

Hamilton County Industrial Development Agency Loan and Project Fees Policy

It is the policy of the Hamilton County Industrial Development Agency to require that all loan or project-related legal, filing, mortgage and miscellaneous fees be paid for by the loan applicant or the project developer.

Low-Interest Loans

- A processing fee of \$500 must accompany all applications requesting loans
- The deposit will be used to pay for legal expenses, valuation of collateral and UCC searches. Should fees exceed \$500, the applicant will be billed for the balance, which must be paid before the loan is issued. If any of the \$500 deposit remains unexpended at the time the loan is issued or rejected, it will be refunded to the applicant.

Economic Development Projects:

- The applicant will be required to pay the Agency all actual costs incurred in connection with the application and the Project contemplated (to the extent such expenses are not paid out of the proceeds of the Agency's bonds issued to finance the Project). The costs incurred by the Agency, including the Agency's legal fees and other "soft costs" such as bond counsel and accountant fees, may be considered as a part of the costs of the Project and included in the calculation of the amount of the Industrial Development Revenue Bond issue.
- Security Deposit (BONDING ONLY): To ensure that the Agency's costs are reimbursed if the Project does not proceed, applicant shall pay to the Agency a security deposit equal to one-half of one percent (0.5%) of the cost of the Project or \$10,000.00, whichever is greater. The maximum initial deposit is set at \$25,000.00. Payment shall be made prior to passage of an Inducement Resolution for the Project.
- In the event that prior to closing the actual costs incurred, or anticipated costs to be incurred, by the Agency equal or exceed the original security deposit, the Agency may require an additional security deposit before incurring any additional expense and proceeding with the Project.
- At the time of closing, or in the event the Project is discontinued, after reimbursement of the Agency's costs, any excess funds shall be returned to the applicant. Should the Agency's costs exceed the deposit, applicant shall pay the Agency the difference between the costs and the deposit.

***THE AGENCY RESERVES THE RIGHT TO DEVIATE FROM THE FOREGOING BASED
UPON THE SIZE AND NATURE OF THE PROJECT OR LOAN AND THE FINANCIAL
STRENGTH OF THE APPLICANT***

Votes: Yes 5 No 0 Absent 2

Adopted: January 21, 2026