Homeowner's Principal Residence Exemption

Sales Information

Sq Ft. - 11,962

N/A

[print](#)



Tax and Assessing

General Information For Tax Year 2008

Parcel ID Number - 70-15-28-376-014
Property Address - 1744 NORTHFIELD DR
ROCHESTER HILLS, MI 48309-3818
Owner Name - HI-TECH MOLD & ENGINEERING INC
Owner Address - 2775 COMMERCE DR
ROCHESTER HILLS, MI 48309-3815
Taxpayer Name - Same as above
Taxpayer Address - Same as above
Property Class - INDUSTRIAL IMPROVED
School District - Avondale
Assessed Value - \$ 476,510
State Equalized Value - \$ 476,510
Taxable Value - \$ 476,270
H.P.R. Exemption* % - 0.00
Approximate Acreage - .918
Tax Description - T3N, R11E, SEC 28 NORTHFIELD INDUSTRIAL PARK
NO 2 LOT 50 3-27-84 FR 300-050

Plant #3

* Homeowner's Principal Residence Exemption

Sales Information

sq Ft. - 16,983

N/A

[print](#)



Tax and Assessing

General Information For Tax Year 2008

Parcel ID Number - 70-15-28-376-019
 Property Address - 2798 PRODUCT DR
 ROCHESTER HILLS, MI 48309-3809
 Owner Name - HI-TECH MOLD & ENGINEERING INC
 Owner Address - 2775 COMMERCE DR
 ROCHESTER HILLS, MI 48309-3815
 Taxpayer Name - Same as above
 Taxpayer Address - Same as above
 Property Class - INDUSTRIAL IMPROVED
 School District - Avondale
 Assessed Value - \$ 463,410
 State Equalized Value - \$ 463,410
 Taxable Value - \$ 463,410
 H.P.R. Exemption* % - 0.00
 Approximate Acreage - 1.033
 Tax Description - T3N, R11E, SEC 28 NORTHFIELD INDUSTRIAL PARK
 NO 2 LOT 47, ALSO N 50 FT OF LOT 48 4/9/85 FR 011 &
 012

Plant #4

* Homeowner's Principal Residence Exemption

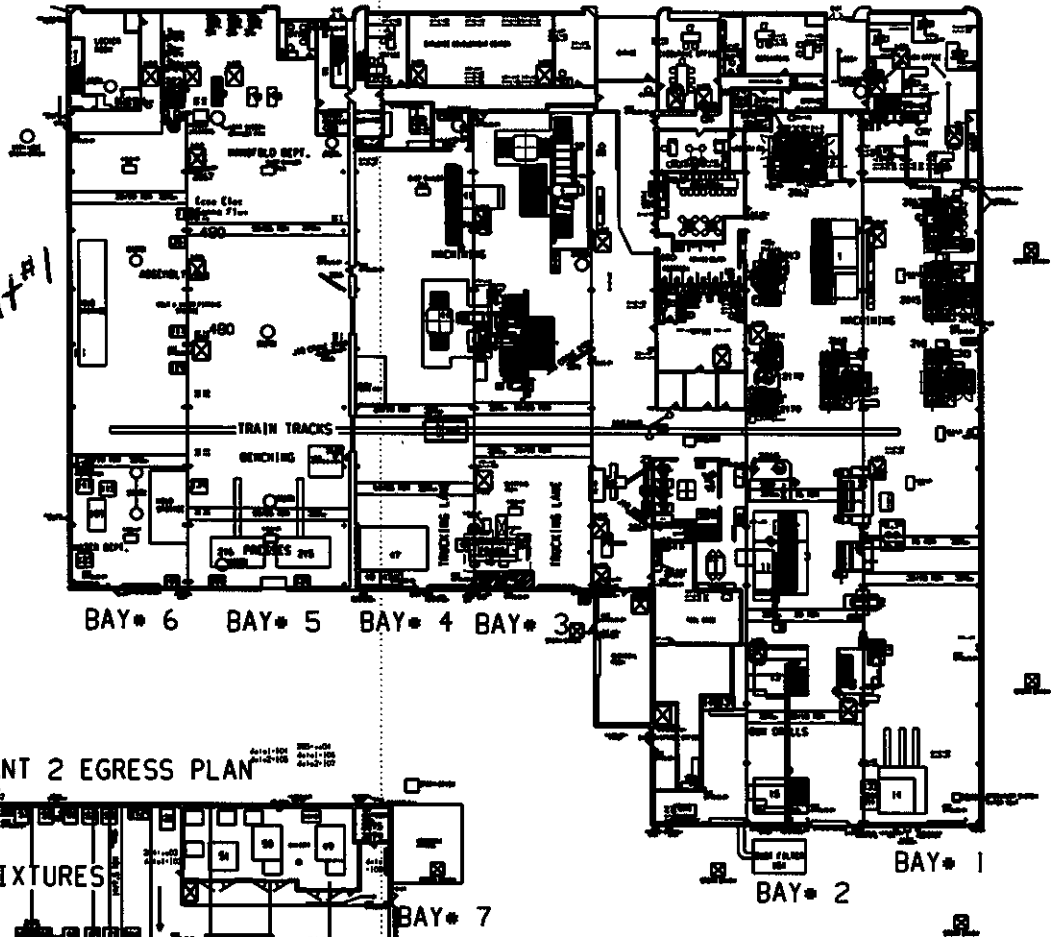
\$, Ft - 15,582

Sales Information

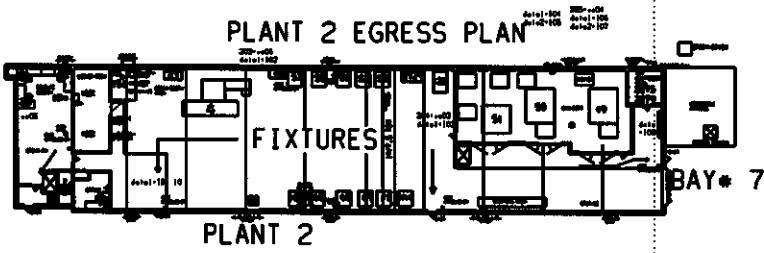
Sale Date - 12/22/1994
 Sale Price - \$ 730,000
 Instrument - WD
 Grantor - MAIER, SIGFRIED
 Grantee - #SERG PROPERTIES L L C
 Liber/Page - 15209:466

[print](#)

Plant #1

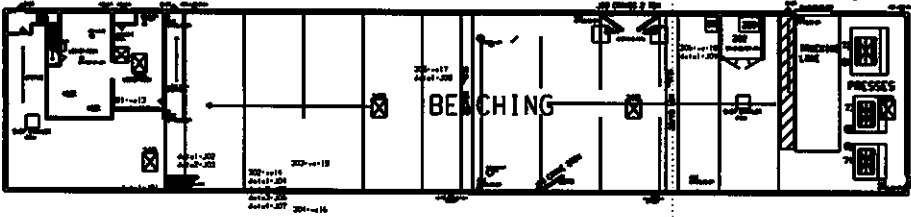


PLANT 2 EGRESS PLAN

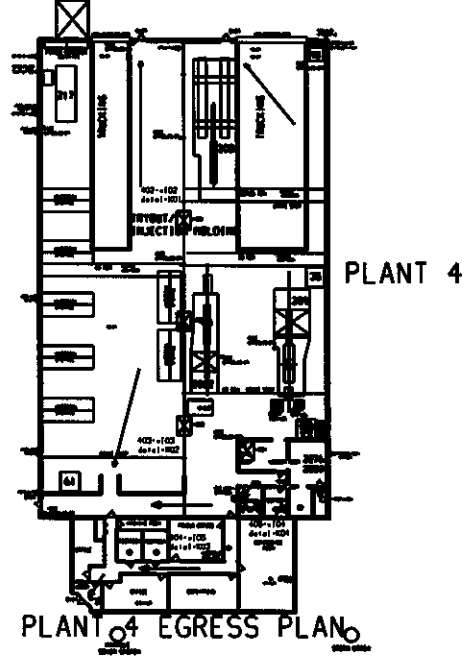


PLANT 3

PLANT 3 EGRESS PLAN



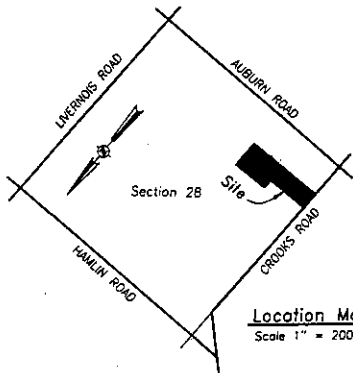
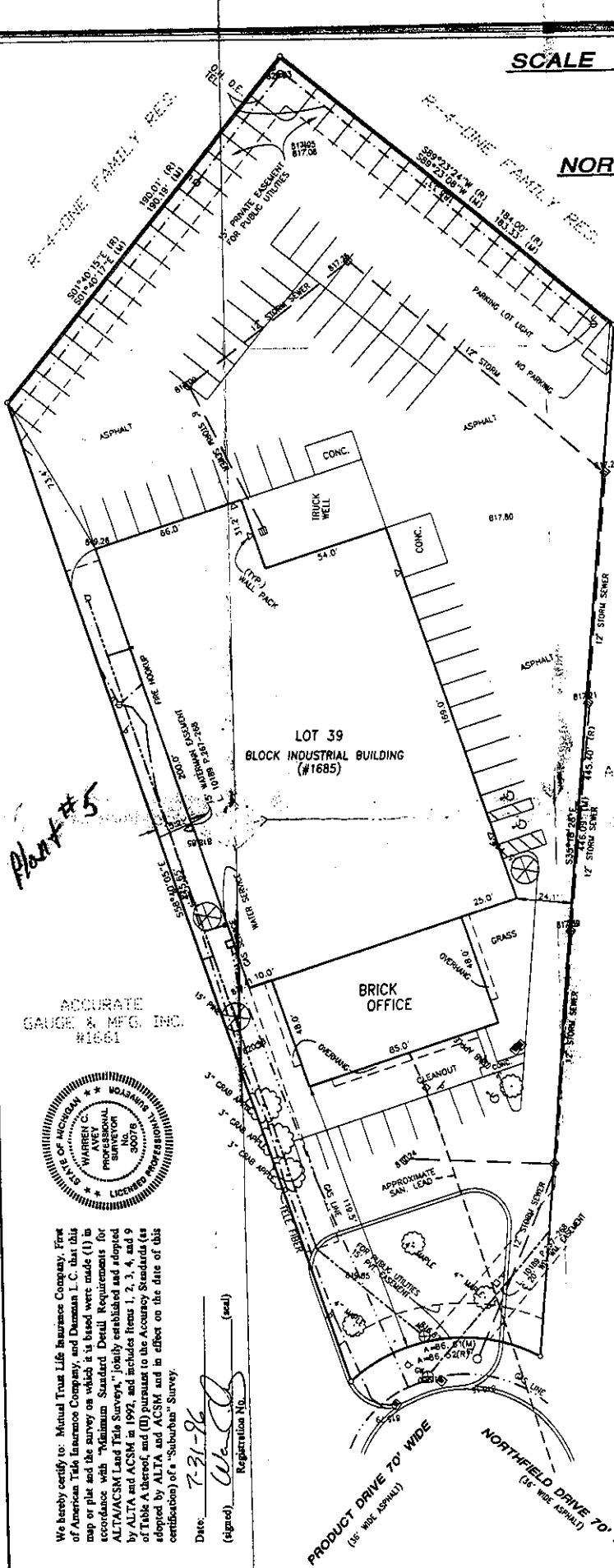
BAY * 10 BAY * 9



SCALE 1"=30'

NORTH

SCALE 1" = 30'
0' 15' 30' 45' 90'



Contractor Note:
The locations of existing underground utilities are shown in an approximate way only. The contractor shall determine the exact location of all existing utilities before commencing work. He agrees to be fully responsible for any and all damages which might be occasioned by his failure to exactly locate and preserve any and all underground utilities.

ARVIN AIR RIDE CONTROL #1701

NOTE: BENCH MARK HYDRANT ARROW FRONT OF LOT 50 ELEV. = 814.17

THIS PROPERTY DOES NOT FALL WITHIN A DESIGNATED FLOOD ZONE AS SHOWN ON FEDERAL INSURANCE RATE MAP #260471 0015 B, EFFECTIVE DATE: SEPTEMBER 2, 1994.

NOTE: BEARINGS DETERMINED FROM "NORTHFIELD INDUSTRIAL PARK No. 2", LIBER 183, PAGES 8, 9, & 10.

NOTE: SETBACK REQUIREMENTS
A) FRONT-50'
B) REAR-50'
C) SIDE-15'

NOTE: PARKING SPACES
84 PARKING SPACES
3 HANDICAPPED SPACES
87 TOTAL SPACES

PROPERTY DESCRIPTION:
LOT 39 OF "NORTHFIELD INDUSTRIAL PARK #2", PT. OF THE S.W. 1/4 SECTION 28, T. 3N., R. 11E., AVON TOWNSHIP, NOW CITY OF ROCHESTER HILLS, AS RECORDED IN LIBER 183, PAGES 8, 9, AND 10, OF PLATS, OAKLAND COUNTY RECORDS (2.102 ACRES)

SUBJECT TO RESTRICTION AS SET FORTH IN:
L. 7160, P. 467 SANITARY SEWER EASEMENT
L. 7375, P. 562-574 STORM SEWER EASEMENT
L. 8641, P. 474-479 1ST AMENDMENT TO STORM SEWER EASE. ABOVE
L. 7736, P. 287-288 WATERMAIN EASEMENT & CONVEYANCE
L. 8641, P. 458-464 BUILDING & USE RESTRICTIONS NORTHFIELD IND. PARK #2
L. 10616, P. 879-882 METER AGREEMENT & MAINTENANCE EASEMENT
L. 10189, P. 287-268 WATERMAIN EASEMENT
L. 10527, P. 222-223 WATERMAIN EASEMENT
L. 7375, P. 549-561 DECLARATION & GRANT OF EASEMENTS
L. 8641, P. 465-473 1ST AMENDMENT TO DECLARATION & GRANT OF EASEMENTS

LEGEND
OF Power Pole, U.S. Marker, Sanitary Sewer, Storm Sewer, Watermain, etc.

Plant #5

ACCURATE GAUGE & MFG. INC. #1661



We hereby certify to: Mutual Trust Life Insurance Company, First of American Title Insurance Company, and Deacons I.C. that this map or plan and the survey on which it is based were made (1) in accordance with "Minimum Standard Detail" Requirements for ALTA/ACSM Land Title Surveys, jointly established and adopted by ALTA and ACSM in 1992, and includes items 1, 2, 3, 4, and 9 of Table A thereof; and (2) pursuant to the Accuracy Standards (as adopted by ALTA and ACSM and in effect on the date of this certification) of a "Suburban" Survey.

Date: 7-31-96
(signed) [Signature]
Registration No. (wall)

"ALTA/ACSM LAND TITLE SURVEY"
Pt. of the S.W. 1/4 of Section 28
T.3N., R.11E., City Of Rochester Hills,
Oakland County, Michigan

ADDITIONS AND/OR REVISIONS
DATE
960763-363
Job No.
Date 7-31-96
Scale 1"=30'
Drawn W.S.B.
Check W.C.A.
Sheet 1 OF 1
Fig. Bk. N/A

A.J. DAMMAN CO.
1900 NORTHFIELD DR.
ROCHESTER, MICHIGAN
48308
(810)853-9119, FAX (810)853-6698

PHONE 810 731-8030
FAX 810 731-2805
URBAN LAND CONSULTANTS
CIVIL ENGINEERS PLANNERS LAND SURVEYORS
8600 23 MILE ROAD SHELBY TWP., MI 48318-4516