



EXHIBIT I

SCOPE OF WORK

Great Day Improvements, LLC

Village of Walton Hills and City of Bedford Heights, Cuyahoga County; City of Twinsburg, Summit 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 \$22,180,000 in new annual payroll as a result of the company’s project in the Village of Walton Hills and City of Bedford Heights, Cuyahoga County; and City of Twinsburg, Summit 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 improvements 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 Village of Walton Hills and City of Bedford Heights, Cuyahoga County; and City of Twinsburg, Summit County, involves reallocating business across multiple locations and acquiring a new facility to increase efficiency and expand manufacturing capacity.

Great Day Improvements expects to create 412 full-time equivalent employees generating \$22,180,000 in new annual payroll and \$26,147,080 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 letters dated July 8, 2025, by the Village of Walton Hills and the Greater Akron Chamber, support has been expressed 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.