

**ORDINANCE NO. 2018-\_\_**

2                   **AN ORDINANCE OF ORANGE COUNTY, FLORIDA**  
4                   **RELATING TO TAXATION; GRANTING AN ECONOMIC**  
6                   **DEVELOPMENT EXEMPTION FROM CERTAIN AD**  
8                   **VALOREM TAXATION FOR AMICUS BIOLOGICS, INC.,**  
10                  **A NEW BUSINESS; PROVIDING FOR DEFINITIONS;**  
12                  **PROVIDING FINDINGS; PROVIDING FOR THE**  
14                  **ESTIMATED REVENUE LOSS ATTRIBUTABLE TO THE**  
                  **EXEMPTION GRANTED TO AMICUS BIOLOGICS, INC.;**  
                  **PROVIDING THE LEVEL OF EXEMPTION AND TERM**  
                  **THE EXEMPTION WILL REMAIN IN EFFECT;**  
                  **PROVIDING FOR APPLICABILITY; PROVIDING AN**  
                  **EFFECTIVE DATE.**

16               **WHEREAS**, Article VII, Section 3, of the Florida Constitution, and Section 196.1995,  
18 Florida Statutes, authorize granting of economic development ad valorem tax exemptions to  
20 qualifying new businesses and expansions of existing businesses upon the successful passage of  
a referendum; and

22               **WHEREAS**, the electors of Orange County authorized the granting of such exemptions  
by the successful passage of a referendum held on January 31, 2012; and

24               **WHEREAS**, subsequent to the passage of such referendum, on February 2, 2012, the  
26 Orange County Board of County Commissioners enacted Ordinance No. 2012-05, entitled the  
"Orange County Economic Development Ad Valorem Tax Exemption Ordinance" ("Program  
Ordinance"), to establish a program ("Program") for granting such exemptions from certain ad  
28 valorem taxation for qualifying new businesses and expansions of existing businesses and to  
provide procedures and guidelines for the submissions of applications for the Board's  
30 consideration of granting such exemptions; and

32               **WHEREAS**, Amicus Biologics, Inc., a Florida corporation ("Company"), submitted an  
34 application for an exemption for a new business, attached hereto as **Exhibit "A"** ("the  
Application"); and

36               **WHEREAS**, the Application indicates that the Company's business will result in an  
38 economic benefit to Orange County through the creation of greater employment opportunities in  
Orange County; and

40               **WHEREAS**, the Company has met the requirements to qualify as a new business under  
the Program; and

42               **WHEREAS**, the Office of the Property Appraiser has reviewed the Application, and has  
44 provided the report required by the Program Ordinance; and

46       **WHEREAS**, all requirements of state law and the Program Ordinance have been  
satisfied.

48               **BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF**  
50 **ORANGE COUNTY, FLORIDA:**

*Section 1.     **Enactment of New Economic Development Tax Exemption Ordinance.***

52     A new economic development exemption from certain ad valorem taxation for Amicus  
Biologics, Inc. is enacted to read as follows:

54               **Title.** This Ordinance shall be known as the “Amicus  
Biologics, Inc. Economic Development Ad Valorem Tax  
56     Exemption Ordinance.”

58               **Definitions.** All terms used in this Ordinance in capitalized  
form, unless otherwise defined in this Ordinance, shall have the  
60     same meanings as ascribed to them in the Program Ordinance.

62               **Findings.** The Board, based on the Application submitted  
by the Company regarding its biologic drug substance  
64     manufacturing plant, to be located on unplatted property near the  
intersection of Narcoossee Road and Tavistock Lakes Boulevard  
66     (Parcel ID# 36-34-30-0000-00-004), and at 9801 Lake Nona Club  
Drive, both in Orlando, Florida 32827 (“New Business”), and the  
68     report of the Property Appraiser, and in accordance with the  
procedures set forth in the Program Ordinance, finds that the  
70     Company has met all the requirements of the Program Ordinance  
and meets the requirements of Section 196.012(14), Florida  
72     Statutes, and that granting the Exemption granted by this  
Ordinance will result in an economic benefit to Orange County.

74               **Ad valorem tax revenues.** The total amount of revenue  
76     available to the County from ad valorem tax sources for the current  
fiscal year is Five Hundred Twenty-Nine Million, Four Hundred  
78     Eighty-Eight Thousand, One Hundred Dollars (\$529,488,100.00).  
The total amount of revenue lost to the County for the current  
80     fiscal year by virtue of Exemptions currently in effect is Two  
Hundred Four Thousand, Two Hundred Seventeen Dollars (\$204,  
82     217.00). The Improvements made by or for the use of the  
Company’s New Business and the Tangible Personal Property of  
84     such New Business are anticipated to first appear on the Orange  
County ad valorem tax assessment roles on or after tax year 2018.  
86     The estimated revenue loss to the County during the current fiscal

88 year if the Exemption applied for in the Application was granted  
for the current fiscal year is One Hundred Twenty-Seven  
90 Thousand, Two Hundred Ninety-Eight Dollars (\$127,298.00).

92 **Level and Term of Exemption; Expiration Date.** Based  
upon the information provided by the Company as to the number  
94 of jobs to be created and the estimated average annual salaries for  
such jobs, the Company qualifies for a Level 3 Exemption  
(seventy-five percent (75%) for a period of seven (7) years) to  
96 commence on January 1<sup>st</sup> of the year in which any of the  
Improvements made by or for the use of the Company's New  
98 Business and/or any Tangible Personal Property of such New  
Business first appears on the Orange County ad valorem tax  
100 assessment rolls, and shall expire on December 31<sup>st</sup> of the seventh  
tax year thereafter. The ability to receive an Exemption for the  
102 period granted is conditioned upon the Company: 1) executing the  
agreement in substantially the form attached hereto as **Exhibit**  
104 **"B,"** attached hereto (without exhibits); 2) maintaining the New  
Business throughout the seven (7) year Exemption period; and 3)  
106 continued compliance with the requirements of this Ordinance and  
the Program Ordinance, including, but not limited to, the  
108 submission of an annual renewal statement and an annual report.  
Should the Company fail to satisfy the conditions set forth in this  
110 Ordinance, the Board may revoke the Exemption or take such  
other action with respect to the Exemption as it deems appropriate,  
112 as provided for in the Program Ordinance.

114 **Grant of Exemption.** After consideration of the  
Application, which includes the report of the Property Appraiser as  
116 required by the Program Ordinance, and applying the exemption  
criteria set forth in Section 7 thereof, the Board hereby grants and  
118 establishes an Exemption of seventy-five percent (75%) of the  
assessed value of all Improvements made by or for the use of the  
120 Company's New Business located on unplatted property near the  
intersection of Narcoossee Road and Tavistock Lakes Boulevard  
122 (Parcel ID# 36-34-30-0000-00-004), and at 9801 Lake Nona Club  
Drive, both in Orlando, Florida 32827, and of all Tangible  
124 Personal Property of such New Business for a period of seven (7)  
years, provided that the Improvements are made or the Tangible  
126 Personal Property is added or increased on or after the day this  
Ordinance is adopted. As a condition to receiving the Exemption,  
128 the Company shall abide by the terms and conditions set forth in  
this Ordinance and the Program Ordinance, and any and all  
130 amendments thereto, including, but not limited to, entering into an  
agreement with the County to ensure that the Company satisfies all  
132 requirements associated with the granting and continuation of the

Exemption, as well as any policies and procedures related to the Program, as may be adopted from time to time. Failure to abide by the same may result in a revocation of the Exemption and the recovery of all taxes not paid on Tangible Personal Property as a result of the Exemption, as provided for in the Program Ordinance. No Exemption shall be granted for the land upon which the Company's New Business is located.

**Applicability.** The Exemption shall apply only to ad valorem taxes levied by the County. The Exemption shall not apply to taxes or assessments levied by any County municipal service taxing or benefit unit, municipality, school district, or water management district, or to taxes levied for the payment of bonds or taxes authorized by a vote of electors pursuant to Section 9(b) or 12, Article VII of the Florida Constitution.

**Nullification of the Exemption.** In the event that, subsequent to the adoption of this Ordinance, the Administrator receives written notice that the Company has determined not to undertake or complete the activity giving rise to the Exemption granted pursuant to this Ordinance, the Exemption so granted shall be void, shall not take effect, and shall not be implemented. If such notice is received, this section shall be self-executing and no further action of the Board will be required to void the Exemption. Following the County's receipt of such notice, the Administrator shall forward a copy thereof to the Property Appraiser along with a copy of this Ordinance.

**Section 2. Effective date.** This ordinance shall become effective as provided by general law.

THIS EXEMPTION GRANTED this \_\_\_\_ day of \_\_\_\_\_, 2018.

**ORANGE COUNTY, FLORIDA**  
By: Board of County Commissioners

By: \_\_\_\_\_  
Teresa Jacobs  
Orange County Mayor

176 **ATTEST:** Phil Diamond, CPA, County Comptroller  
178 As Clerk of the Board of County Commissioners

180 By: \_\_\_\_\_  
Deputy Clerk



# Orange County 2018 Incentive / Exemption Project Worksheet

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RETURN TO: Eric Ushkowitz / Economic Development Administrator

Orange County Government / 201 South Rosalind Avenue / Orlando, FL 32802 / Phone: 407.836.7370 / E-Mail: EconomicDevelopment@ocfl.net

Incentive/Exemption Project Name: Project Olympus

## Submitted by:

Name	Ellen Rosenberg
Company	Amicus Biologics, Inc.
Position	Corporate Secretary
Address	1 Cedar Brook Drive, Cranbury, N.J. 08512
Phone	(609) 662-2000
E-Mail	erosenberg@amicusrx.com
Date Submitted	04/23/2018

## Project Summary:

Describe a proposed project, why it is important, compelling reason or reasons why incentives are necessary to attract this project to Orange County

The project involves the construction and operation of a first in Orange County biologic drug substance manufacturing plant with associated research and development. We anticipate significant job creation and investments in connection with this project. The availability of incentives are a critical factor in the decision regarding the location of this project.

Exact Name of Company applying for Incentive or Exemption: Amicus Biologics, Inc.

Business Owner: Amicus Therapeutics, Inc. (parent company)

Property Owner ( If Different from Business Owner): Amicus Biologics, Inc.

Phone number: (609) 662-2000

Address of Existing Headquarters: 1 Cedar Brook Drive, Cranbury, N.J. 08512

Specific street address of proposed project in Orange County, including zip code:

Project located in: ☐ Brownfield ☐ Enterprise Zone ☒ Neither

Property Parcel Id Number of proposed project: 36-24-30-0000-00-004

Will any portions of this property for which the exemption is being sought be leased out to a different business entity?

☐ Yes

☒ No

Please Indicate where this project will be located: (select only one)

☐ Unincorporated Orange County

☒ City of Orlando

☐ Name other city within Orange County \_\_\_\_\_

Date Operations will commence: Construction to begin Oct. 2018

Are you applying for (select all that apply)

☒ New Business

☒ Exemption for real property

☐ Expansion of existing business ☒ Exemption for tangible property

☒ QTI

Company Website: www.amicusrx.com Company NAICS code: 325414

## ADDRESS OF PROPOSED PROJECT

TBD  
Lake Nona, City of Orlando  
32827 and  
Guidewell Innovation Center, 9801 Lake  
Nona Club Drive, Orlando, FL 32827

**RETURN TO:** Eric Ushkowitz / Economic Development Administrator

Orange County Government / 201 South Rosalind Avenue / Orlando, FL 32802 / **Phone:** 407.836.7370 / **E-Mail:** [EconomicDevelopment@ocfl.net](mailto:EconomicDevelopment@ocfl.net)

In Which State is the Company Incorporated / Organized? **Florida**

Year Established: 2018

Total: employment of all locations: 0

List principal places where the company has existing operations, including Florida:

Place and State	Activities	Total Employment at Place
Amicus Therapeutics Inc., Cranbury, N.J.	Research, clinical development, global operations, commercial and corporate functions	323
Amicus International, Gerrauds Cross, UK	Commercial operations	112

Is the company registered with the Florida Department of Labor & Employment Security? ☒ Yes ☐ No

If this is an expansion with Orange County:

The year the company originally established operations in Orange County

Existing Street Address in Orange County Including Zip Code

Number of full-time jobs in Orange County this time

One Year Ago:

Two Years Ago:

**Sales factor for the facility:**

### Total Sales in Florida

### Total Sales Everywhere

0 %

Reason for any employment fluctuations during the past two years

Approximate overall average salary of existing jobs, including bonuses and commissions, though excluding health and other benefits:

Very brief description of activities at existing Orange County location:

**RETURN TO:** Eric Ushkowitz / Economic Development AdministratorOrange County Government / 201 South Rosalind Avenue / Orlando, FL 32802 / **Phone:** 407.836.7370 / **E-Mail:** EconomicDevelopment@ocfl.net**Estimated New Full-Time Jobs Added During Each Calendar Year:**

JOB TYPE CATEGORY		Total number of new full-time jobs to be created	New jobs added in 2018 (as of 12/31)	New jobs added in 2019 (as of 12/31)	New jobs added in 2020 (as of 12/31)	New jobs added in 2021 (as of 12/31)	New jobs added in 2022 (as of 12/31)	New jobs added in 2023 (as of 12/31)	New jobs added in 2024 (as of 12/31)
pre-defined (select if pre-defined)	user defined (fill in if user defined)								
<input checked="" type="checkbox"/> Administrative		30			15	11		4	0
<input checked="" type="checkbox"/> Communications		0			0	0		0	0
<input checked="" type="checkbox"/> Customer Service		0			0	0		0	0
<input checked="" type="checkbox"/> Engineering		50			21	27		2	0
<input checked="" type="checkbox"/> IT		2			2	0		0	0
<input checked="" type="checkbox"/> Management		4			4	0		0	0
<input checked="" type="checkbox"/> Production		200			42	43	30	59	26
<input type="checkbox"/> Sales	Development Lab Professionals	30			10	10	10	0	0
Totals		316			94	91	40	65	26

**Benefits:** Approximate percent of full-time jobs to be created that will have health insurance and other benefits. **Local Hires:** Please estimate the percent of total full-time jobs to be created that will be hired from Orange County and the surrounding area, and the percent that will be hired from outside of Central Florida (total to = 100%).Local Hires  Outside Hires 

What types of jobs will be filled with persons from outside Central Florida?

**Part-Time Jobs to be created:** Please estimate the total numbers of additional part-time jobs created at this project. What type of jobs are these, and what is the anticipated average salary?Estimated number of additional part-time jobs created. What types of jobs are they? Anticipated average salaries of these part-time jobs?





# Orange County 2018 Incentive / Exemption Project Worksheet

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JOB TYPE CATEGORY		Total number of new full-time jobs created during course of project	Estimated average annual salary for each category of jobs	Total Wages	Salary Range From....	To....
pre-defined (select if pre-defined)	user defined (fill in if user defined)					
<input checked="" type="checkbox"/> Administrative		30	\$ 55,000.00	\$ 1,650,000.00	\$ 30,000.00	\$ 116,000.00
<input checked="" type="checkbox"/> Communications		0		\$ 0.00		\$
<input checked="" type="checkbox"/> Customer Service		0		\$ 0.00		\$
<input checked="" type="checkbox"/> Engineering		50	\$ 76,000.00	\$ 3,800,000.00	\$ 37,000.00	\$ 128500.00
<input checked="" type="checkbox"/> IT		2	\$ 53,000.00	\$ 106,000.00	\$ 53,000.00	\$ 53000.00
<input checked="" type="checkbox"/> Management		4	\$ 162,500.00	\$ 650,000.00	\$ 140000.00	\$ 200000.00
<input checked="" type="checkbox"/> Production		200	\$ 70,000.00	\$ 14,000,000.00	\$ 39,000.00	\$ 134,000.00
<input type="checkbox"/> Sales	Development Lab Professionals	30	\$ 82,000.00	\$ 2,460,000.00	\$ 61000.00	\$ 134000.00
		Total full-time jobs to be created = 316		Average Wage: \$ 0.00		
Please note the number and types of positions eligible for bonuses/commissions and the estimated percent of these salaries in bonuses/commissions						

## Real Property & Tangible Personal Property

Category	Total Investment	Calendar Year 20 18	Calendar Year 20 19	Calendar Year 20 20	Calendar Year 20 21	Calendar Year 20 22	Calendar Year 20 23
Personal Property Equipment	\$ 34,550,000.00	\$ 13,100,000.00	\$ 12,600,000.00	\$ 8,850,000.00	\$	\$	\$
Other Personal Property (e.g., furniture & fixtures)	\$ 1,500,000.00	\$	\$ 750,000.00	\$ 750,000.00	\$	\$	\$
New Building Construction (excluding land) *	\$ 98,800,000.00	\$ 8,900,000.00	\$ 49,400,000.00	\$ 36,600,000.00	\$ 3,900,000.00	\$	\$
OR, if not a new building:	\$	\$	\$	\$	\$	\$	\$
Leasehold Improvements/Personal Property such as ceiling fans, partitions, wall mirrors, cabinets	\$ 3,000,000.00	\$	\$ 3,000,000.00	\$	\$	\$	\$
Leasehold Improvements/Real Property, such as docks, HVAC, floor coverings, normal lighting & other improvements that cannot be removed without defacing the property	\$ 11,000,000.00	\$ 11,000,000.00	\$	\$	\$	\$	\$
<b>TOTAL INVESTMENT</b>	<b>\$ 148,850,000.00</b>	<b>\$ 33,000,000.00</b>	<b>\$ 65,750,000.00</b>	<b>\$ 46,200,000.00</b>	<b>\$ 3,900,000.00</b>	<b>\$ 0.00</b>	<b>\$ 0.00</b>



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**Description of tangible personal property for which this exemption is requested and date when property was, or is to be, purchased.**

Class or description of item	Age	Date Purchase	Original Cost	Taxpayer's estimate of condition			Taxpayer's estimate of fair market value	Appraiser's Use Only
				G O O D	A V G	P O O R		
Holding Tanks <sup>+</sup>	new	2020/2021	TBD all*				TBD all*	
Bioreactors	new	2020/2021						
Chromatography Columns	new	2020/2021						
Filtration Equipment	new	2020/2021						
Cell Culture Equipment	new	2020/2021						
Purification Skids	new	2020/2021						
Chromatography Skids	new	2020/2021						
Stainless Steel Tanks	new	2020/2021						
Freezers	new	2020/2021						
Coolers	new	2020/2021						
Water Purification Systems	new	2021						
Office Computer Equipment	new	2019-2021						
Automation System Lab	new	2020/2021						
Laboratory Equipment	new	2019-2021						
Furniture	new	2019-2021						
*A detailed list and prices will be provided when available								

**PLEASE NOTE:** If you have leased any equipment, **CLICK HERE** to complete the DR-405 form.



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**Diversity:** Please use this space to briefly describe past or anticipated company diversity efforts. These might range from minority and women hiring and procurement efforts, to specific efforts to create an environment that recognizes, understands, values, and utilizes the unique skills and abilities of all employees.

Amicus is an Equal Opportunity Employer and will judge all applicants based on their qualifications for the job, without regard to race, color, sex, religion, national origin, age, disability, or any other characteristics protected by applicable federal, state, or local law.

Amicus is committed to the following:

Ensuring a diverse slate of candidates are considered for all roles;

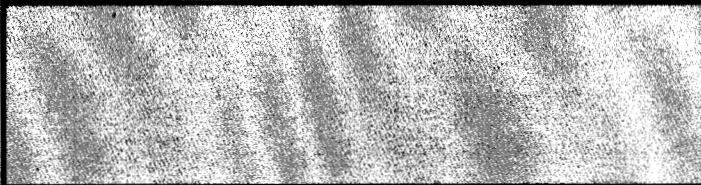

Maintaining outreach relationships and efforts to ensure diverse recruitment (i.e., diversity in career fairs and partnerships);

Fostering an internal environment that supports diversity;

Employing individuals living with rare genetic diseases.

**RETURN TO:** Eric Ushkowitz / Economic Development AdministratorOrange County Government / 201 South Rosalind Avenue / Orlando, FL 32802 / **Phone:** 407.836.7370 / **E-Mail:** EconomicDevelopment@ocfl.net

I hereby request the adoption of an ordinance granting an exemption for ad valorem taxation on the above property pursuant to Section 196.1995, Florida Statutes. I agree to furnish such other reasonable information as the Board of County Commissioners or the Property Appraiser may request in regard to the exemption requested herein. I hereby certify that the information and valuation stated above by me is true, correct and complete to the best of my knowledge and belief, including any attached statements, schedules, etc. (If prepared by someone other than the taxpayer, his /her declaration is based on all information of which he / she has any knowledge.)

<b>Tax Payer</b>	Owner Name	Amicus Biologics, Inc.	<b>Preparer / Authorized Agent</b>	Name	
	Title	Corporate Secretary		Address	
				City, Zip	
				E-mail	
<b>Signature</b>			<b>Signature</b>		
Type or Print Name	Ellen Rosenberg		Type or Print Name		
Date	05/01/18		Date		

**PROPERTY APPRAISER'S USE ONLY**

I.	Total revenue available to the county or municipality for the current fiscal year from ad valorem tax sources:	\$ _____
II.	Revenue lost to the county or municipality for the current fiscal year by virtue of exemptions previously granted under this section:	\$ _____
III.	Estimate of the revenue which would be lost to the county or municipality during the current fiscal year if the exemption applied for were granted had the property for which the exemption is requested otherwise had been subject to taxation:	\$ _____
IV.	Estimate of the taxable value lost to the county or municipality if the exemption applied for were granted:	\$ _____
V.	I have determined that the property listed above meets the definition, as defined by Section 196.012 (15) or (16), Florida Statutes, as a: <input type="checkbox"/> New Business <input type="checkbox"/> Expansion of an Existing Business <input type="checkbox"/> Neither	
VI.	Last year for which exemption may be applied:	\$ _____
DATE:		SIGNATURE (Property Appraiser):

**ECONOMIC DEVELOPMENT AD VALOREM TAX EXEMPTION  
AGREEMENT**

Amicus Biologics, Inc.

Parcel ID# 36-34-30-0000-00-004 and 9801 Lake Nona Club Drive

**THIS AGREEMENT** is made as of the \_\_\_\_ day of \_\_\_\_\_, 2018 (“Effective Date”), by and between Orange County, a charter county and political subdivision of the State of Florida (“County”), and Amicus Biologics, Inc., a Florida corporation (“Company”). The foregoing entities individually may be referred to as a “Party” or collectively as the “Parties.”

**WITNESSETH:**

**WHEREAS**, Article VII, Section 3, of the Florida Constitution, and Section 196.1995, Florida Statutes, authorize the granting of economic development ad valorem tax exemptions to qualifying new businesses and expansions of qualifying existing businesses upon the successful passage of a referendum; and

**WHEREAS**, the electors of Orange County have authorized the granting of such exemptions by the successful passage of a referendum held on January 31, 2012; and

**WHEREAS**, subsequent to the passage of such referendum, on February 2, 2012, the Board of County Commissioners of Orange County (“Board”) enacted Ordinance No. 2012-05, the “Orange County Economic Development Ad Valorem Tax Exemption Ordinance” (“Program Ordinance”) to establish a program (“Program”) for granting such exemptions from certain ad valorem taxation for certain new businesses and relocations of existing businesses and provide procedures and guidelines for the submission of applications for and the Board’s consideration of granting such exemptions; and

**WHEREAS**, the Company submitted an application for such an exemption under the Program for a new business to be located on unplatted property near the intersection of Narcoossee Road and Tavistock Lakes Boulevard (Parcel ID# 36-34-30-0000-00-004), and at 9801 Lake Nona Club Drive, both in Orlando, Florida 32827 (“New Business”); and

**WHEREAS**, all affected and interested agencies reviewed said application, and provided comments on the granting of such an exemption; and

**WHEREAS**, all requirements of state law and the Program Ordinance were satisfied with respect to the granting of such an exemption; and

**WHEREAS**, on the date of this Agreement, the Board enacted an Ordinance, the (“Exemption Ordinance”) which granted an exemption from certain ad valorem taxation for the Company’s New Business under the Program, as more specifically set forth in the Exemption Ordinance; and

**WHEREAS**, pursuant to the Program Ordinance and the Exemption Ordinance, as a condition to receiving the Exemption, the Company is required to, among other things, enter into an agreement with the County to ensure that the Company satisfies all requirements associated with the granting and continuation of the Exemption for the New Business, as well as any policies and procedures related to the Program as may be adopted from time to time; and

**WHEREAS**, the County and the Company desire to enter into this Agreement to satisfy the referenced requirement;

**NOW, THEREFORE**, in consideration of the mutual covenants and promises contained herein, the parties hereto agree as follows:

**Section 1. Recitals.** The foregoing recitals are true and correct and are incorporated herein by reference.

**Section 2. Incorporation of Ordinances.** The Program Ordinance and Exemption Ordinance, copies of which are attached hereto as **Exhibit "A,"** are incorporated herein by reference.

**Section 3. Definitions.** All terms used in this Agreement in capitalized form, unless otherwise defined in this Agreement, shall have the same meanings as ascribed to them in the Program Ordinance and Exemption Ordinance.

**Section 4. Term of Agreement.** The term of this Agreement shall commence on the Effective Date and shall remain in effect until the later of December 31<sup>st</sup> of the seventh (7<sup>th</sup>) tax year after January 1<sup>st</sup> of the year in which the Improvements made by or for the use of the Company's New Business and/or the Tangible Personal Property of such New Business first appear on the Orange County ad valorem tax assessment rolls, or the date on which all of the obligations of the Parties provided for in this Agreement have been satisfied.

**Section 5. Exemption.** The Company has been granted an Exemption on the assessed value of all Improvements made by or for the use of the Company's New Business to be located on unplatted property near the intersection of Narcoossee Road and Tavistock Lakes Boulevard (Parcel ID# 36-34-30-0000-00-004), and at 9801 Lake Nona Club Drive, both in Orlando, Florida 32827 and of all Tangible Personal Property of such New Business, provided that the Improvements are made or the Tangible Personal Property is added or increased on or after January 1, 2018. Subject to the limitations provided for in the Program Ordinance, the Exemption so granted shall remain in effect for a period of seven (7) tax years commencing on January 1<sup>st</sup> of the year in which the Improvements made by or for the use of the Company's New Business and/or the Tangible Personal Property of such New Business first appear on the Orange County ad valorem tax assessment rolls, and expiring on December 31<sup>st</sup> of the seventh (7<sup>th</sup>) tax year thereafter. The Exemption shall apply only to taxes levied by the County. The Exemption shall not apply to taxes or assessments levied by a municipality,

municipal service benefit or taxing unit, school district, or water management district, or to taxes levied for the payment of bonds or taxes authorized by a vote of the electors pursuant to Section 9(b) or 12, Article VII of the Florida Constitution.

**Section 6. Conditions Precedent.** The Company's ability to receive the Exemption for the period granted is conditioned upon the Company's continued compliance with the requirements of the Program Ordinance, and any amendments thereto, throughout the seven (7) year Exemption period, including, but not limited to:

- A. The Company locating its business on unplatted property near the intersection of Narcoossee Road and Tavistock Lakes Boulevard (Parcel ID# 36-34-30-0000-00-004), and at 9801 Lake Nona Club Drive, both in Orlando, Florida 32827;
- B. The Company establishing at the site of the New Business at least 316 new jobs to employ 300 full-time employees in Orange County, paying an average annual wage for each new job of at least \$69,670, which is at least one hundred fifty percent (150%) of the Average Annual Wage in the County, in accordance with the following schedule: 94 jobs by December 31, 2020; 91 jobs by December 31, 2021; 40 jobs by December 31, 2022; 65 jobs by December 31, 2023; and 26 jobs by December 31, 2024;
- C. The Company's submission of an annual renewal statement certifying that the information provided in the original application has not changed and an annual report to the Administrator on or before March 1<sup>st</sup> of each year reporting on the status of the New Business, evidencing continued performance of the conditions set forth in the application and containing such other information as shall be deemed necessary by the Property Appraiser and the Administrator for determining such continuing performance including the forms listed in Section 7 below;
- D. Compliance by the Company with the terms of this Agreement;
- E. Compliance by the Company with any policies and procedures related to the Program as may be adopted from time to time;
- F. Compliance by the Company with federal, state, or local laws and regulations;
- G. Notification of a change in ownership of the Company in writing within ten (10) days of such change;
- H. Compliance by the Company with all filings required pursuant to Section 196.011, Florida Statutes (including the annual filing of an application for an Exemption with the Orange County Property Appraiser);
- I. Notification of any material change in the operation of the New Business.

**Section 7. Performance Monitoring and Annual Report.**

- A. Job Performance. Each Annual Report submitted by the Company to the County must include a then current Florida New Hire Form, Florida Department of Revenue UCT 6 Form, a Federal Employment Tax Form 941, the Company's HR Report, and such other information with respect to the New Business as the County deems necessary to verify that the Company is

maintaining the required number of Full-Time Equivalent Employees at the required amount of Average Annual Wages.

- B. Maintenance and Review of Records. The Company shall maintain adequate records and accounts, including but not limited to, property, personnel, operations and financial records and supporting documentation as they pertain to the Exemption, the New Business and this Agreement for a period of three (3) years from the expiration of the term of this Agreement (the "Audit Period"). The County and its authorized agents shall have the right, and the Company and its subcontractors, as applicable will permit the County and its authorized agents, to examine all such records, accounts and documentation and to make copies thereof, and excerpts or transcriptions therefrom and to audit all contracts, invoices, materials, accounts and records relating to all matters covered by this Agreement, including but not limited to, personnel and employment records for the Audit Period. All such records, accounts and documentation shall be made available to the County and its authorized agents for audit, examination or copying purposes at any time during normal business hours and as often as the County may deem necessary during the Audit Period. The County's right to examine, copy and audit shall pertain likewise to any audits made by any other agency, whether local, State or federal. The Company shall insure that any subcontractor providing any services associated with this Agreement shall recognize the County's right to examine, inspect and audit its records, accounts and documentation in connection with such services. If an audit is begun by the County or other agency, whether local, State or federal, during the Audit Period, but is not completed by the end of the Audit Period, the Audit Period shall be extended until audit findings are issued. This Article shall survive the expiration or earlier termination of this Agreement.

## **Section 8. Events of Default; Remedies.**

### **A. Events of Default.**

Each of the following shall constitute an event of default ("Event of Default") on the part of the Company:

1. The failure of the Company to comply with each of the terms, covenants, conditions, obligations or provisions of this Agreement;
2. Fraud or material misrepresentation by the Company with respect to the Application, any term or condition of this Agreement or the Program.

### **B. Remedies**

1. In the event of the occurrence of an Event of Default, the County shall be entitled to pursue all rights and remedies available under the Program Ordinance and the right to terminate this Agreement as provided for in



Section 9 of this Agreement. In the event the County, at the discretion of the Board, exercises its contractual right of termination, the County shall be entitled to recover immediately upon demand from the Company an amount equal to all taxes not paid by the Company as a result of the Exemption as provided in the Program Ordinance and the Exemption Ordinance.

2. The Parties agree that the County shall have the specific rights and remedies set forth in this Agreement. Such rights and remedies are in addition to and cumulative with any and all other rights or remedies, now or hereafter available to the County at law or in equity in order to enforce the provisions of this Agreement. The exercise of one or more rights or remedies shall not be deemed a waiver of the right to exercise at the same time or thereafter any other right or remedy nor shall any such delay or omission be construed to be a waiver of or acquiescence to any Event of Default. The exercise of any such right or remedy by the County shall not release the Company from its obligations or any liability under this Agreement, except as expressly provided for in this Agreement or as necessary to avoid duplicative recovery from or payments by the Company.

**Section 9. Termination.** Upon the occurrence of an Event of Default, the County shall have the right to terminate this Agreement, and, in such case, upon receipt by the County from the Company of the payment of an amount equal to all taxes not paid by the Company on Tangible Personal Property as a result of the Exemption, the Parties shall have no further rights or obligations under this Agreement.

**Section 10. Liability and Indemnification.** By entering into this Agreement the County does not assume any liability for the acts or omissions or negligence of the Company, its agents, servants or employees; nor will the Company exclude liability for its own acts or omission or negligence to the County. Moreover, the County neither waives any defense of sovereign immunity under section 768.28, Florida Statutes, as may be amended, nor increases the limits of its liability by entering into this Agreement. The Company shall defend, indemnify and hold harmless the County, from and against any and all losses, liabilities, costs, expenses, damages, claims, demands, actions, suits, judgments and other obligations, including without limitation, attorneys' fees, expenses and court costs at the trial and all appellate levels, arising from or as a result of personal injury, or property damage resulting from the acts or omissions of the Company or from any of the Company's activities as described in or performed under this Agreement.

**Section 11. Non-Discrimination.** The Company will not discriminate against any employee or applicant for employment because of race, color, religion, sex, national origin, age, handicap or marital status. The Company will take affirmative action to ensure equal opportunity in recruitment advertising, and that employees are treated during employment (employment, upgrading, demotion or transfer; layoff or termination;

rate of pay or other forms of compensation; and selection for training), without regard to their race, color, religion, sex, national origin, age, handicap or marital status.

**Section 12. Assignment.** Neither Party may assign or otherwise transfer its rights, duties or obligations under this Agreement, in whole or in part, without the prior written consent of the other Party, which consent will not be unreasonably withheld.

**Section 13. Waiver.** A waiver of any performance or default by either Party shall not be construed to be a continuing waiver of other defaults or non-performance of the same provision or operate as a waiver of any subsequent default or non-performance of the terms, covenants and conditions of this Agreement.

**Section 14. Compliance with Laws.** Each Party shall comply with all applicable federal, state and local laws, rules, regulations and guidelines, relative to the performance of this Agreement.

**Section 15. Independent Contractor.** Nothing in this Agreement shall be construed to create a relationship of employer and employee, or principle and agent, partnership, joint venture, or any other relationship between the Parties other than that of independent parties contracting with each other solely for the purpose of carrying out the provisions of this Agreement.

**Section 16. Governing Law; Venue.** This Agreement shall be construed in accordance with and be governed for all purposes by the laws of the State of Florida applicable to contracts executed and to be wholly performed within such state. Venue for any proceeding pertaining to this Agreement shall be in Orange County, Florida.

**Section 17. Severability.** If any covenant, condition, provision, term or agreement of this Agreement shall, to any extent, be held invalid or unenforceable by any court of competent jurisdiction, the remaining covenants, conditions, provisions, terms and agreements of this Agreement shall not be affected thereby, but each covenant, condition, provision, term or agreement of this Agreement shall be valid and enforced to the fullest extent permitted by law.

**Section 18. Headings.** Article headings have been included in this Agreement solely for the purpose of convenience and shall not affect the interpretation of any of the terms of this Agreement.

**Section 19. Notice.** All notices and other communications required or permitted to be given under this Agreement shall be in writing and shall be deemed properly given when received if sent by personal delivery, or by certified United States Mail, postage prepaid, return receipt requested, addressed as follows:

To the County:

Orange County Administrator  
P.O. Box 1393  
Orlando, Florida 32802

With copy to:

Economic Development Administrator  
P.O. Box 1393  
201 S. Rosalind Avenue, 5<sup>th</sup> Floor  
Orlando, Florida 32802-1393

To the Company:

Amicus Biologics, Inc.  
1 Cedar Brook Drive  
Cranbury, NJ 08512

Each Party may by written notice to the other specify a different address for subsequent notice purposes. Notice shall be deemed effective on the date of actual receipt or three (3) days after the date of mailing whichever is earlier.

**Section 20. Counterparts.** This Agreement may be executed by the Parties in any number of separate identical counterparts, no one of which need be signed by both of the Parties so long as each of the Parties has signed at least one such identical counterpart. Each such identical counterpart, when signed and delivered by one or both of the Parties, shall constitute an original instrument and all such counterparts shall constitute one and the same instrument.

**Section 21. Amendments.** This Agreement may be amended only by written instrument upon mutual consent of both Parties.

**Section 22. Land Development Regulations.** Notwithstanding anything contained in this Agreement to the contrary, the County does not, by this Agreement, abrogate any right it may have to grant or deny any particular land development regulatory approval, zoning classification or any applicable permit or approval.

**Section 23. Survivability.** Any term, condition, covenant or obligation which requires performance by either Party subsequent to termination of this Agreement shall remain enforceable against such Party subsequent to such termination.

**Section 24. No Third Party Beneficiary.** This Agreement is for the benefit of the Parties, and no right or cause of action shall accrue upon or by reason hereof to or for the benefit of any third party. Nothing in this Agreement, expressed or implied, is intended or shall be construed to confer upon or give any person, corporation or governmental entity or agencies, other than the Parties, any right, remedy or claim under or by reason of this Agreement or any provisions or conditions hereof.

**Section 25. Representations and Warranties.** Each Party hereby represents and warrants to the other that it has all the requisite power, authority and authorization to enter into this Agreement, has taken all necessary actions required to enter into this Agreement, and to fulfill any and all of its obligations, duties and responsibilities provided for or required of it by this Agreement, whether exercised individually or collectively.

**Section 26. Entire Agreement.** The foregoing terms and conditions constitute the entire agreement between the Parties and any representation not contained herein shall be null and void and of no force and effect.

**IN WITNESS WHEREOF,** the County and the Company have caused this Agreement to be executed by their duly authorized representatives as of the date first above written.

**ORANGE COUNTY, FLORIDA**  
By: Board of County Commissioners

By: \_\_\_\_\_  
Teresa Jacobs,  
Orange County Mayor

**ATTEST:** Phil Diamond, CPA, County Comptroller  
As Clerk of the Board of County Commissioners

By: \_\_\_\_\_  
Deputy Clerk

**AMICUS BIOLOGICS, INC.**

By: \_\_\_\_\_  
Printed Name: \_\_\_\_\_

Title: \_\_\_\_\_

STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 2018, by \_\_\_\_\_ (printed name), \_\_\_\_\_ (title) of Amicus Biologics, Inc., a Florida corporation, on behalf of the corporation. He/she is personally known to me or has produced \_\_\_\_\_ as identification.

\_\_\_\_\_  
Notary Public

Name typed, printed or stamped:

\_\_\_\_\_  
My Commission Expires; \_\_\_\_\_