



EXHIBIT I

SCOPE OF WORK

Great Day Improvements, LLC City of Sharonville, Hamilton County

On July 28, 2025, the Ohio Tax Credit Authority (“Authority”) approved a 1.743 percent, 10-year tax credit for Great Day Improvements, LLC (“Great Day Improvements”) for the creation of \$30,316,000 in new annual payroll as a result of the company’s project in the City of Sharonville, Hamilton County. As part of the tax credit agreement, the Authority requires the company to maintain operations at the project location for at least thirteen years.

Great Day Improvements is a direct-to-consumer home improvement products company that designs, manufactures, and installs products under key brands like Universal Windows Direct, Champion Windows, Patio Enclosures, and The Bath Authority.

Ohio is competing with Indiana, Michigan, and New Jersey for this proposed project. State support will help ensure the proposed project moves forward in Ohio.

The proposed project by Great Day Improvements in the City of Sharonville, Hamilton County, involves significantly expanding manufacturing capacity by adding multiple additional shifts to their weekly production schedule.

Great Day Improvements expects to create 583 full-time equivalent employees generating \$30,316,000 in new annual payroll and \$16,389,025 in existing payroll by 12/31/2029 at the project location. In addition, the company will claim the tax credit on Ohio employee payroll generated at the project location in excess of the company’s baseline payroll at the project location.

By letter dated July 2, 2025, the City of Sharonville expressed support for the project.

Disclaimer: Please note that this is a general description of the overall project and will not be used for purposes of determining compliance under this agreement.