

EXHIBIT A

TRIAD BUSINESS PARK

Address: 6606-6630 Monclova Road, Maumee, Ohio 43537

Parcel IDs: 38-00934, 38-00694, 38-00831

Purchaser: Midland Agency of Northwest Ohio, INC

Seller: City of Toledo, an Ohio municipal corporation

Acres: 50.28

Zoning: M-1 Industrial Office/Research

Price per acre: \$20,883

Purchase Price: \$1,050,000

Incentive: \$200,000

Listing Broker: Miller Danberry Commercial Realty

Purchaser Broker: The Reichle Klein Group, Inc.

Company:

The purchaser is a 60-year-old international company based in the State of Michigan. The company has eight locations in the USA, three in Canada, three in Asia, and seven in Europe. It primarily provides value added services for the Aerospace, Chemical Processing, Medical, Oil/Gas, Power Generation and Thermal Processing industries.

Project:

New Jobs within 2 Years of Building Completion: 200

New Payroll within 2 Years of Building Completion: \$11,000,000

The company's top site in Ohio is the city's 50-acre site in the Triad Business Park. It is also seriously considering another site in Michigan. This project involves the relocation of the company's corporate office, manufacturing and distribution facility. The company intends to relocate 150 employees and will add another 50 jobs within two years of completion of the new facility. The ratio of office employees to light manufacturing and distribution employees is split approximately 50/50. The new facility will approach 200,000-225,000 square feet with the potential of a 50,000 square foot expansion as part of the future. Office space will be roughly 30,000 square feet with the remaining square footage being light manufacturing and distribution. The expected investment associated with this project is \$28 MM.

Savings		Projected Revenue		Total
Special Assessments	\$141,300	Sale Proceeds	\$ 756,945	
Pad Ready	\$565,259	JEDZ Income	\$ 529,375	
Total	\$706,559	Total	\$ 1,286,320	\$1,992,879

Timeline:

August 6th: Legislation Due

August 13th: Agenda Review

August 20th: Toledo City Council Vote

August 23rd: City of Toledo Executes Real Estate Purchase Agreement (Deadline)

September 12th: City of Toledo's Documentation Due to Purchaser

September 23rd: Title Commitment Due from Purchaser

November 23rd: Due Diligence Period Expires (Inspections, appraisals, survey, environmental audit, etc.)

December 13th: Closing Deadline

