



Community Revitalization & Economic Growth:

*ENTERPRISE ZONE
LAND IMPROVEMENT*

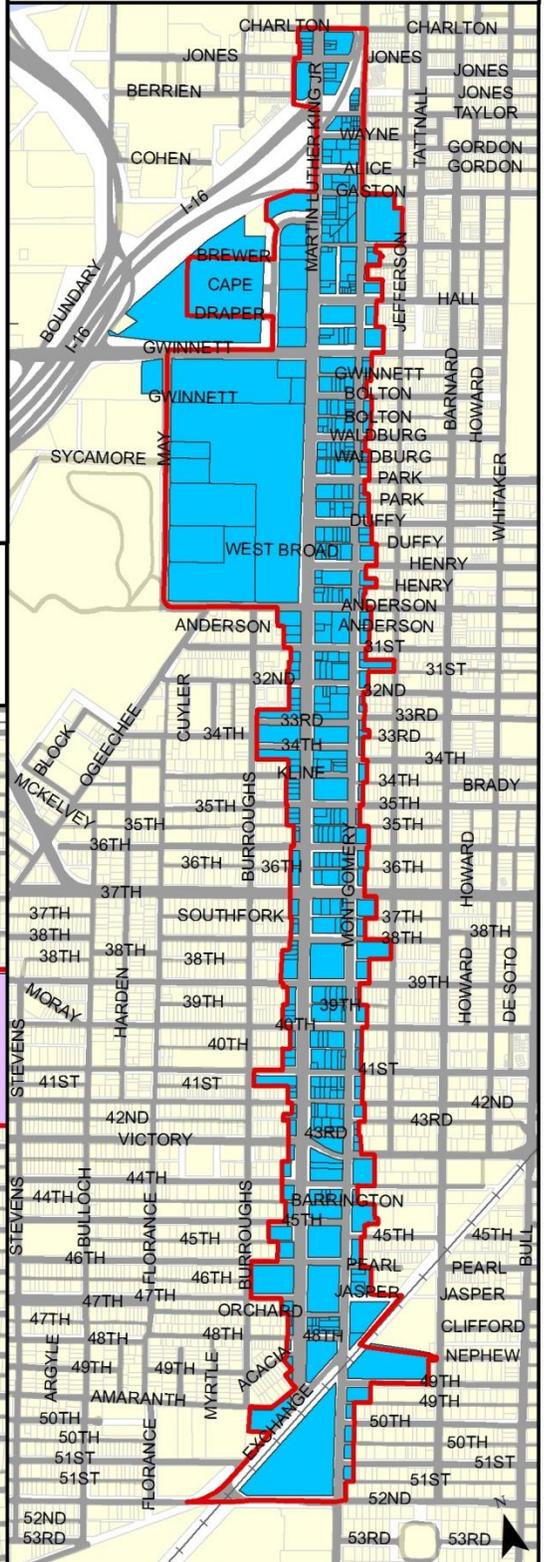
Application for Incentives

City of Savannah Enterprise Zones



For more information, please contact:
City of Savannah
Economic Development Department
Ph. (912) 651-3653

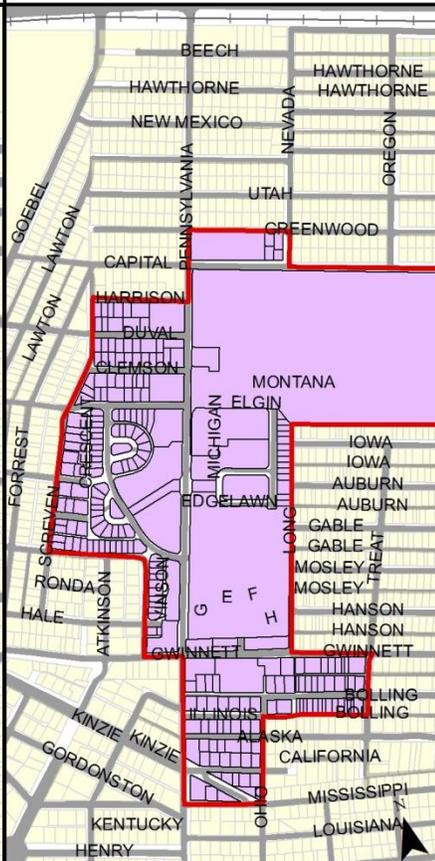
MLK, Jr. Boulevard / Montgomery Street Enterprise Zone



Sustainable Fellwood Enterprise Zone



Pennsylvania Avenue Enterprise Zone



0 0.125 0.25 0.5 Miles

City of Savannah Enterprise Zone (EZ) Municipal Tax Abatement Program

FOR INTERNAL OFFICE USE:

Date Application Received: _____ Date of Review by EZ Review Committee: _____

EZ Committee Determination: ↑ [] APPROVED ↑ [] DENIED

Date Tax Exemption Begins: _____ Date Tax Exemption Ends: _____

The Enterprise Zone Municipal Tax Abatement Program was established by the City of Savannah in accordance with the State of Georgia Enterprise Zone Employment Act of 1997, to incentivize revitalization of geographic areas experiencing high levels of disinvestment, underdevelopment and economic decline. The program offers abatement of municipal ad valorem (property) taxes for a ten year period on business, commercial and residential properties located within the designated geographic area, when property owners successfully achieve and maintain one of the following criteria.

- **Job Creation** – A business or service enterprise within an EZ must create and maintain a minimum of five (5) new full-time equivalent jobs at the time of application to receive tax abatement. The five jobs must be new positions above and beyond the existing/prior positions employed by the business, thereby reflecting the creation of five “additional jobs.” The five new jobs must not have a pre-determined end date, include a regular work week of 30+ hours or more, and have the same benefits provided to similar employees. The five jobs must be maintained throughout the ten year period of abatement in order to maintain tax exemption. Additionally, qualifying business or service enterprises must make improvements to the property.

- **Land Improvement (Construction/Rehabilitation)** – A business, service enterprise or other party carrying out new residential construction, residential rehabilitation, or other rehabilitation of an existing structure within an EZ such that the value of the improvement(s) exceeds the value of the land by a ratio of five to one by the Chatham County Tax Assessors valuation.
 - **EZ-Approved Residential Property - Home Ownership Purchase** – To encourage home ownership in EZ areas, initial home buyers purchasing EZ-approved residential properties for primary residency, and where the property developer has met the five to one increase in value of the property, shall be eligible to obtain tax abatement for this same property. A Notification of Sale of EZ Approved Residential Property/Home Owners Application form with new home owner information and necessary proof of sale documentation is required.

IMPORTANT NOTICE: Once property tax abatement is granted, the incentive remains in effect for the full ten-years, regardless of the expiration of the Enterprise Zone area designation. However, failure of EZ applicants to accomplish the applicable criterion stated above can result in revocation of the tax abatement and recapture of any and all abated taxes or other incentives granted. EZ applicants must show verifiable proof to document compliance with EZ program requirements. Applicants approved for EZ Job Creation incentives must be annually recertified in order to provide proof that the five additional jobs have been maintained over the life of the 10 year abatement period.

Tax Abatement Schedule

Year 1-5	100%	Year 6-7	80%	Year 8	60%	Year 9	40%	Year 10	20%
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TO BE CONSIDERED FOR TAX ABATEMENT INCENTIVES IN THE UPCOMING CALENDAR YEAR, THIS APPLICATION MUST BE COMPLETED AND RECEIVED BY THE ECONOMIC DEVELOPMENT DEPARTMENT NO LATER THAN JUNE 30TH.

Applications received after the above date may be submitted but cannot be considered for the upcoming fiscal year. For more information, please call the Economic Development Department at (912) 651-3653.

SAVANNAH ENTERPRISE ZONE LAND DEVELOPMENT APPLICATION

<p>Please indicate the Enterprise Zone where the proposed business is or will be located. <i>(See back cover for maps and boundaries of each Enterprise Zone.)</i></p>		
<p><input type="checkbox"/> Sustainable Fellwood <i>Established April, 2007</i></p>	<p><input type="checkbox"/> Pennsylvania Avenue/ Savannah Gardens <i>Established November, 2009</i></p>	<p><input type="checkbox"/> Martin Luther King, Jr. Blvd/ Montgomery Street <i>Established October, 2010</i></p>

<p>Required Documentation Checklist Please place a check mark by all required documentation that has been included with this application.</p>		
	Evidence of property ownership or notarized owner verification of improvements made by EZ applicant	City of Savannah Business License <i>(If EZ applicant is a business)</i>
	Evidence of parcel's Tax Assessed Value prior to land improvements	Map of site <u>with boundary survey</u>
	Evidence of parcel's Tax Assessed Value after land improvements	Photographs of site and site improvements
	Detailed plans & scope of work of property improvements <i>(Construction, parking, façade, signage, landscape, etc.)</i>	Proof of costs paid to upgrade/improve property <i>(labor & material costs, professional & other fees paid)</i>

Part I: Applicant Information

Property Owner's Name _____ <i>(If property owner is a business, please enter the exact legal name of the business.)</i>
Mailing Address _____
City _____ State _____ Zip Code _____
Business Applicants:
Legal Owner(s) of Business _____
Federal Tax ID# _____ NAICS (SIC) Code: _____
Business Type <i>(Manufacturing, Restaurant, Retail, etc.)</i> _____
Primary Business Product or Service _____
Contact Person _____ Telephone number _____
Title _____ Fax number _____

Part II: General Property Information

Address of Property in Enterprise Zone _____	
Tax Parcel ID Number:	Type of building construction <input type="checkbox"/> Combustible (wood) <input type="checkbox"/> Non-Combustible (concrete and/or steel)
What is the acreage of the site?	How is the site zoned?
What is the building's total square footage?	Did the project require a zoning variance?
Census tract where the site is located:	Anticipated/Estimated gross receipts one year following EZ designation?

Part III: Land Improvements

A. General Narrative

What types of improvements were made to the parcel? (Check all that apply)

- New Construction
 Rehabilitation
 Adaptive Reuse
 Acquisition/Rehabilitation
 Exterior Improvements

Briefly describe the improvements to the site and the economic impact it will bring to the Enterprise Zone and the community. (You may substitute company documents or attach additional sheets if needed.)

B. Physical Improvements

In the space below, list the improvements made to the physical structure and to the exterior grounds, e.g. parking, façade, signage, landscaping, new construction, rehabilitation, etc., along with the costs and project completion dates.

Type of Improvement	Cost (Labor/Materials)	Start Date (Month/Year)	End Date (Month/Year)
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____

Total Cost of Improvements: \$ _____

C. Professional Services and Other Fees

Please list any fees paid that are related to the improvements listed in Section B. You may skip any fees listed below that did not apply to your project.

Local Government Fees		Developer's Fee	
Building Permits	\$ _____	Developer's Overhead	\$ _____
Water Tap Permits	\$ _____	Consultant's Fees	\$ _____
Sewer Tap Permits	\$ _____	Short-term Reserves (held for less than life of loan)	\$ _____
Subtotal	\$ _____	Subtotal	\$ _____

Professional Services		Other Fees	
Architectural Fees	\$ _____	Other _____	\$ _____
Construction Fees	\$ _____	Other _____	\$ _____
Attorney Fees	\$ _____	Other _____	\$ _____
Accounting	\$ _____	Other _____	\$ _____
Subtotal	\$ _____	Subtotal	\$ _____

Total Professional Services and Other Fees (total all fees noted above): \$ _____

D. Sources of Funding for the Project

Please list all sources of funding secured to finance the completion of this project.

Source (1) _____		\$ _____
Source (2) _____		\$ _____
Source (3) _____		\$ _____
Source (4) _____		\$ _____
Total Sources of Funding		\$ _____

E. Assessed Value

Please list the tax assessed value prior to land improvements being made and after land improvements were made.
***NOTE: Attach copies of both tax assessed values. Application will be considered incomplete without these documents.**

	Prior Assessed Value	Current Assessed Value
Land	\$ _____	\$ _____
Buildings	\$ _____	\$ _____
Misc (if applicable)	\$ _____	\$ _____
GRAND TOTAL	\$ _____	\$ _____

Part V: Applicant Certification

Applicant Certification

I hereby certify that all information provided in conjunction with this Enterprise Zone application is true and correct to the best of my knowledge. I acknowledge that by completing this application and accepting the incentives granted, I am affirming that I have completed and met the City's Enterprise Zone program requirements. I further understand that falsification of documents or failure to carry out the project as described and approved can result in revocation of the tax abatement and recapture of any and all abated taxes or other incentives granted.

Applicant Signature: _____ Date: _____