



DocId:9128480

Tx:4733614

202503233

RECORDED: 07/25/2025 11:34:03 AM

Recorded as Presented
Allen County Indiana
Recorder Nicole Keesling

Recording Cover Page

AUDITOR'S OFFICE
Duly entered for taxation. Subject
to final acceptance for transfer.

JUL 25 2025

AUDITOR OF ALLEN COUNTY

1 VALY-2025-0001

2 BILL NO. G-25-03-17

3 GENERAL ORDINANCE NO. G- 10-25

4 AN ORDINANCE amending the Thoroughfare
5 Plan of the City Comprehensive ("Master")
6 Plan by vacating public right-of-way.

7 WHEREAS, a petition to vacate public right-of-way within the City of Fort Wayne, Indiana,
8 (as more specifically described below) was duly filed with the City Clerk of the City of Fort Wayne,
9 Indiana; and

10 WHEREAS, Common Council of the City of Fort Wayne, Indiana, duly held a public hearing
11 and approved said petition, as provided in I.C. 36-7-3-12.

12 NOW THEREFORE, BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF
13 FORT WAYNE, INDIANA:

14 SECTION 1. That the petition filed herein to vacate a public right-of-way within the City of
15 Fort Wayne, Indiana, more specifically described as follows, to-wit:

16 A portion of the 10-wide platted Alley situated between Lots Numbered 43 through 54 and Lots
17 Numbered 63 through 74 in Slataper's Addition of Out Lots to the City of Fort Wayne, according
18 to the Plat thereof recorded in Deed Book 102, page 424 in the Office of Recorder of Allen
County, Indiana, more particularly described as follows:

19 **beginning** at the southern-most corner of Lot Numbered 63 in Slataper's Addition; thence North
20 47 degrees 25 minutes 07 seconds East (all bearings in this description are based on the Indiana
21 East (Zone 1301) State Plane coordinate system) on the northwest line of the platted 10-foot
22 wide Alley, a distance of 388.49 feet to the intersection of said northwest line with the southwest
23 right-of-way line of Raymond Street opened per Commissioner's Record 4, pages 9 and 28;
24 thence South 43 degrees 48 minutes 52 seconds East on said southwest right-of-way line, a
25 distance of 10.00 feet to the intersection of said southwest right-of-way line with the southeast
26 line of the platted 10-foot wide Alley; thence South 47 degrees 25 minutes 07 seconds West on
27 said southeast line, a distance of 388.66 feet to the western most corner of Lot Numbered 54;
28 thence North 42 degrees 51 minutes 45 seconds West, a distance of 10.00 feet to the Point of
29 Beginning, containing 0.089 acres of land, more or less.

30 and which vacating amends the Thoroughfare Plan of the City Comprehensive ("Master") Plan
and is hereby approved in all respects.

SECTION 2. That after vacation the platted right-of-way shall be subject to a utility
easement for providers of utility services to the general public, described as follows:

1 A portion of the 10-wide platted Alley situated between Lots Numbered 43 through 54 and Lots
2 Numbered 63 through 74 in Slataper's Addition of Out Lots to the City of Fort Wayne, according
3 to the Plat thereof recorded in Deed Book 102, page 424 in the Office of Recorder of Allen
4 County, Indiana, more particularly described as follows:

5 **beginning** at the southern-most corner of Lot Numbered 63 in Slataper's Addition; thence North
6 47 degrees 25 minutes 07 seconds East (all bearings in this description are based on the Indiana
7 East (Zone 1301) State Plane coordinate system) on the northwest line of the platted 10-foot
8 wide Alley, a distance of 388.49 feet to the intersection of said northwest line with the southwest
9 right-of-way line of Raymond Street opened per Commissioner's Record 4, pages 9 and 28;
10 thence South 43 degrees 48 minutes 52 seconds East on said southwest right-of-way line, a
11 distance of 10.00 feet to the intersection of said southwest right-of-way line with the southeast
12 line of the platted 10-foot wide Alley; thence South 47 degrees 25 minutes 07 seconds West on
13 said southeast line, a distance of 388.66 feet to the western most corner of Lot Numbered 54;
14 thence North 42 degrees 51 minutes 45 seconds West, a distance of 10.00 feet to the Point of
15 Beginning, containing 0.089 acres of land, more or less.

16 SECTION 3. That this Ordinance shall be in full force and effect from and after its passage, any
17 and all necessary approval by the Mayor.

18 
19 COUNCILMEMBER

20 APPROVED AS TO FORM AND LEGALITY:

21 
22 Malak Heiny, City Attorney

23
24
25
26
27
28
29
30

City of Fort Wayne Common Council
DIGEST SHEET

Department of Planning Services

Title of Ordinance: Right of Way Vacation
Case Number: VALY-2025-0001
Bill Number: G-25-03-17
Council District: 6 – Rohli Booker

Introduction Date: March 25, 2025

Public Hearing Date: April 8, 2025 to be heard by Council

Next Council Action: Ordinance will return to Council after recommendation by reviewing agencies.

Synopsis of Ordinance: To vacate a portion of the 10-wide platted Alley situated between Lots Numbered 43 through 54 and Lots Numbered 63 through 74 in Slataper’s Addition

Location: East and south of 2411 Julian Street (Sec 7 of Adams Township)

Reason for Request: To return ownership of the unimproved alley to the adjacent property owner to unify parcels where right-of-ways to be vacated are surrounded wholly by the applicant.

Applicant: Kraft Moving Service, Inc.

Property Owner: Kraft Moving Service, Inc.

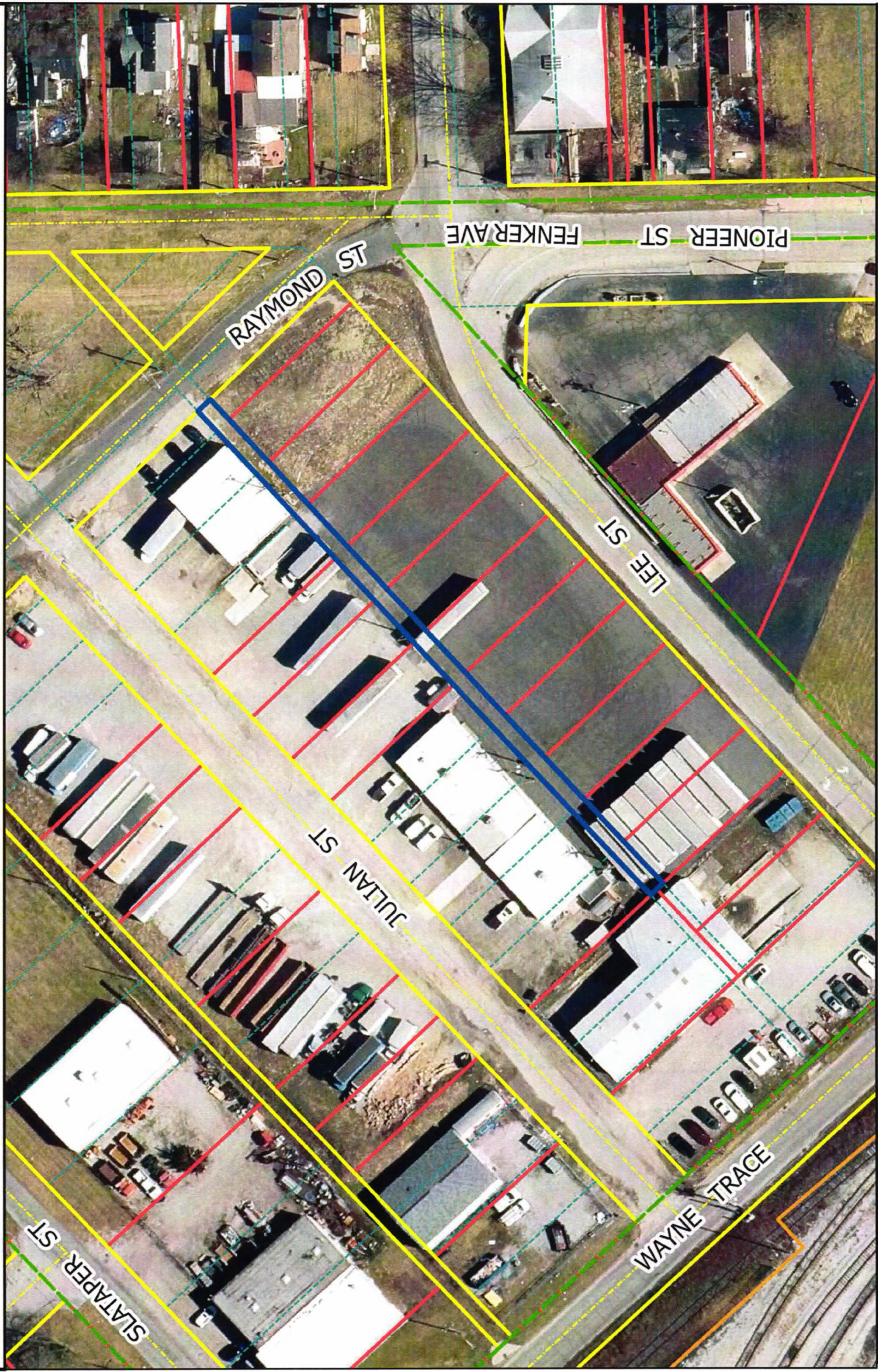
Related Petitions: None

Effect of Passage: The vacated land will be returned to the adjacent property owner. Vacation will allow for allow for site redevelopment.

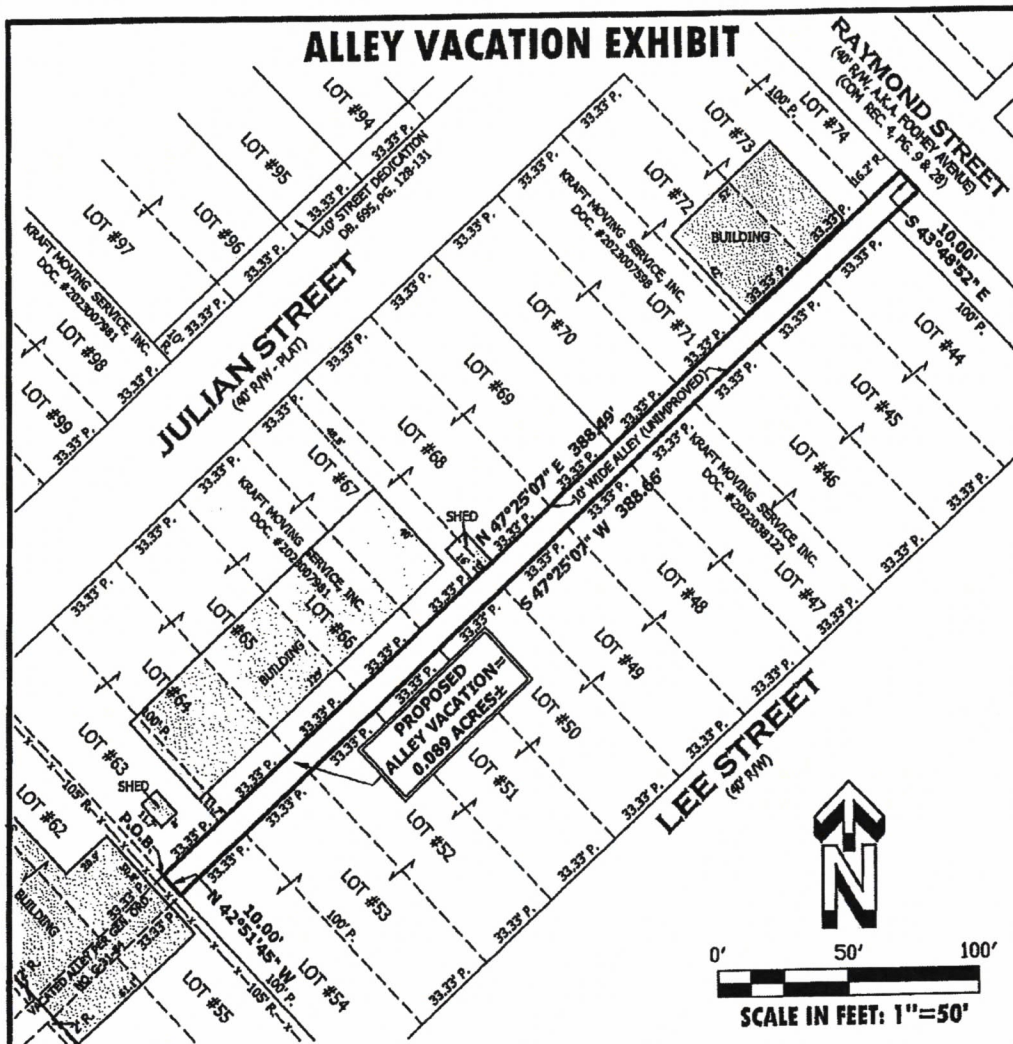
Effect of Non-Passage: The right of way will remain as platted. Redevelopment of the property may be hindered by retention of the right-of-way.



Vacation of Alley VALY-2025-0001 - Alley off Julian Street



Although this accuracy standards have been met, the accuracy of this map, Allen County does not warrant or guarantee the accuracy of the information contained herein and disclaims any and all liability resulting from any error or omission in this map.
© 2004 Board of Commissioners of the County of Allen
North American Datum 1983
State Plane Coordinate System, Indiana East
Photos and Contours: Spring 2009
Date: 3/14/2025



PROPOSED ALLEY VACATION LEGAL DESCRIPTION

A portion of the 10-wide platted Alley situated between Lots Numbered 43 through 54 and Lots Numbered 63 through 74 in Slataper's Addition of Out Lots to the City of Fort Wayne, according to the Plat thereof recorded in Deed Book 102, page 424 in the Office of Recorder of Allen County, Indiana, more particularly described as follows:

BEGINNING at the southern most corner of Lot Numbered 63 in Slataper's Addition; thence North 47 degrees 25 minutes 07 seconds East (all bearings in this description are based on the Indiana East (Zone 1301) State Plane coordinate system) on the northwest line of the platted 10-foot wide Alley, a distance of 388.49 feet to the intersection of said northwest line with the southwest right-of-way line of Raymond Street opened per Commissioner's Record 4, pages 9 and 28; thence South 43 degrees 48 minutes 52 seconds East on said southwest right-of-way line, a distance of 10.00 feet to the intersection of said southwest right-of-way line with the southeast line of the platted 10-foot wide Alley; thence South 47 degrees 25 minutes 07 seconds West on said southeast line, a distance of 388.86 feet to the western most corner of Lot Numbered 54; thence North 42 degrees 51 minutes 45 seconds West, a distance of 10.00 feet to the Point of Beginning, containing 0.089 acres of land, more or less.

Prepared this 24th day of July, 2024
Prepared for: Kraft Moving Service, Inc.
Job Number: 24-04-118



Erick J. Springer

ERICK J. SPRINGER, PS #22200006

ANDERSON SURVEYING, INC.

Registered Professional Engineers and Land Surveyors
Indiana Land Surveying Firm Identification Number: 29A

1324 Henry Avenue
Fort Wayne, IN 46808
Phone: (260) 483-1724
Fax: (260) 482-6855
Toll Free: (888) 483-1724

1947 E. Schug Road
Columbia City, IN 46725
Phone: (260) 691-3425
Fax: (260) 482-6855



WWW.ANDERSONSURVEYING.COM

Proposed Alley Vacation Legal Description

A portion of the 10-wide platted Alley situated between Lots Numbered 43 through 54 and Lots Numbered 63 through 74 in Slataper's Addition of Out Lots to the City of Fort Wayne, according to the Plat thereof recorded in Deed Book 102, page 424 in the Office of Recorder of Allen County, Indiana, more particularly described as follows:

beginning at the southern most corner of Lot Numbered 63 in Slataper's Addition; thence North 47 degrees 25 minutes 07 seconds East (all bearings in this description are based on the Indiana East (Zone 1301) State Plane coordinate system) on the northwest line of the platted 10-foot wide Alley, a distance of 388.49 feet to the intersection of said northwest line with the southwest right-of-way line of Raymond Street opened per Commissioner's Record 4, pages 9 and 28; thence South 43 degrees 48 minutes 52 seconds East on said southwest right-of-way line, a distance of 10.00 feet to the intersection of said southwest right-of-way line with the southeast line of the platted 10-foot wide Alley; thence South 47 degrees 25 minutes 07 seconds West on said southeast line, a distance of 388.66 feet to the western most corner of Lot Numbered 54; thence North 42 degrees 51 minutes 45 seconds West, a distance of 10.00 feet to the Point of Beginning, **containing 0.089 acres of land, more or less.**

#17 VALY-2025-0001
6-25-03-17

CITY OF FORT WAYNE

Vacation Petition

427.1221

I/We do hereby petition to vacate the following:

Easement Public Right of Way (street or alley)

More particularly described as follows:

See survey Alley (off Julian)

(Please Attach a Legal Description of the property requested to be vacated, along with a survey or other acceptable drawing showing the property.)

DEED BOOK NUMBER: _____ PAGE(S) NUMBER(S): _____ (This information can be obtained from the Allen County Recorder's Office on the 1st Floor, Rousseau Center, One Main Street, Fort Wayne, IN)

The reasons for the proposed vacation are as follows:

To unify parcels where right-of-ways to be vacated are surrounded wholly by parcels owned by the Applicant.

(If additional space is needed please attach separate page.)

The applicant on an attached sheet must also provide the names and addresses of all adjacent property owner(s). The information on that sheet must be as follows:

Property owner(s) Name(s); Street Address; City; State; Zip Code; Phone Number with Area Code.

Applicant's name(s) if different from property owner(s):

Name: Kraft Moving Service, Inc.

Street Address: 2411 Julian Street

City: Fort Wayne State: IN Zip: 46803 Phone: _____

FORT WAYNE, INDIANA
FILED
MAR 04 2025
LANA R. KEESLING
CITY CLERK

I/We, your petitioners, file this petition pursuant to the authority granted in Indiana Code, and provisions of local ordinance. I/We agree to abide by all provisions of the For Wayne Zoning Ordinance and/or Subdivision Control Ordinance, as well as all procedures and policies of the Fort Wayne City Plan Commission as those provisions, and policies relate to the handling and disposition of this petition. I/We also certify that this information is true and accurate to the best of my/our knowledge.

Signed by:
John Kraft
Signature

By: John Kraft, President
Printed Name

3/4/2025
Date

2411 Julian Street
Address

Fort Wayne, IN 46803
City/State/Zip

Signature

Printed Name

Date

Address

City/State/Zip

If additional space is needed for signatures please attach a separate page.

Agent's Name (Print Legibly): Robert C. Kruger

Street Address: 200 E. Main Street, Suite 1000

City: Fort Wayne State: IN Zip: 46802 Phone: 260-426-1300

- Legal Description is to be the area to be vacated and must be complete and accurate. If necessary a licensed surveyor's legal description may be required.
 - Applicant is hereby informed that in the case of a utility being located in a public way or easement, the applicant may be required to bear the cost of relocation, or of providing a replacement easement or easement's as needed.
- NOTICE:

For Office Use Only:

Receipt #: _____

Date Filed: _____

Map #: _____

Reference #: _____



OFFICIAL AD PROOF

This is the proof of your ad scheduled to run in **Journal Gazette**.

Notice ID: X4yAMwnKR4rqDLWpPdM3 | **Proof Updated: Mar. 26, 2025 at 10:50am EDT**
Notice Name: G-25-03-17

This is not an invoice. Below is an estimated price, and it is subject to change. You will receive an invoice with the final price upon invoice creation by the publisher.

FILER

Iliana Phillips
iliana.phillips@cityoffortwayne.org
(260) 427-1221

FILING FOR

Journal Gazette

Columns Wide: 1

Ad Class: Legals

03/28/2025: Government Notice 30.51
Notice

Subtotal	\$30.51
Tax %	0
Processing Fee	\$0.00
Total	\$30.51

See Proof on Next Page

**NOTICE OF PUBLIC HEARING
FORT WAYNE COMMON COUNCIL**

ORDINANCE NO. G-25-03-17

NOTICE IS HEREBY GIVEN THAT THE FORT WAYNE COMMON COUNCIL OF THE CITY OF FORT WAYNE, INDIANA, WILL CONDUCT A PUBLIC HEARING ON APRIL 8, 2025 AT 5:30 P.M. IN ROOM 035 - COUNCIL CHAMBERS COURTROOM - GARDEN LEVEL CITIZENS SQUARE, 200 E. BERRY, FORT WAYNE, INDIANA 46802; A REQUEST TO VACATE AN AREA KNOWN AS:

LOCATION: To vacate a portion of the 10-wide platted alley situated between Lots Numbered 43 through 54 and Lots Numbered 63 through 74 in Slataper's Addition, east and south of 2411 Julian Street (Sec 7 of Adams Township)

COMMON COUNCIL WILL CONDUCT A PUBLIC HEARING ON WHETHER THE ABOVE DESCRIBED RESOLUTION SHOULD BE CONFIRMED, MODIFIED AND CONFIRMED OR RESCINDED ON TUESDAY, APRIL 8, 2025.

ADDITIONAL INFORMATION CAN BE VIEWED AT THE DEPARTMENT OF PLANNING SERVICES OFFICE IN CITIZEN'S SQUARE, 200 E. BERRY ST, SUITE 150.

ALL INTERESTED PERSONS ARE INVITED TO ATTEND AND BE HEARD AT THE PUBLIC HEARING.

REASONABLE ACCOMMODATIONS FOR PERSONS WITH A KNOWN DISABLING CONDITION WILL BE CONSIDERED IN ACCORDANCE WITH STATE AND FEDERAL LAW. ANY PERSON NEEDING A REASONABLE ACCOMMODATION SHOULD NOTIFY PUBLIC INFORMATION OFFICE (260) 427-1120, TTY (260) 427-1200, AT LEAST SEVENTY-TWO HOURS PRIOR TO THE MEETING.

LANA R. KEESLING
CITY CLERK

3--28 hspaxlp

**NOTICE OF PUBLIC HEARING
FORT WAYNE COMMON COUNCIL**

ORDINANCE NO. G-25-03-17

NOTICE IS HEREBY GIVEN THAT THE FORT WAYNE COMMON COUNCIL OF THE CITY OF FORT WAYNE, INDIANA, WILL CONDUCT A PUBLIC HEARING ON APRIL 8, 2025 AT 5:30 P.M. IN ROOM 035 - COUNCIL CHAMBERS COURTROOM - GARDEN LEVEL CITIZENS SQUARE, 200 E. BERRY, FORT WAYNE, INDIANA 46802; A REQUEST TO VACATE AN AREA KNOWN AS:

LOCATION: To vacate a portion of the 10-wide platted alley situated between Lots Numbered 43 through 54 and Lots Numbered 63 through 74 in Slataper's Addition, east and south of 2411 Julian Street (Sec 7 of Adams Township)

COMMON COUNCIL WILL CONDUCT A PUBLIC HEARING ON WHETHER THE ABOVE DESCRIBED RESOLUTION SHOULD BE CONFIRMED, MODIFIED AND CONFIRMED OR RESCINDED ON TUESDAY, APRIL 8, 2025.

ADDITIONAL INFORMATION CAN BE VIEWED AT THE DEPARTMENT OF PLANNING SERVICES OFFICE IN CITIZEN'S SQUARE, 200 E. BERRY ST, SUITE 150.

ALL INTERESTED PERSONS ARE INVITED TO ATTEND AND BE HEARD AT THE PUBLIC HEARING.

REASONABLE ACCOMMODATIONS FOR PERSONS WITH A KNOWN DISABLING CONDITION WILL BE CONSIDERED IN ACCORDANCE WITH STATE AND FEDERAL LAW. ANY PERSON NEEDING A REASONABLE ACCOMMODATION SHOULD NOTIFY PUBLIC INFORMATION OFFICE (260) 427-1120, TTY (260) 427-1200, AT LEAST SEVENTY-TWO HOURS PRIOR TO THE MEETING.

LANA R. KEESLING
CITY CLERK
3--28 hspaxlp

The Journal Gazette

Allen County, Indiana

Account Name
Gov: Fort Wayne City Clerk's Office
Notice ID: X4yAMwnKR4rqDLWpPdM3

PUBLISHER'S CLAIM

ATTACH COPY OF ADVERTISEMENT

LINE COUNT

Display Master (Must not exceed two actual lines, neither of which shall
total more than four solid lines of the type in which the body of the
advertisement is set) -- number of equivalent lines _____

Head -- number of lines _____

Body -- number of lines _____

Tail -- number of lines _____

Total number of lines in notice 58

COMPUTATION OF CHARGES

58 lines, 1 column(s) wide equal:
58 equivalent lines at \$ 0.5260 cents per line \$30.51

Additional charges for notices containing rule or tabular work
(50 percent of above amount) \$ _____

Electronic processing fee \$0.00

TOTAL AMOUNT OF CLAIM \$30.51

DATA FOR COMPUTING COST

Width of single column in picas 9.8 Size of type 7point.
Number of Insertions 1

Pursuant to the provisions and penalties of IC 5-11-10-1, I hereby certify that the foregoing account is just and correct, that the amount claimed is legally due, after allowing all just credits, and that no part of the same has been paid.

I also certify that the printed matter attached hereto is a true copy, of the same column width and type size, which was duly published in said paper.

The dates of publication being as follows:

3/28/25 _____ _____
_____ _____ _____

Additionally, Newspaper has a Web site and this public notice was posted on the same day as it was published in The Journal Gazette.

Date: 3/28/2025

Blinda McCaure
Legal Clerk

**NOTICE OF PUBLIC HEARING
FORT WAYNE COMMON COUNCIL**

ORDINANCE NO. G-25-03-17

NOTICE IS HEREBY GIVEN THAT THE FORT WAYNE COMMON COUNCIL OF THE CITY OF FORT WAYNE, INDIANA, WILL CONDUCT A PUBLIC HEARING ON APRIL 8, 2025 AT 5:30 P.M. IN ROOM 035 - COUNCIL CHAMBERS COURTROOM - GARDEN LEVEL CITIZENS SQUARE, 200 E. BERRY, FORT WAYNE, INDIANA 46802; A REQUEST TO VACATE AN AREA KNOWN AS:

LOCATION: To vacate a portion of the 10-wide platted alley situated between Lots Numbered 43 through 54 and Lots Numbered 63 through 74 in Slataper's Addition, east and south of 2411 Julian Street (Sec 7 of Adams Township)

COMMON COUNCIL WILL CONDUCT A PUBLIC HEARING ON WHETHER THE ABOVE DESCRIBED RESOLUTION SHOULD BE CONFIRMED, MODIFIED AND CONFIRMED, OR RESCINDED ON TUESDAY, APRIL 8, 2025.

ADDITIONAL INFORMATION CAN BE VIEWED AT THE DEPARTMENT OF PLANNING SERVICES OFFICE IN CITIZEN'S SQUARE, 200 E. BERRY ST, SUITE 150.

ALL INTERESTED PERSONS ARE INVITED TO ATTEND AND BE HEARD AT THE PUBLIC HEARING.

REASONABLE ACCOMMODATIONS FOR PERSONS WITH A KNOWN DISABLING CONDITION WILL BE CONSIDERED IN ACCORDANCE WITH STATE AND FEDERAL LAW. ANY PERSON NEEDING A REASONABLE ACCOMMODATION SHOULD NOTIFY PUBLIC INFORMATION OFFICE (260) 427-1120, TTY (260) 427-1200, AT LEAST SEVENTY-TWO HOURS PRIOR TO THE MEETING.

LANA R. KEESLING
CITY CLERK
3--28 hspaxlp

07/25/2025 11:34:03 AM
VALUED CUSTOMER
0.00
SAMANTHA C

TRANSACTION # 4733614
DOCUMENT # 2025033233

ORDINANCE

RECORDING FEES: 25.00
TOTAL: 25.00
CREDIT CARD: 25.00

THANK YOU

NICOLE KEESLING
RECORDER
ALLEN COUNTY, IN

BILL NO. G-25-03-17

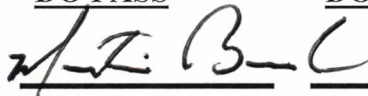



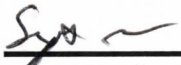

**REPORT OF COMMITTEE ON REGULATIONS
July 22, 2025**

**Thomas Freistroffer Chair
Michelle Chambers Co-Chair
All Council Members**

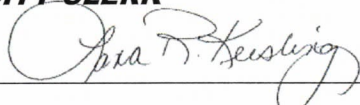
An Ordinance amending the Thoroughfare Plan of the City Comprehensive ("Master") Plan by vacating public right-of-way

To vacate a portion of the 10-wide platted alley, situated between Lots Numbered 43 through 54 and Lots Numbered 63 through 74 in Slataper's Addition, east and south of 2411 Julian Street (Sec 7 of Adams Township)

COMMITTEE ON REGULATIONS HAVE HAD SAID Ordinance under consideration and beg leave to report back to the Common Council that said Ordinance

<u>COUNCIL MEMBER</u>	<u>DO PASS</u>	<u>DO NOT PASS</u>	<u>ABSTAIN</u>
<u>BENDER</u>			
<u>BOOKER</u>			
<u>CHAMBERS</u>			
<u>ENSLEY</u>			
<u>FREISTROFFER</u>			
<u>HARTMAN</u>			
<u>JEHL</u>			
<u>MYERS</u>			
<u>PADDOCK</u>			

**LANA R. KEESLING
CITY CLERK**



Public Hearing Date: 04/08/25


Read the first time in full and on motion by Councilperson Freistroffer.

Read the second time by title and referred to the Regulations Committee.

Read the third time in full and on motion by Councilperson Freistroffer, placed on passage by the following vote:

<u>TOTAL VOTES</u>	<u>AYES</u>	<u>NAYS</u>	<u>ABSTAINED</u>	<u>ABSENT</u>
BENDER	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
BOOKER	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
CHAMBERS	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ENSLEY	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
FREISTROFFER	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
HARTMAN	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
JEHL	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
MYERS	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
PADDOCK	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

DATED: July 22, 2025

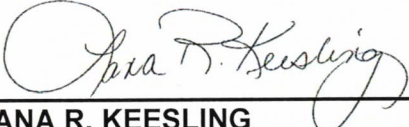


 LANA R. KEESLING, CITY CLERK

Passed and adopted by the Common Council of the City of Fort Wayne, Indiana, as

General Ordinance No. G-25-03-17 on the 22nd day of July, 2025

ATTEST:



 LANA R. KEESLING
 CITY CLERK



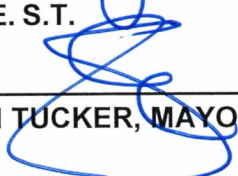
 PRESIDING OFFICER

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the 23rd of July 2025, at the hour of 10:45 o'clock A.M. E.S.T.



 LANA R. KEESLING, CITY CLERK

Approved and signed by me this 24th day of July 2025, at the hour of 9:01 o'clock A.M. E. S.T.



 SHARON TUCKER, MAYOR

