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April 21, 2021

Local Government Assistance & Economic
Analysis Texas Comptroller of Public Accounts
P.O. Box 13528
Austin, Texas 78711-3528

RE: Amendment002 of the Application to the Goose Creek Consolidated Independent
School District from Covestro LLC

To the Local Government Assistance & Economic Analysis Division:

Enclosed. Please find Amendment002 of the Application to the Goose Creek Consolidated
Independent School District from Covestro LLC. The following changes have been made:

1. Section 10, #5 County – Tab 5 has been updated showing terms of abatement
2. Section 14, Tab 13, Schedule C have been updated to include the 3rd quarter of 2020
3. Tab 11 has a revised map
4. Updated Tab 7 and 8 addressing references to piping
5. Section 1, #3 – Fax updated to NA
6. Tab 14 – All schedules have been updated showing date, Applicant and ISD name.
7. New signature page

A copy of the application will be submitted to the Chambers County Appraisal District.

Sincerely,



Kevin O'Hanlon
School District Consultant

Cc: Chambers CAD
Covestro LLC

Timothy E. Young
Direct Dial: 512.275.7894
Email: tim@ikardyoung.com

1565-Goose Creek CISD - Covestro - Amendment002
April 21, 2021



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April 16, 2021

**Via Email: Joann.Reyes.Perez@cpa.texas.gov
And Hand Delivery**

Ms. Jo Ann Reyes
Research Analyst
Economic Development & Local Government
Data Analysis & Transparency Division
Texas Comptroller of Public Accounts
111 East 17th Street
Austin, Texas 78774

Re: Amendment No. 2 to Application No. 1565 to Goose Creek CISD

Dear Ms. Reyes:

We are submitting this Amendment No. 2 to Application No. 1565 involving the Goose Creek Consolidated Independent School District. The Amendment is submitted in response to your email dated April 8, 2021 requesting further information or clarification. For convenience, we have set forth the requested items from your email below, followed by our response and how the item has been addressed in the Amendment.

From April 8, 2021 Email:

1. Section 10, #5 County:

In order to complete the economic analysis using this Abatement, specific percentage breakdown/sliding scale must be provided. Does the percentage drop every year, every 2 years, etc. and by how much?

Tab 5 has been updated to provide for the specific abatement percentages over the 10 year abatement period.

- 2. Section 14, Tab 13, Schedule C:** Update wages to include 3rd quarter for 2020. Total, All Industries wages are incorrect.

Section 14 and Tab 13, Schedule C have been updated.

- 3. Tab 11:** at least 1 map must include/show the project boundary within the ISD, reinvestment zone & county. The Vicinity Map provided in the original application and amendment 1 does not show the project boundary.

A revised map has been included in Tab 11 as Map 1.

- 4. Tabs 7 & 8:**

There are still references to piping (process piping, associated piping, utility piping, pipeline connections and metering) that do not have "new" or "existing" added.

Tabs 7 and 8 have been updated to address this comment.

- 5. ADDITIONAL ITEMS:**

Section 1, #3, Fax Number: add information or NA

Tab 14, all schedules: add Date, Applicant Name & ISD Name (top left corner)

These items have been updated in Amendment 2.

Electronic copies of the amended pages are transmitted with this letter along with a new signature page for the application. Hard copies will be hand-delivered to you as well. Please contact me if you need further information.

Sincerely,



Timothy E. Young

cc: Dr. Randal O'Brien
Stephanie Jones

Rod Herrick
Brian Collins
Stephanie Pizzoferrato
David MacMurdo
Kevin O'Hanlon
Mali Hanley
Bill Eggleston
Dan Casey
Kathy Mathias
Kirk Glasby

SECTION 1: School District Information (continued)

3. Authorized School District Consultant (If Applicable)

Kevin O'Hanlon
 First Name Last Name
 Attorney
 Title
 O'Hanlon, McCollum & Demerath
 Firm Name
 (512) 494-9949 NA
 Phone Number Fax Number
 NA kohanlon@808west.com
 Mobile Number (optional) Email Address
 4. On what date did the district determine this application complete? February 12, 2021

SECTION 2: Applicant Information

1. Authorized Company Representative (Applicant)

Brian Collins
 First Name Last Name
 Head of Tax Covestro LLC
 Title Organization
 1 Covestro Circle
 Street Address
 NA
 Mailing Address
 Pittsburgh PA 15205
 City State ZIP
 412-413-2679 412-413-4413
 Phone Number Fax Number
 NA brian.collins1@covestro.com
 Mobile Number (optional) Business Email Address

2. Will a company official other than the authorized company representative be responsible for responding to future information requests? Yes No

2a. If yes, please fill out contact information for that person.

NA NA
 First Name Last Name
 NA NA
 Title Organization
 NA
 Street Address
 NA
 Mailing Address
 NA NA
 City State ZIP
 NA NA
 Phone Number Fax Number
 NA NA
 Mobile Number (optional) Business Email Address

3. Does the applicant authorize the consultant to provide and obtain information related to this application? Yes No

SECTION 10: The Property (continued)

5. List all state and local incentives as an annual percentage. Include the estimated start and end year of the incentive:

County: Abatement/100%-80%/See Tab 5 re: Terms
(Incentive type, percentage, start and end year)

City: Industrial District Agreement/66%/2020-2026
(Incentive type, percentage, start and end year)

Hospital District: N/A
(Incentive type, percentage, start and end year)

Water District: N/A
(Incentive type, percentage, start and end year)

Other (describe): N/A
(Incentive type, percentage, start and end year)

Other (describe): N/A
(Incentive type, percentage, start and end year)

6. Is the project located entirely within the ISD listed in Section 1? Yes No

6a. If no, attach in **Tab 6** maps of the entire project (depicting all other relevant school districts) and additional information on the project scope and size. Please note that only the qualified property within the ISD listed in Section 1 is eligible for the limitation from this application. Please verify that all information in **Tabs 7 and 8**, Section 11, 12 and 13, and map project boundaries pertain to only the property within the ISD listed in Section 1.

7. Did you receive a determination from the Texas Economic Development and Tourism Office that this proposed project and at least one other project seeking a limitation agreement constitute a single unified project (SUP), as allowed in §313.024(d-2)? Yes No

7a. If yes, attach in **Tab 6** supporting documentation from the Office of the Governor.

SECTION 11: Texas Tax Code 313.021(1) Qualified Investment

NOTE: The minimum amount of qualified investment required to qualify for an appraised value limitation and the minimum amount of appraised value limitation vary depending on whether the school district is classified as Subchapter B or Subchapter C, and the taxable value of the property within the school district. For assistance in determining estimates of these minimums, access the Comptroller's website at comptroller.texas.gov/economy/local/ch313/.

1. At the time of application, what is the estimated minimum qualified investment required for this school district? \$ 100,000,000.00

2. What is the amount of appraised value limitation for which you are applying? \$ 100,000,000.00

Note: The property value limitation amount is based on property values available at the time of application and may change prior to the execution of any final agreement.

3. Does the qualified investment meet the requirements of Tax Code §313.021(1)? Yes No

4. Attach a description of the qualified investment [See §313.021(1).] The description must include:

- a. a specific and detailed description of the qualified investment you propose to make within the project boundary for which you are requesting an appraised value limitation as defined by Tax Code §313.021 (**Tab 7**);
- b. a description of any new buildings, proposed new improvements or personal property which you intend to include as part of your minimum qualified investment (**Tab 7**); and
- c. a detailed map of the qualified investment showing location of tangible personal property to be placed in service during the qualifying time period and buildings to be constructed during the qualifying time period, with vicinity map (**Tab 11**).

5. Do you intend to make at least the minimum qualified investment required by Tax Code §313.023 (or §313.053 for Subchapter C school districts) for the relevant school district category during the qualifying time period? Yes No

SECTION 12: Texas Tax Code 313.021(2) Qualified Property

1. Attach a detailed description of the qualified property. [See §313.021(2)] The description must include:

- 1a. a specific and detailed description of the qualified property for which you are requesting an appraised value limitation as defined by Tax Code §313.021 (**Tab 8**);
- 1b. a description of any new buildings, proposed new improvements or personal property which you intend to include as part of your qualified property (**Tab 8**);
- 1c. a map or site plan of the proposed qualified property showing the location of the new buildings or new improvements inside the project area boundaries within a vicinity map that includes school district, county and reinvestment zone boundaries (**Tab 11**); and
- 1d. Will any of the proposed qualified property be used to renovate, refurbish, upgrade, maintain, modify, improve, or functionally replace existing buildings or existing improvements inside or outside the project area? Yes No

Note: Property used to renovate, refurbish, upgrade, maintain, modify, improve, or functionally replace existing buildings or existing improvements inside or outside the project area cannot be considered qualified property and will not be eligible for a limitation. See TAC §9.1051(16).

SECTION 14: Wage and Employment Information

1. What is the number of new qualifying jobs you are committing to create? 25
2. What is the number of new non-qualifying jobs you are estimating you will create? (See TAC 9.1051(14)) 0
3. Do you intend to request that the governing body waive the minimum new qualifying job creation requirement, as provided under Tax Code §313.025(f-1)? Yes No
 - 3a. If yes, attach evidence of industry standard in **Tab 12** documenting that the new qualifying job creation requirement above exceeds the number of employees necessary for the operation, according to industry standards.
4. Attach in **Tab 13** the four most recent quarters of data for each wage calculation below, including documentation from the Texas Workforce Commission website. The final actual statutory minimum annual wage requirement for the applicant for each qualifying job — which may differ slightly from this estimate — will be based on information available at the time of the application review start date (date of a completed application). See TAC §9.1051(21) and (22). **Note:** If a more recent quarter of information becomes available before the application is deemed complete, updated wage information will be required.
 - a. Non-qualified job wages
- average weekly wage for all jobs (all industries) in the county is \$ 1,303.25
 - b. Qualifying job wage minimum option §313.021(5)(A)
-110% of the average weekly wage for manufacturing jobs in the county is \$ 2,355.38
 - c. Qualifying job wage minimum option §313.021(5)(B)
-110% of the average weekly wage for manufacturing jobs in the region is \$ 1,269.55
5. Which Tax Code section are you using to estimate the qualifying job wage standard required for this project? §313.021(5)(A) or §313.021(5)(B)
6. What is the minimum required annual wage for each qualifying job based on the qualified property? \$ 66,017.00
7. What is the annual wage you are committing to pay for each of the new qualifying jobs you create on the qualified property? \$ 66,017.00
8. Will the qualifying jobs meet all minimum requirements set out in Tax Code §313.021(3)? Yes No
9. Do you intend to satisfy the minimum qualifying job requirement through a determination of cumulative economic benefits to the state as provided by §313.021(3)(F)? Yes No
 - 9a. If yes, attach in **Tab 13** supporting documentation from the TWC, pursuant to §313.021(3)(F).
10. Do you intend to rely on the project being part of a single unified project, as allowed in §313.024(d-2), in meeting the qualifying job requirements? Yes No
 - 10a. If yes, attach in **Tab 6** supporting documentation including a list of qualifying jobs in the other school district(s).

SECTION 15: Economic Impact

1. Complete and attach Schedules A1, A2, B, and C in **Tab 14**. **Note:** Excel spreadsheet versions of schedules are available for download and printing at URL listed below.
2. Attach an Economic Impact Analysis, if supplied by an entity other than the Comptroller's office, in **Tab 15**. (*not required*)
3. If there are any other payments made in the state or economic information that you believe should be included in the economic analysis, attach a separate schedule showing the amount for each year affected, including an explanation, in **Tab 15**.

Tab 5
Documentation to assist in determining if limitation is a determining factor

Determining Factor Considerations

Globally, Covestro has manufacturing sites across Europe and in China. In North America, Covestro has manufacturing sites in Texas, West Virginia, Massachusetts, Ohio and Santa Clara, Mexico. The decision to invest in a particular country or state depends on the economics of the investment in the particular jurisdiction. As with any major investment, multiple sites and locations are considered for the investment, but many variables are utilized to support the overall decision making process and cost and logistics are very high on the list. Additionally, Covestro highly considers the availability of a qualified workforce and the ability to replenish via manufacturing type training programs in local schools and colleges.

The Covestro facility in Baytown, Texas began operations in 1971. The location is now Covestro's largest North American manufacturing site. Raw materials for polyurethanes, polycarbonates, coatings, adhesives and specialties are currently manufactured at the Baytown site.

Covestro previously submitted a Chapter 313 application (Application No. 1232) and executed a Value Limitation Agreement with the District. At the time Application 1232 was approved, Covestro publicly announced it was moving forward with its proposed MDI plant, the subject of Application 1232. On January 21, 2020, Covestro announced it was delaying further work on its MDI Plant in Baytown, Texas for a period of 18 to 24 months due to global market conditions. Subsequently, the COVID-19 global pandemic caused a further deterioration in markets and the economy. Due to the economic conditions, Covestro withdrew the Chapter 313 application and agreement for Project No. 1232.

Covestro is currently re-evaluating the proposed project with the assumption that markets and economic conditions will improve over the next 2-4 years. Accordingly, Covestro is again considering multiple sites around the globe as potential locations for the proposed project. In the absence of the Chapter 313 benefits, the alternative sites Covestro is actively considering remain attractive and economically competitive. The financial investments made to date in process design, internal engineering evaluations, and internal cost estimations are transferrable to any location ultimately selected by Covestro. Without the Chapter 313 benefits, the expansion investment in Baytown, Texas is disadvantaged compared to alternative locations.

Covestro entered into a Chapter 312 Tax Abatement with Chambers County which provides for tax abatements on a sliding scale (100% down to 80%) over a ten-year period, commencing 2 years after notice of commencement of construction of the proposed project. In the first 2 years of the abatement period, there is a 100% tax abatement for the proposed project. The abatement is 85% in the third year
DMA – DuCharme McMillen and Associates, Inc.
Austin, TX



of the abatement period. For the remaining 7 years of the abatement period, the abatement is 80%. The Chapter 312 Agreement is terminable if Covestro does not commence construction of the proposed project by December 31, 2024.

For the potential Baytown investment on land owned by Covestro, the siting decision will be based on a number of commercial and financial considerations, including the ability to obtain relief regarding local property taxes, which is why we are actively pursuing the Chapter 313 value limitation. Chapter 313 is a necessary part of the economic analysis for Covestro's potential investment in Texas, especially given the competition of competing sites from around the world for this major investment. Obtaining the Chapter 313 value limitation is a necessary part of the economic analysis and decision making process for the potential investment in Texas.

Without the Chapter 313 value limitation, siting the project in Baytown, Texas will be cost prohibitive.

No engineering, procurement or construction contracts have been negotiated or signed to support the project. The only agreement Covestro has entered into with respect to the proposed project is the Chapter 312 Tax Abatement Agreement with Chambers County, as described above. No regulatory permit applications have been filed. No public announcements of a definitive intent to have been made subsequent to the withdrawal of Application No. 1232 and the Chapter 313 Agreement with the District for Application No. 1232. Applicant notes that on March 23, 2021, the Houston Business Journal ("HBJ") and its sister publication, the Pittsburgh Business Times ("PBT"), under a headline stating "After pause, Covestro moving forward with building new plant near Houston," reported that "Covestro AG is moving forward with a previously-announced plant in Baytown, Texas." The article was not prompted by a press release from the Applicant. Rather, as noted in the article, it was based upon the reporter's examination of Covestro's "application for tax incentives published by the Texas comptroller." Notwithstanding the headline and the article, no decision has been made by the Applicant to move forward with the proposed project. As correctly noted in the HBJ/PBT article, the proposed project is still merely in the proposal stage, reporting that "*if built as described in the application*, Covestro would start construction in 2025..." and that "*the project would represent a significant increase in production capacity at the site...*" (emphasis added). We note that the HBJ and PBT articles have since been updated to more accurately reflect the status of the project.

Covestro LLC (formerly Bayer Material Science) has a rich tradition of good corporate citizenship in the Baytown community aiming to spark curiosity, to envision what could be and to help create it.

As an active member in the Baytown community, Covestro has made sustainable and lasting impacts with its projects. For example, Covestro donated 14 "smart" solar-powered trash and recycling bins which notify the city when they are full – reducing truck emissions while keeping the city parks clean.

Covestro also established the i³ STEM Center at the Eddie V. Gray Wetlands Center bringing hands-on science education to nearly 1,700 Goose Creek Independent School District fifth graders annually through its Microscope Lab program. The company has also collaborated with the Wetlands Center by donating funds to create a state-of-the-art traveling exhibit designed to educate the public about sustainable energy. Called “Cleaner energy – Brighter world,” the 48-foot-long trailer is outfitted with interactive displays that highlight the science behind diverse sources of renewable energy and will travel throughout the state.

Through its Partner in Education partnership with James Bowie Elementary, Covestro supported various initiatives and events such as: supplying face masks to students, hosting a mock career fair and Careers on Wheels event to fifth grade students. These events gave students insight to various roles at the Baytown site and provided more information about the industry. Additionally, Covestro funded the MyOn Reader Program where students achieved the incredible milestone of reading 10,000 books.

Through the company’s corporate partnership with the Houston Astros, Goose Creek CISD students have a variety of STEM-related activities to take part in: including hosting high school students for STEM Day at Minute Maid, as well as the Orbit STEM Shows, where Orbit visits elementary campuses individually and teaches students the science of baseball.

Covestro supports continuing education by awarding funds annually for Goose Creek CISD students to apply for both STEM and vocational scholarships. They have also donated to help Goose Creek CISD build an industrial maintenance lab to help high school students gain hands-on experience and learning in craft and industrial fields.

While these examples illustrate just a portion of Covestro’s financial contributions to a multitude of nonprofits and educational outreach in the area, the largest impact is in its employee volunteerism by leveraging the skills of its workforce to strengthen the community.

Covestro started the ‘Girls in STEM’ mentoring program for the district’s three high schools after identifying that only two percent of the students were enrolled in the STEM program versus the state average of 19 percent. This program is a hands-on work session and one-on-one mentoring for young women to envision the possibilities that come from STEM education. Covestro also brought hundreds of middle school young women, in a partnership with Greenlight for Girls and SpaceCenter Houston, for an all-day interactive workshop to excite them about STEM fields. Volunteers take STEM students on a number of field trips including to the Energy Museum, Art Museum and TV studios for students to discover the many career possibilities of a STEM education.

It's not just workers from the Baytown facility that make the community a priority. The company's global Chief Executive Officer spoke to more than 800 students, talking about sustainability, STEM fields and fielding questions from the audience.

In addition, the company re-imagined the way employees engage with non-profits by pairing them in non-profits for three months working on projects that utilize our workforce's specialized skills – giving the non-profits unique access to professional skills allowing for more effective outcomes not available simply through donations. Through innovative philanthropic strategies that combine both human and financial resources, Covestro continues to build stronger communities through our people and passion to make the world a brighter place.

Polycarbonate Production

As shown on page 2 of Tab No. 4, Covestro currently manufactures polycarbonate products in Antwerp, Belgium; Uerdingen, Germany; Shanghai, China; Map Ta Phut, Thailand; and Baytown, Texas. An expansion of Covestro's polycarbonate manufacturing capacity is potentially feasible at any of these locations. The sites other than Baytown have various competitive advantages such as labor costs, logistics costs, raw material proximity and pricing, availability of skilled workers (permanent and construction), proximity to markets, and the effect of taxes. When weighing the decision on whether to build the proposed new polycarbonate manufacturing unit in Baytown, in addition to the determining factor considerations listed above, two factors stand out. One factor is the synergistic economies of scale in constructing the polycarbonate manufacturing unit along the same timeline as the polyurethane manufacturing unit. And the second factor is the Chapter 313 value limitation, which has a significant impact on the margins for the proposed project.

Tab 7
**Specific and detailed description of the qualified investment
you propose to make on the property for which you are requesting an appraised value limitation,
including a description of any new buildings, proposed new improvements or personal property
which you intend to include as part of your minimum qualified investment**

Covestro AG is investigating future growth options worldwide, which may include an investment at one of its global manufacturing locations. If a decision is made for further investment at the Baytown, TX facility of Covestro LLC, there will be a substantial increase in its overall site capacity. Construction activities may commence in 2025, with completion in 2028.

Covestro is considering constructing “NEW” polymer manufacturing units for polyurethane and polycarbonate manufacturing - with necessary production, auxiliary and ancillary equipment at its Baytown, TX manufacturing site. The specific qualified investment is outlined in the illustrations in Tab 11. Map #1 shows an aerial view of the Covestro Manufacturing site in Baytown, TX. Outlined in “red” is the proposed Reinvestment Zone. On Map #2, you will find the site overview map which depicts the individual units within the site with a legend depicting the “NEW” investment areas specifically related to the proposed project. On Maps #3 and #8, you will see the proposed “NEW” main production and auxiliary units which consists of “NEW” process equipment, which has been determined as a result of further investigations in a “make” or “buy” situation for key raw materials. Therefore it is proposed to produce these materials on site vs purchasing them as proposed in preliminary investigations.

Polyurethane Production

The portion depicted on Map #3 is specifically to produce Aniline, a key raw material utilized to produce our final polyurethane product; however other raw materials will be required to produce this raw material. The process begins with producing Nitric Acid, which involves combining ammonia with oxygen together with a catalyst bed and various process steps to concentrate and clean the raw material to the desired levels. To achieve this, process equipment such as the following is required to accomplish these production steps:

- Vessels
- Reactors
- Compressors
- Pumps
- Distillation columns
- Refrigeration equipment
- Transformers
- Motors
- Associated infrastructure, including cooling water, cooler, heat exchangers, etc.

The Nitric Acid is then transferred to various vessels and storage tanks for this project only for transfer via new piping to the next processing step or to be loaded and shipped.

The raw material Nitric Acid is then combined with Sulfuric Acid and Benzene to produce a Nitrobenzene solution. The processing involves a nitration reaction of benzene, a sulfuric acid recycle, washings of a reaction mixture, purification of NB and treatment of process water and gases. To accomplish these process steps, process equipment such as the following are typically required:

- Vessels
- Reactors
- Compressors
- Pumps
- Distillation columns
- Motors
- Associated infrastructure, which may include:
 - Cooling towers
 - Refrigeration equipment
 - Electrical substation and other electrical infrastructure and controls
 - Computer control systems
 - Operational safety systems
 - **NEW** Process piping
 - Process heaters
 - Flares
 - Firewater pumps
 - Process
 - Waste water and cooling water circulation and distribution systems
 - Pollution control equipment
 - Intermediate storage tanks with associated **NEW** piping for this project only

These compounds are then transferred to various vessels and storage tanks for this project only for transfer via new piping to the next or final processing steps.

After producing the nitrobenzene, we will then produce the intermediate raw material known as Aniline. To produce the Aniline raw material, nitrobenzene produced in the last step is utilized to perform a hydrogenation process step. After completion of this processing step, the next several processing steps involve removing impurities and concentration of the raw material and additional treatment of wastewater and other impurities. These compounds and by-products will be transferred to various vessels and storage tanks for this project only for transfer via new piping to the next or final processing steps. To accomplish these steps, process equipment such as the following is typically used:

- Vessels
- Reactors
- Compressors
- Pumps
- Blowers
- Distillation columns
- Strippers
- Motors

This potential investment may include:

- Cooling towers
- Refrigeration equipment
- Electrical substation and other electrical infrastructure and controls
- Computer control systems
- Operational safety systems
- **NEW** Process piping
- Process heat exchangers and coolers
- Flares
- Process
- Waste water and cooling water circulation and distribution systems
- Pollution control equipment
- Intermediate and final storage tanks with associated **NEW** piping for this project only

As included in the previous plan “NEW” buildings may include:

- Warehouses
- Control buildings
- Production laboratories
- Truck loading/unloading areas
- **NEW** Pipeline connections and metering
- Parking and road paving in the “NEW” manufacturing area

Map #3a provides an aerial view of the current state of the proposed area for the “NEW” production and auxiliary units indicating the greenfield area. Map #3b depicts the original “NEW” production and auxiliary equipment lists provided on pages 1 through 4 and 9 and 10 respectively, whereas the current list is depicted on pages 5-8 on Map #3b, which include 112 new pieces of equipment covering 4 equipment categories. Auxiliary equipment will be increased in size typically, e.g. a cooling tower or refrigeration will be increased in size vs. the addition of a new piece of equipment, however additional

items such as pumps, heat exchangers, process and **NEW** utility piping and other infrastructure items should be expected in the auxiliary area.

As noted throughout on all equipment lists, a key to determining if the equipment is connected to an existing process step is included. On Map #4, you will find “NEW” processing and other equipment associated with handling and processing of by-products and waste stream. This equipment is directly associated with and necessary for manufacturing process of the proposed investment. This equipment may consist of:

- Vessels
- Compressors
- Pumps
- Absorption and adsorption equipment
- Distillation columns
- Cooling towers
- Electrical substation and other electrical infrastructure and controls
- Computer control systems
- Operational safety systems
- **NEW** Process piping
- Process heaters
- Flares
- Process
- Waste water and cooling water circulation and distribution systems
- Pollution control equipment
- Intermediate storage tanks for this project only
- Loading stations with associated **NEW** piping

Map #4a provides an aerial view of the current state of the proposed area for the “NEW” processing and other equipment associated with handling and processing of by-products and waste stream indicating the open areas where the “NEW” equipment may be sited. Map #5 and Map #6 indicate the key raw materials production and logistics areas that will be utilized to successfully produce and process material from the proposed “NEW” investment. On Map #5, the raw material storage tanks (4) for this project will not contain the raw material Aniline as originally proposed, rather they will be now be used for the raw materials to produce Aniline in earlier process steps, thus it remains critical that these raw materials are unloaded and stored to ensure appropriate raw material quality and stability before being introduced into their process step as defined above.

This equipment consists of “NEW”:

- Vessels
- Compressors
- Pumps
- Drying columns
- Motors
- Cooling towers
- Electrical substation and other electrical infrastructure and controls
- Computer control systems
- Operational safety systems
- **NEW** Process piping
- Process heaters
- Evaporation equipment
- Process
- Waste water and cooling water circulation and distribution systems
- Pollution control equipment
- Storage tanks for this project only
- Loading and unloading stations with associated **NEW** piping

Maps #5a and #6a provide an aerial view of the current state of the proposed area for the “NEW” key raw materials production and logistics areas where the “NEW” equipment may be sited. Map #7 depicts the “NEW” logistics processing and packaging area necessary for the proposed project. This area may consist of “NEW”:

- Loading and unloading equipment
- Pumps
- Motors
- Electrical infrastructure and controls
- Computer control systems
- Operational safety systems
- **NEW** Process piping
- Process heaters
- Process
- Waste water and distribution systems
- Pollution control equipment
- Storage tanks with associated **NEW** piping for this project only

Map 7a provides an aerial view of the current state of the proposed area for the “NEW” logistics processing and packaging area, indicating the open areas where the “New” areas will be cited.

Polycarbonate Production

The portion depicted on Map #8 is specifically to produce polycarbonate. The process begins with producing bisphenol A, which involves combining phenol with acetone and various process steps to concentrate and clean the bisphenol A to the desired levels. To achieve this, process equipment such as the following are required to accomplish these production steps:

- Vessels
- Reactors
- Compressors
- Pumps
- Columns
- Refrigeration equipment
- Transformers
- Motors
- Associated infrastructure, including cooling water, cooler, heat exchangers, etc.

The bisphenol A is then transferred to various vessels and storage tanks for this project only for transfer via new piping to the next processing step.

The bisphenol A is then combined with reactants to produce polycarbonate solution which requires several processing steps to clean and concentrate the polycarbonate to the desired product quality. To achieve this, process equipment such as the following are required to accomplish these production steps:

- Vessels
- Reactors
- Compressors
- Pumps
- Distillation
- Refrigeration equipment
- Transformers
- Motors
- Associated infrastructure, including cooling water, cooler, heat exchangers, etc.

Overview of investment:

Maps #3b and #8b –340 pieces of equipment, covering 5 equipment categories:

Reactor – 43
Column – 49
Tower – 2
Vessel – 229
Other - 17

Covestro is continuously improving its supply strategy to be in the best possible position to serve our customers. Therefore, investment into future competitiveness is a natural and ongoing process. However, this process is with an open outcome.

Tab 8

Specific and detailed description of the qualified property you propose to make on the property for which you are requesting an appraised value limitation, including a description of any new buildings, proposed new improvements or personal property.

Covestro AG is investigating future growth options worldwide, which may include an investment at one of its global manufacturing locations. If a decision is made for further investment at the Baytown, TX facility of Covestro LLC, there will be a substantial increase in its overall site capacity. Construction activities may commence in 2025, with completion in 2028.

Covestro is considering constructing “NEW” polymer manufacturing units for polyurethane and polycarbonate with necessary production, auxiliary and ancillary equipment at its Baytown, TX manufacturing site. The specific qualified investment is outlined in the illustrations in Tab 11. Map #1 shows an aerial view of the Covestro Manufacturing site in Baytown, TX. Outlined in “red” is the proposed Reinvestment Zone. On Map #2, you will find the site overview map which depicts the individual units within the site with a legend depicting the “NEW” investment areas specifically related to the proposed project.

Polyurethane Production

On Map #3, you will see the proposed “NEW” main production and auxiliary units which consists of “NEW” process equipment, which has been determined as a result of further investigations in a “make” or “buy” situation for key raw materials. Therefore it is proposed to produce these materials on site vs purchasing them as proposed in preliminary investigations. The portion depicted on Map #3 specifically is to produce Aniline, a key raw material utilized to produce our final polyurethane product, however other raw materials will be required to produce this raw material. The process begins with producing Nitric Acid, which involves combining ammonia with oxygen together with a catalyst bed and various process steps to concentrate and clean the raw material to the desired levels. To achieve this, process equipment such as the following are required to accomplish these production steps:

- Vessels
- Reactors
- Compressors
- Pumps
- Distillation columns
- Refrigeration equipment
- Transformers
- Motors
- Associated infrastructure, including cooling water, cooler, heat exchangers, etc.

The Nitric Acid is then transferred to various vessels and storage tanks for this project only for transfer via new piping to the next processing step or to be loaded and shipped. The raw material Nitric Acid is then combined with Sulfuric Acid and Benzene to produce a Nitrobenzene solution. The processing involves a nitration reaction of benzene, a sulfuric acid recycle, washings of a reaction mixture, purification of NB and treatment of process water and gases. To accomplish these process steps, process equipment such as the following are typically required:

- Vessels
- Reactors
- Compressors
- Pumps
- Distillation columns
- Motors
- Associated infrastructure, which may include:
 - Cooling towers
 - Refrigeration equipment
 - Electrical substation and other electrical infrastructure and controls
 - Computer control systems
 - Operational safety systems
 - **NEW** Process piping
 - Process heaters
 - Flares
 - Firewater pumps
 - Process
 - Waste water and cooling water circulation and distribution systems
 - Pollution control equipment
 - Intermediate storage tanks with associated **NEW** piping for this project only

These compounds are then transferred to various vessels and storage tanks for transfer via new piping for this project only to the next or final processing steps.

After producing the nitrobenzene, we will then produce the intermediate raw material known as Aniline. To produce the Aniline raw material, nitrobenzene produced in the last step is utilized to perform a hydrogenation process step. After completion of this processing step, the next several processing steps involve removing impurities and concentration of the raw material and additional treatment of wastewater and other impurities. These compounds and by-products will be transferred to various vessels and storage tanks for this project only for transfer via new piping to the next or final processing steps. To accomplish these steps, process equipment such as the following are typically utilized:

Tab 8

Page 3 of 6

- Vessels
- Reactors
- Compressors
- Pumps
- Blowers
- Distillation columns
- Strippers
- Motors
- Associated infrastructure

Polycarbonate Production

The portion depicted on Map #8 is specifically to produce polycarbonate. The process begins with producing bisphenol A, which involves combining phenol with acetone and various process steps to concentrate and clean the bisphenol A to the desired levels. To achieve this, the following process equipment is required to accomplish these production steps:

- Vessels
- Reactors
- Compressors
- Pumps
- Columns
- Refrigeration equipment
- Transformers
- Motors
- Associated infrastructure, including cooling water, cooler, heat exchangers, etc.

The bisphenol A is then transferred to various vessels and storage tanks for this project only for transfer via new piping to the next processing step.

The bisphenol A is then combined with reactants to produce polycarbonate solution which requires several processing steps to clean and concentrate the polycarbonate to the desired product quality. To achieve this, process equipment such as the following are required to accomplish these production steps:

- Vessels
- Reactors
- Compressors
- Pumps
- Columns
- Refrigeration equipment

DMA – DuCharme McMillen and Associates, Inc.
Austin, TX



- Transformers
- Motors
- Associated infrastructure, including cooling water, cooler, heat exchangers, etc.

This potential investment may include:

- Cooling towers
- Refrigeration equipment
- Electrical substation and other electrical infrastructure and controls
- Computer control systems
- Operational safety systems
- **NEW** Process piping
- Process heat exchangers and coolers
- Flares
- Process
- Waste water and cooling water circulation and distribution systems
- Pollution control equipment
- Intermediate and final storage tanks with associated **NEW** piping for this project only
- “NEW” buildings may include:
 - Warehouses
 - Control buildings
 - Production laboratories
 - Truck loading/unloading areas
 - **NEW** Pipeline connections and metering
 - Parking and road paving in the “NEW” manufacturing area

Map #3a provides an aerial view of the current state of the proposed area for the “NEW” production and auxiliary units indicating the greenfield area. Map #3b depicts the “NEW” production and auxiliary equipment lists covering 4 equipment categories. Auxiliary equipment will be increased in size typically, e.g. a cooling tower or refrigeration will be increased in size vs. the addition of a new piece of equipment, however additional items such as pumps, heat exchangers, process and **NEW** utility piping and other infrastructure items should be expected in the auxiliary area. As noted throughout on all equipment lists, a column indicating whether the equipment is connected to an existing process step is included. On Map #4, you will find “NEW” processing and other equipment associated with handling and processing of by-products and waste stream. This equipment is directly associated with and necessary for manufacturing process of the proposed investment. This equipment may consist of:

- Vessels
- Compressors

- Pumps
- Absorption and adsorption equipment
- Distillation columns
- Cooling towers
- Electrical substation and other electrical infrastructure and controls
- Computer control systems
- Operational safety systems
- **NEW** Process piping
- Process heaters
- Flares
- Process
- Waste water and cooling water circulation and distribution systems
- Pollution control equipment
- Intermediate storage tanks for this project only
- Loading stations with associated **NEW** piping

Map #4a provides an aerial view of the current state of the proposed area for the “NEW” processing and other equipment associated with handling and processing of by-products and waste stream indicating the open areas where the “NEW” equipment may be sited. Map #5 and Map #6 indicate the key raw materials production and logistics areas that will be utilized to successfully produce and process material from the proposed “NEW” investment. On Map #5, the raw material storage tanks (4) for this project only will not contain the raw material Aniline as originally proposed, rather they will be now be used for the raw materials to produce Aniline in earlier process steps. Thus it remains critical that these raw materials are unloaded and stored to ensure appropriate raw material quality and stability before being introduced into their process step as defined above. This equipment consists of “NEW”:

- Vessels
- Compressors
- Pumps
- Drying columns
- Motors
- Cooling towers
- Electrical substation and other electrical infrastructure and controls
- Computer control systems
- Operational safety systems
- **NEW** Process piping
- Process heaters

- Evaporation equipment
- Process
- Waste water and cooling water circulation and distribution systems
- Pollution control equipment
- Storage tanks for this project only
- Loading and unloading stations with associated **NEW** piping

Maps #5a and #6a provide an aerial view of the current state of the proposed area for the “NEW” key raw materials production and logistics areas where the “NEW” equipment may be sited. Map #7 depicts the “NEW” logistics processing and packaging area necessary for the proposed project. This area may consist of “NEW”:

- Loading and unloading equipment
- Pumps
- Motors
- Electrical infrastructure and controls
- Computer control systems
- Operational safety systems
- **NEW** Process piping
- Process heaters
- Process
- Waste water and distribution systems
- Pollution control equipment
- Storage tanks with associated **NEW** piping for this project only

Map 7a provides an aerial view of the current state of the proposed area for the “NEW” logistics processing and packaging area, indicating the open areas where the “New” areas will be cited.

Maps #3b and #8b –340 pieces of equipment, covering 5 equipment categories,

Reactor – 43
Column – 49
Tower – 2
Vessel – 229
Other – 17

Covestro is continuously improving its supply strategy to be in the best possible position to serve our customers. Therefore, investment into future competitiveness is a natural and ongoing process. However, this process is with an open outcome.

Map 1: Vicinity Map – Chambers County/Goose Creek School District

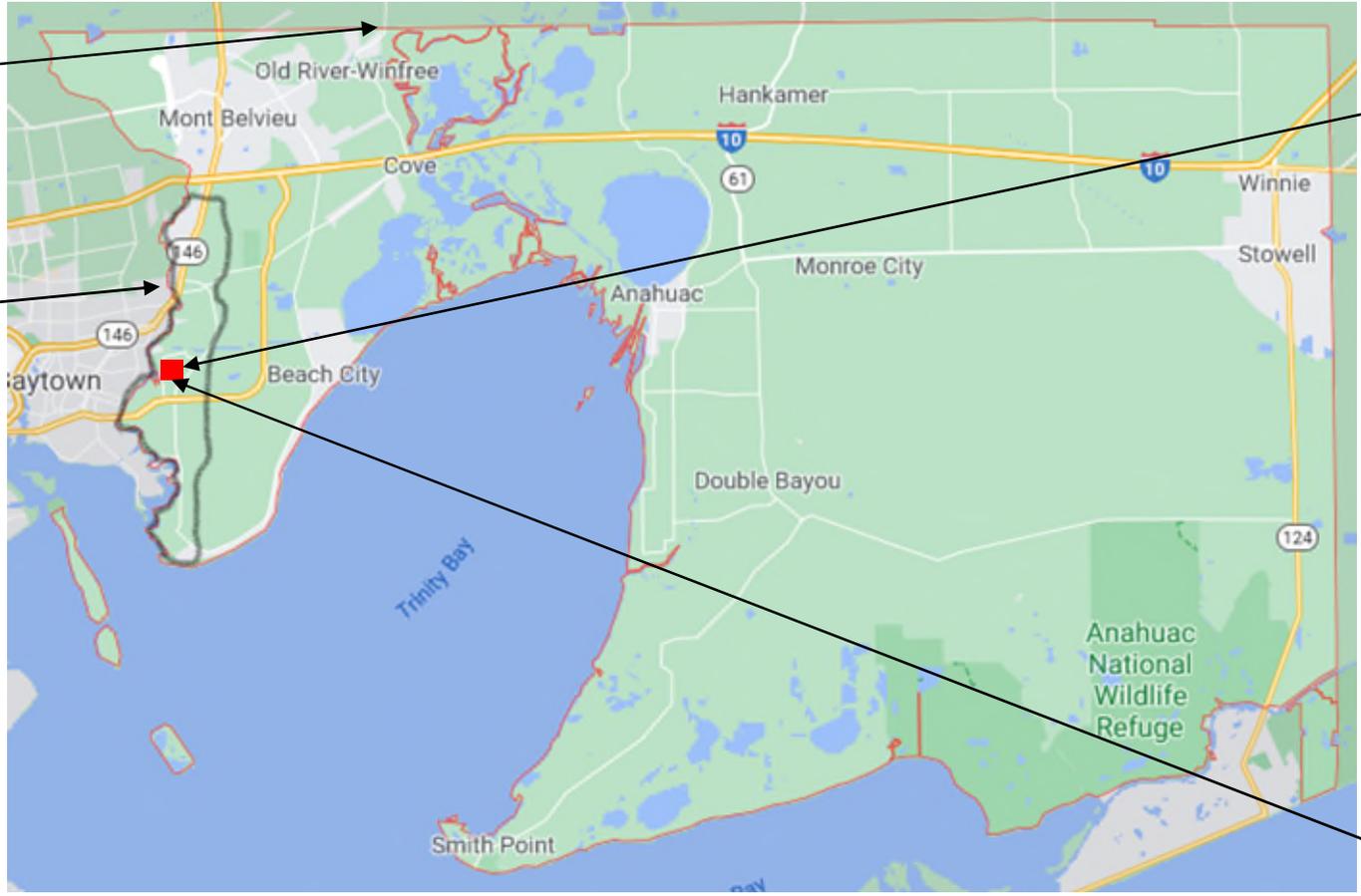


Chambers County Boundary

Goose Creek ISD Boundary

Location of Baytown plant and Reinvestment Zone within Chambers County

Inset of Reinvestment Zone and Project (see Map 2a for greater detail)



Covestro LLC
Attachment to Ch 313 Application
Ch 313 Wage Calculation
Goose Creek Consolidated ISD / Chambers County

All Jobs / All Industries Chambers County
--

Quarter	Year	Average Weekly Wages	Annualized
1st	2020	1,328	\$ 69,056
2nd	2020	1,311	\$ 68,172
3rd	2020	1,201	\$ 62,452
4th	2019	1,373	\$ 71,396
Average =		\$ 1,303	\$ 67,769
Avg. @			
110%		\$ 1,434	\$ 74,546

Manufacturing Jobs (31-33) - Chambers County

Quarter	Year	Average Weekly Wages	Annualized
1st	2020	2,276	\$ 118,352
2nd	2020	2,045	\$ 106,340
3rd	2020	2,133	\$ 110,916
4th	2019	2,111	\$ 109,772
Average =		\$ 2,141	\$ 111,345
Avg. @			
110%		\$ 2,355	\$ 122,480

Regional Wage Rate

Council of Government Region 16	Year	Average Weekly Wages	Annualized
Houston - Galveston	2019	\$ 1,154	\$ 60,015
Wage @			
110%		\$ 1,270	\$ 66,017

Year	Period	Area	Ownership	Industry		Level	Establishments	Firms	Average	
				Code	Industry				Employment	Weekly Wage
2019	04	Chambers	Total All	10	Total, All Industries	0	756	681	18,546	1,373
2020	01	Chambers	Total All	10	Total, All Industries	0	770	693	18,992	1,328
2020	02	Chambers	Total All	10	Total, All Industries	0	776	698	16,438	1,311
2020	03	Chambers	Total All	10	Total, All Industries	0	776	608	16,146	1,201

Schedule A1: Total Investment for Economic Impact (through the Qualifying Time Period)

Date
 Applicant Name
 ISD Name

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PROPERTY INVESTMENT AMOUNTS								
(Estimated Investment in each year. Do not put cumulative totals.)								
				Column A	Column B	Column C	Column D	Column E
	Year	School Year (YYYY-YYYY)	Tax Year (Fill in actual tax year below) YYYY	New investment (original cost) in tangible personal property placed in service during this year that will become Qualified Property	New investment made during this year in buildings or permanent nonremovable components of buildings that will become Qualified Property	Other new investment made during this year that will <u>not</u> become Qualified Property [SEE NOTE]	Other new investment made during this year that may become Qualified Property [SEE NOTE]	Total Investment (Sum of Columns A+B+C+D)
Investment made before filing complete application with district				Not eligible to become Qualified Property				
Investment made after filing complete application with district, but before final board approval of application	--	Year preceding the first complete tax year of the qualifying time period (assuming no deferrals of qualifying time period)						
Investment made after final board approval of application and before Jan. 1 of first complete tax year of qualifying time period								
		2023-2024	2023		\$ -	\$ -		\$ -
		2024-2025	2024		\$ 51,585,000.00	\$ -		\$ 51,585,000.00
Complete tax years of qualifying time period	QTP1	2025-2026	2025		\$ 596,055,936.00	\$ 3,000,000.00		\$ 599,055,936.00
	QTP2	2026-2027	2026		\$ 576,053,129.00			\$ 576,053,129.00
		2027-2028	2027		\$ 467,830,936.00			\$ 467,830,936.00
Total Investment through Qualifying Time Period [ENTER this row in Schedule A2]					\$ 1,691,525,001.00	\$ 3,000,000.00		\$ 1,694,525,001.00
				Enter amounts from TOTAL row above in Schedule A2				
Total Qualified Investment (sum of green cells)					\$ 1,226,694,065.00			

For All Columns: List amount invested each year, not cumulative totals.

Column A: This represents the total dollar amount of planned investment in tangible personal property. Only include estimates of investment for "replacement" property if the property is specifically described in the application. Only tangible personal property that is specifically described in the application can become qualified property.

Column B: The total dollar amount of planned investment each year in buildings or nonremovable component of buildings.

Column C: Dollar value of other investment that may affect economic impact and total value. Examples of other investment that will not become qualified property include investment meeting the definition of 313.021(1) but not creating a new improvement as defined by TAC 9.1051. This is proposed property that functionally replaces existing property; is used to maintain, refurbish, renovate, modify or upgrade existing property; or is affixed to existing property—described in SECTION 13, question #5 of the application.

Column D: Dollar value of other investment that may affect economic impact and total value. Examples of other investment that may result in qualified property are land or professional services.

Total Investment: Add together each cell in a column and enter the sum in the blue total investment row. Enter the data from this row into the first row in Schedule A2.

Qualified Investment: For the green qualified investment cell, enter the sum of all the green-shaded cells.

Schedule A2: Total Investment for Economic Impact (including Qualified Property and other investments)

Date
 Applicant Name
 ISD Name

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PROPERTY INVESTMENT AMOUNTS								
(Estimated Investment in each year. Do not put cumulative totals.)								
				Column A	Column B	Column C	Column D	Column E
	Year	School Year (YYYY-YYYY)	Tax Year (Fill in actual tax year below) YYYY	New investment (original cost) in tangible personal property placed in service during this year that will become Qualified Property	New investment made during this year in buildings or permanent nonremovable components of buildings that will become Qualified Property	Other investment made during this year that will not become Qualified Property [SEE NOTE]	Other investment made during this year that will become Qualified Property [SEE NOTE]	Total Investment (A+B+C+D)
Total Investment from Schedule A1*	--	TOTALS FROM SCHEDULE A1			\$ 1,691,525,001	\$ 3,000,000		\$ 1,694,525,001
Each year prior to start of value limitation period** <i>Insert as many rows as necessary</i>	0	2024-2025	2024		\$ 51,585,000			\$ 51,585,000
	0	2025-2026	2025		\$ 596,055,936	\$ 3,000,000		\$ 599,055,936
	0	2026-2027	2026		\$ 576,053,129			\$ 576,053,129
	0	2027-2028	2027		\$ 467,830,936			\$ 467,830,936
Value limitation period***	1	2028-2029	2028					
	2	2029-2030	2029					
	3	2030-2031	2030					
	4	2031-2032	2031					
	5	2032-2033	2032					
	6	2033-2034	2033					
	7	2034-2035	2034					
	8	2035-2036	2035					
	9	2036-2037	2036					
	10	2037-2038	2037					
Total Investment made through limitation					\$ 1,691,525,001	\$ 3,000,000		\$ 1,694,525,001
Continue to maintain viable presence	11	2038-2039	2038					
	12	2039-2040	2039					
	13	2040-2041	2040					
	14	2041-2042	2041					
	15	2042-2043	2042					
Additional years for 25 year economic impact as required by 313.026(c)(1)	16	2043-2044	2043					
	17	2044-2045	2044					
	18	2045-2046	2045					
	19	2046-2047	2046					
	20	2047-2048	2047					
	21	2048-2049	2048					
	22	2049-2050	2049					
	23	2050-2051	2050					
	24	2051-2052	2051					
	25	2052-2053	2052					

* All investments made through the qualifying time period are captured and totaled on Schedule A1 [blue box] and incorporated into this schedule in the first row.
 ** Only investment made during deferrals of the start of the limitation (after the end of qualifying time period but before the start of the Value Limitation Period) should be included in the "year prior to start of value limitation period" row(s). If the limitation starts at the end of the qualifying time period or the qualifying time period overlaps the limitation, no investment should be included on this line.
 *** If your qualifying time period will overlap your value limitation period, do not also include investment made during the qualifying time period in years 1 and/or 2 of the value limitation period, depending on the overlap. Only include investments/years that were not captured on Schedule A1.
 For All Columns: List amount invested each year, not cumulative totals. Only include investments in the remaining rows of Schedule A2 that were not captured on Schedule A1.
 Column A: This represents the total dollar amount of planned investment in tangible personal property. Only include estimates of investment for "replacement" property if the property is specifically described in the application.
 Only tangible personal property that is specifically described in the application can become qualified property.
 Column B: The total dollar amount of planned investment each year in buildings or nonremovable component of buildings.
 Column C: Dollar value of other investment that may affect economic impact and total value. Examples of other investment that will not become qualified property include investment meeting the definition of 313.021(1) but not creating a new improvement as defined by TAC 9.1051. This is proposed property that functionally replaces existing property; is used to maintain, refurbish, renovate, modify or upgrade existing property; or is affixed to existing property—described in SECTION 13, question #5 of the application.
 Column D: Dollar value of other investment that may affect economic impact and total value. Examples of other investment that may result in qualified property are land or professional services.

Schedule B: Estimated Market And Taxable Value (of Qualified Property Only)

Date
 Applicant Name
 ISD Name

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	Year	School Year (YYYY-YYYY)	Tax Year (Fill in actual tax year) YYYY	Qualified Property			Estimated Taxable Value		
				Estimated Market Value of Land	Estimated Total Market Value of new buildings or other new improvements	Estimated Total Market Value of tangible personal property in the new buildings or "in or on the new improvements"	Market Value less any exemptions (such as pollution control) and before limitation	Final taxable value for I&S after all reductions	Final taxable value for M&O after all reductions
Each year prior to start of Value Limitation Period <i>Insert as many rows as necessary</i>	0	2025-2026	2025		\$ 25,792,500	\$ -	\$ 23,377,246	\$ 23,377,246	\$ 23,377,246
	0	2026-2027	2026		\$ 323,820,468	\$ -	\$ 251,673,263	\$ 251,673,263	\$ 251,673,263
	0	2027-2028	2027		\$ 611,847,032	\$ -	\$ 464,143,915	\$ 464,143,915	\$ 464,143,915
Value Limitation Period	1	2028-2029	2028		\$ 1,657,694,500	\$ -	\$ 1,243,564,140	\$ 1,243,564,140	\$ 100,000,000
	2	2029-2030	2029		\$ 1,623,864,000	\$ -	\$ 1,218,185,280	\$ 1,218,185,280	\$ 100,000,000
	3	2030-2031	2030		\$ 1,590,033,500	\$ -	\$ 1,192,806,420	\$ 1,192,806,420	\$ 100,000,000
	4	2031-2032	2031		\$ 1,556,203,000	\$ -	\$ 1,167,427,560	\$ 1,167,427,560	\$ 100,000,000
	5	2032-2033	2032		\$ 1,522,372,500	\$ -	\$ 1,142,048,700	\$ 1,142,048,700	\$ 100,000,000
	6	2033-2034	2033		\$ 1,488,542,000	\$ -	\$ 1,116,669,840	\$ 1,116,669,840	\$ 100,000,000
	7	2034-2035	2034		\$ 1,454,711,500	\$ -	\$ 1,091,290,980	\$ 1,091,290,980	\$ 100,000,000
	8	2035-2036	2035		\$ 1,420,881,000	\$ -	\$ 1,065,912,120	\$ 1,065,912,120	\$ 100,000,000
	9	2036-2037	2036		\$ 1,387,050,500	\$ -	\$ 1,040,533,260	\$ 1,040,533,260	\$ 100,000,000
Continue to maintain viable presence	10	2037-2038	2037		\$ 1,353,220,000	\$ -	\$ 1,015,154,400	\$ 1,015,154,400	\$ 100,000,000
	11	2038-2039	2038		\$ 1,319,389,500	\$ -	\$ 989,775,540	\$ 989,775,540	\$ 989,775,540
	12	2039-2040	2039		\$ 1,285,559,000	\$ -	\$ 964,396,680	\$ 964,396,680	\$ 964,396,680
	13	2040-2041	2040		\$ 1,251,728,500	\$ -	\$ 939,017,820	\$ 939,017,820	\$ 939,017,820
	14	2041-2042	2041		\$ 1,217,898,000	\$ -	\$ 913,638,960	\$ 913,638,960	\$ 913,638,960
Additional years for 25 year economic impact as required by 313.026(c)(1)	15	2042-2043	2042		\$ 1,184,067,500	\$ -	\$ 888,260,100	\$ 888,260,100	\$ 888,260,100
	16	2043-2044	2043		\$ 1,150,237,000	\$ -	\$ 862,881,240	\$ 862,881,240	\$ 862,881,240
	17	2044-2045	2044		\$ 1,116,406,500	\$ -	\$ 837,502,380	\$ 837,502,380	\$ 837,502,380
	18	2045-2046	2045		\$ 1,082,576,000	\$ -	\$ 812,123,520	\$ 812,123,520	\$ 812,123,520
	19	2046-2047	2046		\$ 1,048,745,500	\$ -	\$ 786,744,660	\$ 786,744,660	\$ 786,744,660
	20	2047-2048	2047		\$ 1,014,915,000	\$ -	\$ 761,365,800	\$ 761,365,800	\$ 761,365,800
	21	2048-2049	2048		\$ 981,084,500	\$ -	\$ 735,986,940	\$ 735,986,940	\$ 735,986,940
	22	2049-2050	2049		\$ 947,254,000	\$ -	\$ 710,608,080	\$ 710,608,080	\$ 710,608,080
	23	2050-2051	2050		\$ 913,423,500	\$ -	\$ 685,229,220	\$ 685,229,220	\$ 685,229,220
	24	2051-2052	2051		\$ 879,593,000	\$ -	\$ 659,850,360	\$ 659,850,360	\$ 659,850,360
	25	2052-2053	2052		\$ 845,762,500	\$ -	\$ 634,471,500	\$ 634,471,500	\$ 634,471,500

Notes: Market value in future years is good faith estimate of future taxable value for the purposes of property taxation.
 Only include market value for eligible property on this schedule.

Schedule C: Employment Information

Date Form 50-296A
 Applicant Name Revised October 2020
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	Year	School Year (YYYY-YYYY)	Tax Year (Actual tax year) YYYY	Construction		Non-Qualifying Jobs	Qualifying Jobs	
				Column A Number of Construction FTE's	Column B Average annual wage rates for construction workers	Column C Number of non-qualifying jobs applicant estimates it will create (cumulative)	Column D Number of new qualifying jobs applicant commits to create meeting all criteria of Sec. 313.021(3) (cumulative)	Column E Annual wage of new qualifying jobs
Each year prior to start of Value Limitation Period <i>Insert as many rows as necessary</i>	0	2024-2025	2024	470 FTE	\$ 50,000	0	0	\$ 66,017
Each year prior to start of Value Limitation Period <i>Insert as many rows as necessary</i>	0	2025-2026	2025	2000	\$ 50,000	0	0	\$ 66,017
Each year prior to start of Value Limitation Period <i>Insert as many rows as necessary</i>	0	2026-2027	2026	2000	\$ 50,000	0	0	\$ 66,017
Each year prior to start of Value Limitation Period <i>Insert as many rows as necessary</i>	0	2027-2028	2027	325	\$ 50,000	0	0	\$ 66,017
Value Limitation Period <i>The qualifying time period could overlap the value limitation period.</i>	1	2028-2029	2028			0	25	\$ 66,017
	2	2029-2030	2029			0	25	\$ 66,017
	3	2030-2031	2030			0	25	\$ 66,017
	4	2031-2032	2031			0	25	\$ 66,017
	5	2032-2033	2032			0	25	\$ 66,017
	6	2033-2034	2033			0	25	\$ 66,017
	7	2034-2035	2034			0	25	\$ 66,017
	8	2035-2036	2035			0	25	\$ 66,017
	9	2036-2037	2036			0	25	\$ 66,017
	10	2037-2038	2037			0	25	\$ 66,017
Years Following Value Limitation Period	11 through 25	2038-2039	2038			0	25	\$ 66,017

Notes: See TAC 9.1051 for definition of non-qualifying jobs.
 Only include jobs on the project site in this school district.

Texas Comptroller of Public Accounts

Data Analysis and
Transparency
Form 50-296-A

SECTION 16: Authorized Signatures and Applicant Certification

After the application and schedules are complete, an authorized representative from the school district and the business should review the application documents and complete this authorization page. Attach the completed authorization page in Tab 17.

NOTE: If you amend your application, you will need to obtain new signatures and resubmit this page, Section 16, with the amendment request.

1. Authorized School District Representative Signature

I am the authorized representative for the school district to which this application is being submitted. I understand that this application is a government record as defined in Chapter 37 of the Texas Penal Code.

print here ▶ Randal O'Brien Superintendent
Print Name (Authorized School District Representative) Title

sign here ▶ Randal O'Brien 4-20-21
Signature (Authorized School District Representative) Date

2. Authorized Company Representative (Applicant) Signature and Notarization

I am the authorized representative for the business entity for the purpose of filing this application. I understand that this application is a government record as defined in Chapter 37 of the Texas Penal Code. The information contained in this application and schedules is true and correct to the best of my knowledge and belief.

I hereby certify and affirm that the business entity I represent is in good standing under the laws of the state in which the business entity was organized and that no delinquent taxes are owed to the State of Texas.

print here ▶ Brian D. Collins Head of Tax
Print Name (Authorized Company Representative (Applicant)) Title

sign here ▶ Brian D. Collins 04/16/2021
Signature (Authorized Company Representative (Applicant)) Date

Commonwealth of Pennsylvania - Notary Seal
Lori L. Abraham, Notary Public
Allegheny County
My commission expires November 26, 2024
Commission number 1273184
Member, Pennsylvania Association of Notaries

(Notary Seal)

Commonwealth of PA
County of Allegheny
GIVEN under my hand and seal of office this, the
16th day of April, 2021
Lori L. Abraham
Notary Public in and for the State of ~~Texas~~ Pennsylvania
My Commission expires: 11-26-2024

If you make a false statement on this application, you could be found guilty of a Class A misdemeanor or a state jail felony under Texas Penal Code Section 37.10.