

1 VALY-2026-0001

2 BILL NO. G-26-04-03

3  
4 GENERAL ORDINANCE NO. G- 13-26

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

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

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

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

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

17 Part of Eckart's Subdivision of Lot 7 Well's Reserve, an addition to the City of Fort Wayne,  
18 according to the plat thereof, Recorded in Deed Record 107, Pages 522-523 and part of  
19 North Side Addition 2nd Supplemental, an addition to the City of Fort Wayne, according to  
the plat thereof, Recorded in Deed Record 104, Pages 512-516, both in the Office of the  
Recorder of Allen County, Indiana and more particularly described as follows:

20 BEGINNING at the Southwest corner of Lot Number 3 in said Eckart's Addition; thence North  
21 88 degrees 51 minutes 37 seconds East (Indiana Geospatial Coordinate System - Allen  
County bearing and basis of bearing to follow), a distance of 90.00 feet (Plat) along the South  
22 line of said Lot 3, also being the North right-of-way line of a 12 feet Alley to the East line of  
23 said Lot 3; thence North 00 degrees 58 minutes 09 seconds West, a distance of 145.00 feet  
(Plat) along said East line, also being the East line of Lot 2 and Lot 1 in said Eckart's Addition  
24 and also being along the West right of way line of a 10 feet Alley to the South right-of-way of  
3rd Street; thence North 88 degrees 51 minutes 37 seconds East, a distance of 10.00 feet  
(Plat) along said South line to the West line of Lot 202 in said North Side Addition; thence  
25 South 00 degrees 58 minutes 09 seconds East, a distance of 145.00 feet (Plat) along said  
West line also being the East right-of-way of said 10 feet Alley to the South line of said Lot  
26 202; thence North 88 degrees 51 minutes 37 seconds East, a distance of 121.55 feet along  
said South line also being the South line of Lot 203 and Lot 204 in said North Side Addition  
27 and also being the North right-of-way line of said 12 feet Alley to the point of curvature of a  
non-tangent curve, concave to the Northwest, having a radius of 12091.48 feet; thence  
28 Southerly along said curve, also being the West line of an existing tract described in  
Document Number 2020073698 in the Office of said Recorder and also being the East right-

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1 of-way line of a 14 feet Alley a distance of 120.35 feet, having a central angle of 00 degrees  
2 34 minutes 13 seconds and a chord of 120.35 feet bearing South 21 degrees 35 minutes 34  
3 seconds West to the North line of an existing vacated 14 feet Alley as described in Document  
4 Number 2023010208 in the Office of said Recorder; thence South 88 degrees 51 minutes 37  
5 seconds West, a distance of 15.21 feet (Deed) along said North line to the point of curvature  
6 of a non-tangent curve, concave to the Northwest, having a radius of 12077.48 feet; thence  
7 Northerly along said curve also being the East line of Lot 6, Lot 5 and Lot 4 in said Eckart's  
8 Addition and also being the West right-of-way of said 14 feet Alley a distance of 107.38 feet,  
9 having a central angle of 00 degrees 30 minutes 34 seconds, and a chord of 107.38 feet  
10 bearing North 21 degrees 39 minutes 05 seconds East to the North line of said Lot 4; thence  
11 South 88 degrees 51 minutes 37 seconds West, a distance of 201.46 feet (202.00 feet Plat)  
12 along said North line also being the South line of said 12 feet Alley to the East right-of-way of  
13 Harrison Street; thence North 00 degrees 58 minutes 09 seconds West, a distance of 12.00  
14 feet (Plat) along said East line to the Point of Beginning. Containing 0.128 acres, more or  
15 less. Subject to easements of record.

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

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

20 Part of Eckart's Subdivision of Lot 7 Well's Reserve, an addition to the City of Fort Wayne,  
21 according to the plat thereof, Recorded in Deed Record 107, Pages 522-523 and part of North  
22 Side Addition 2nd Supplemental, an addition to the City of Fort Wayne, according to the plat  
23 thereof, Recorded in Deed Record 104, Pages 512-516, both in the Office of the Recorder of  
24 Allen County, Indiana and more particularly described as follows:

25 BEGINNING at the Southwest corner of Lot Number 3 in said Eckart's Addition; thence North 88  
26 degrees 51 minutes 37 seconds East (Indiana Geospatial Coordinate System - Allen County  
27 bearing and basis of bearing to follow), a distance of 90.00 feet (Plat) along the South line of said  
28 Lot 3, also being the North right-of-way line of a 12 feet Alley to the East line of said Lot 3; thence  
29 North 00 degrees 58 minutes 09 seconds West, a distance of 145.00 feet (Plat) along said East  
30 line, also being the East line of Lot 2 and Lot 1 in said Eckart's Addition and also being along the  
West right of way line of a 10 feet Alley to the South right-of-way of 3rd Street; thence North 88  
degrees 51 minutes 37 seconds East, a distance of 10.00 feet (Plat) along said South line to the  
West line of Lot 202 in said North Side Addition; thence South 00 degrees 58 minutes 09 seconds  
East, a distance of 145.00 feet (Plat) along said West line also being the East right-of-way of said  
10 feet Alley to the South line of said Lot 202; thence North 88 degrees 51 minutes 37 seconds  
East, a distance of 121.55 feet along said South line also being the South line of Lot 203 and Lot  
204 in said North Side Addition and also being the North right-of-way line of said 12 feet Alley to  
the point of curvature of a non-tangent curve, concave to the Northwest, having a radius of  
12091.48 feet; thence Southerly along said curve, also being the West line of an existing tract  
described in Document Number 2020073698 in the Office of said Recorder and also being the  
East right-of-way line of a 14 feet Alley a distance of 120.35 feet, having a central angle of 00  
degrees 34 minutes 13 seconds and a chord of 120.35 feet bearing South 21 degrees 35 minutes  
34 seconds West to the North line of an existing vacated 14 feet Alley as described in Document  
Number 2023010208 in the Office of said Recorder; thence South 88 degrees 51 minutes 37  
seconds West, a distance of 15.21 feet (Deed) along said North line to the point of curvature of a  
non-tangent curve, concave to the Northwest, having a radius of 12077.48 feet; thence Northerly  
along said curve also being the East line of Lot 6, Lot 5 and Lot 4 in said Eckart's Addition and

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also being the West right-of-way of said 14 feet Alley a distance of 107.38 feet, having a central angle of 00 degrees 30 minutes 34 seconds, and a chord of 107.38 feet bearing North 21 degrees 39 minutes 05 seconds East to the North line of said Lot 4; thence South 88 degrees 51 minutes 37 seconds West, a distance of 201.46 feet (202.00 feet Plat) along said North line also being the South line of said 12 feet Alley to the East right-of-way of Harrison Street; thence North 00 degrees 58 minutes 09 seconds West, a distance of 12.00 feet (Plat) along said East line to the Point of Beginning. Containing 0.128 acres, more or less. Subject to easements of record.

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

  
\_\_\_\_\_  
COUNCILMEMBER

APPROVED AS TO FORM AND LEGALITY:

  
\_\_\_\_\_  
Malak Heiny

City of Fort Wayne Common Council  
**DIGEST SHEET**

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**Department of Planning Services**

Title of Ordinance: Right of Way Vacation  
Case Number: VALY-2026-0001  
Bill Number: G-26-04-03  
Council District: 5 – Geoff Paddock

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Introduction Date: April 14, 2026

Public Hearing Date: April 28, 2026 to be heard by Council

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

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Synopsis of Ordinance: To vacate the alley located south of 3rd street and east of Harrison St in Eckart's and North Side Subdivisions

Location: South of 3rd Street and east of Harrison Street (Sec 2 of Wayne Township)

Reason for Request: To support the depot relocation and allow for new public parking lot

Applicant: City of Fort Wayne Department of Redevelopment

Property Owner: City of Fort Wayne Department of Redevelopment

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Related Petitions: Craigville Depot Relocation and City Parking Lot

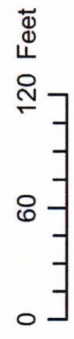
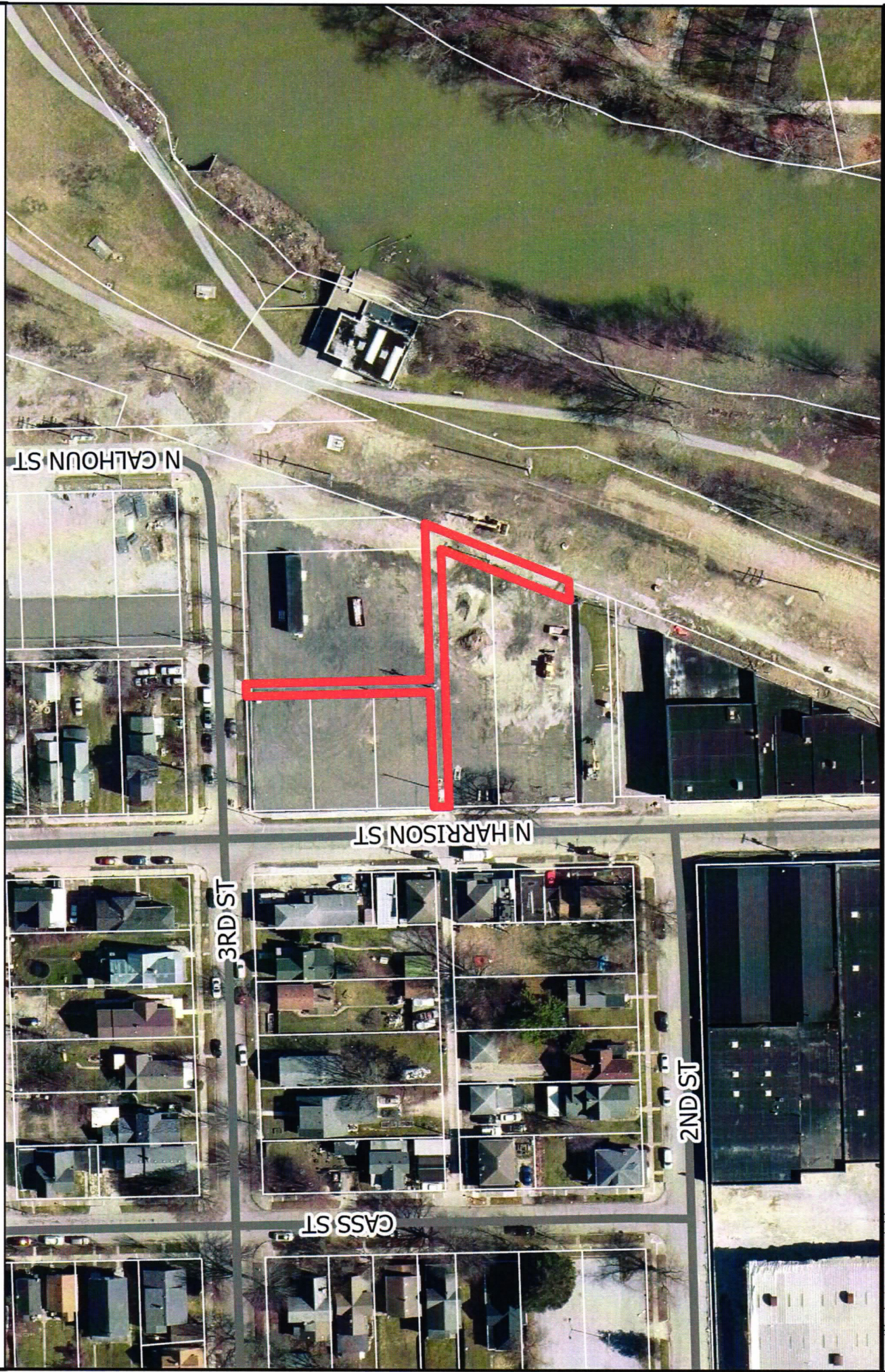
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Effect of Passage: The vacated land will be returned to the adjacent property owner. Vacation will allow for allow for site redevelopment.

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 Petition VALY-2026-0001 - South of 3rd St & East of N Harrison St



Although street accuracy standards have been employed in the compilation 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, East  
 Photos and Contours: Spring 2009  
 Date: 5.31.2024

Corporate Office  
221 Tower Drive  
Monroe, IN 46772  
(260) 692-6166

# MLS MILLER LAND SURVEYING

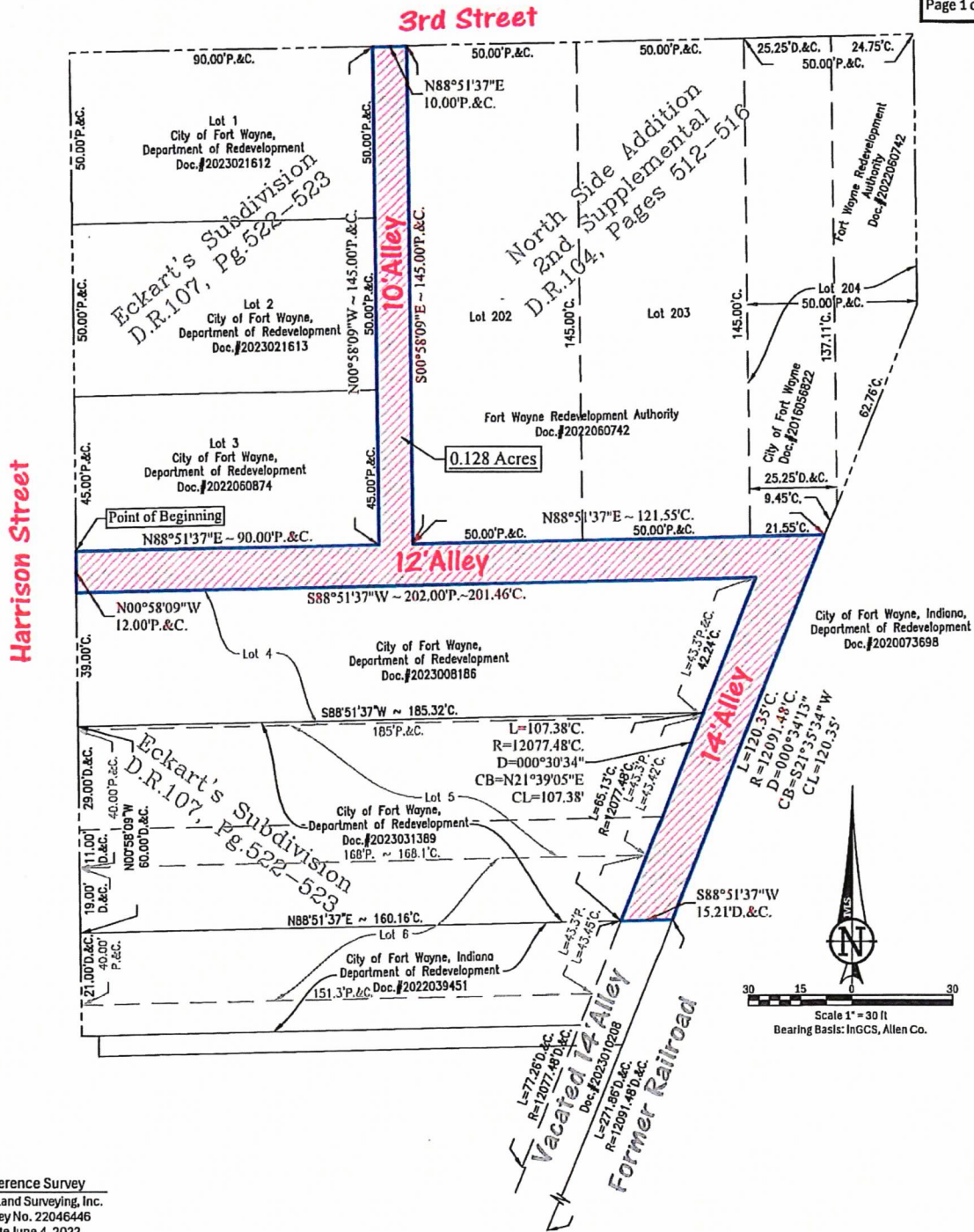
Precision and Professionalism is where we draw the line.

Brett R. Miller, PS No.LS20300059 Robert J. Marucci, PS No.LS20400028 Benjamin P. Johnson, PS No.LS22500003

Fort Wayne Office  
10060 Bent Creek Blvd.  
Fort Wayne, IN 46825  
(260) 489-8571

## ALLEY VACATION SKETCH

Page 1 of 2



Reference Survey  
Miller Land Surveying, Inc.  
Survey No. 22046446  
Date June 4, 2022

Miller Land Surveying, Inc.  
Survey No. 22046446  
Date November 11, 2022

Survey No. 25087996 Drawn by: BPJ  
County: Allen Subdivision: Eckarts  
For: City of Fort Wayne

IN WITNESS WHEREOF, I hereunto place my hand and seal this 1st day of December, 2025.  
Revised:

*Brett R. Miller*  
Brett R. Miller, P.S. NO. 20300059



### Legend

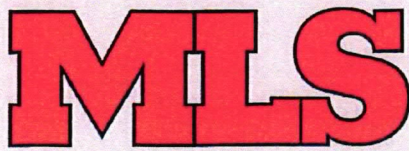
- POB - Point of Beginning
- M - Measured
- R - Record
- C - Calculated
- D - Deed
- Right of Way (R/W)
- Building Setback Line
- Center Line

MLS

(Drawing Name: 25087996\_vacation.dwg)

MLS

July-2026  
-0001



**Alley Vacation Description  
0.128 Acres**

Part of Eckart's Subdivision of Lot 7 Well's Reserve, an addition to the City of Fort Wayne, according to the plat thereof, Recorded in Deed Record 107, Pages 522-523 and part of North Side Addition 2nd Supplemental, an addition to the City of Fort Wayne, according to the plat thereof, Recorded in Deed Record 104, Pages 512-516, both in the Office of the Recorder of Allen County, Indiana and more particularly described as follows:

**BEGINNING** at the Southwest corner of Lot Number 3 in said Eckart's Addition; thence North 88 degrees 51 minutes 37 seconds East (Indiana Geospatial Coordinate System - Allen County bearing and basis of bearing to follow), a distance of 90.00 feet (Plat) along the South line of said Lot 3, also being the North right-of-way line of a 12 feet Alley to the East line of said Lot 3; thence North 00 degrees 58 minutes 09 seconds West, a distance of 145.00 feet (Plat) along said East line, also being the East line of Lot 2 and Lot 1 in said Eckart's Addition and also being along the West right of way line of a 10 feet Alley to the South right-of-way of 3rd Street; thence North 88 degrees 51 minutes 37 seconds East, a distance of 10.00 feet (Plat) along said South line to the West line of Lot 202 in said North Side Addition; thence South 00 degrees 58 minutes 09 seconds East, a distance of 145.00 feet (Plat) along said West line also being the East right-of-way of said 10 feet Alley to the South line of said Lot 202; thence North 88 degrees 51 minutes 37 seconds East, a distance of 121.55 feet along said South line also being the South line of Lot 203 and Lot 204 in said North Side Addition and also being the North right-of-way line of said 12 feet Alley to the point of curvature of a non-tangent curve, concave to the Northwest, having a radius of 12091.48 feet; thence Southerly along said curve, also being the West line of an existing tract described in Document Number 2020073698 in the Office of said Recorder and also being the East right-of-way line of a 14 feet Alley a distance of 120.35 feet, having a central angle of 00 degrees 34 minutes 13 seconds and a chord of 120.35 feet bearing South 21 degrees 35 minutes 34 seconds West to the North line of an existing vacated 14 feet Alley as described in Document Number 2023010208 in the Office of said Recorder; thence South 88 degrees 51 minutes 37 seconds West, a distance of 15.21 feet (Deed) along said North line to the point of curvature of a non-tangent curve, concave to the Northwest, having a radius of 12077.48 feet; thence Northerly along said curve also being the East line of Lot 6, Lot 5 and Lot 4 in said Eckart's Addition and also being the West right-of-way of said 14 feet Alley a distance of 107.38 feet, having a central angle of 00 degrees 30 minutes 34 seconds, and a chord of 107.38 feet bearing North 21 degrees 39 minutes 05 seconds East to the North line of said Lot 4; thence South 88 degrees 51 minutes 37 seconds West, a distance of 201.46 feet (202.00 feet Plat) along said North line also being the South line of said 12 feet Alley to the East right-of-way of Harrison Street; thence North 00 degrees 58 minutes 09 seconds West, a distance of 12.00 feet (Plat) along said East line to the Point of Beginning. Containing 0.128 acres, more or less. Subject to easements of record.

Survey No. 25087996  
Dated: December 1, 2025  
For: City of Fort Wayne  
Miller Land Surveying, Inc.

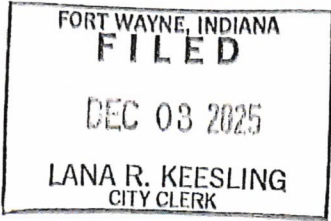
**Corporate Office**

221 Tower Drive – Monroe, IN 46772  
260-692-6166

**Fort Wayne Office**

10060 Bent Creek Blvd – Fort Wayne, IN 46825  
260-489-8571

VALY-2026-0001



# CITY OF FORT WAYNE

## Vacation Petition

City Clerk / Suite 110 / Citizens Square Building / 200 East Berry Street / Fort Wayne IN 46802 /260.427.1221

I/We do hereby petition to vacate the following:

       Easement        X   Public Right of Way (street or alley)

More particularly described as follows:

Allen vacations - south of 3rd Street & east of  
HARRISON ST.

(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: 107 PAGE(S) NUMBER(S): 522-523 This information can be obtained from the Allen County Recorder's Office on the 2<sup>nd</sup> Floor, City-County Building, One Main Street, Fort Wayne, IN)

The reasons for the proposed vacation are as follows:

Development supporting depot relocation

(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: City of Fort Wayne Department of Redevelopment

Street Address: 200 E. Berry St. #320

City: Fort Wayne State: IN Zip: 46802 Phone: 260 427-5954

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.


  
\_\_\_\_\_  
Signature

Alec Johnson  
\_\_\_\_\_  
Printed Name

\_\_\_\_\_  
Date

200 E. Berry St #320  
\_\_\_\_\_  
Address

Fort Wayne, IN 46802  
\_\_\_\_\_  
City/State/Zip

  
\_\_\_\_\_  
Signature

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Printed Name

\_\_\_\_\_  
Date

\_\_\_\_\_  
Address

\_\_\_\_\_  
City/State/Zip

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

Agent's Name (Print Legibly): \_\_\_\_\_

Street Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_ Phone: \_\_\_\_\_

**NOTICE:**

- 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.

**For Office Use Only:**

Receipt #: \_\_\_\_\_

Date Filed: \_\_\_\_\_

Map #: \_\_\_\_\_

Reference #: \_\_\_\_\_



## INTERIM AD DRAFT

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

Notice ID: R8xgnGZ6BwYsN8RP0STT | **Proof Updated: Apr. 15, 2026 at 08:09am EDT**  
Notice Name: G-26-04-03

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**

04/17/2026: Government Notice 31.32

Subtotal	\$31.32
Tax %	0
Processing Fee	\$0.00
<b>Total</b>	<b>\$31.32</b>

See Proof on Next Page

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

**ORDINANCE NO. G-26-04-03**

NOTICE IS HEREBY GIVEN THAT THE FORT WAYNE COMMON COUNCIL OF THE CITY OF FORT WAYNE, INDIANA, WILL CONDUCT A PUBLIC HEARING ON APRIL 28, 2026 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 the alley located south of 3rd street and east of Harrison St in Eckart's and North Side Subdivisions

COMMON COUNCIL WILL CONDUCT A PUBLIC HEARING ON WHETHER THE ABOVE DESCRIBED RESOLUTION SHOULD BE CONFIRMED, MODIFIED AND CONFIRMED, OR RESCINDED ON TUESDAY, APRIL 28, 2026.

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.

IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT (ADA), THE CITY OF FORT WAYNE WILL MAKE REASONABLE ACCOMMODATIONS TO PEOPLE WITH DISABILITIES. ANY PERSON WITH SPECIAL NEEDS SHOULD CONTACT THE ADA COORDINATOR, HEATHER VANWAGNER AT 260-427-1176 AT LEAST 72 HOURS BEFORE THE SCHEDULED MEETING TO DISCUSS NECESSARY SPECIAL ACCOMMODATIONS.

JOHN D. MCGAULEY  
CITY CLERK  
4-17 hspaxlp

# The Journal Gazette

Allen County, Indiana

Account Name  
Gov: Fort Wayne City Clerk's Office  
Notice ID: R8xgnGZ6BwYsN8RP0STT

## 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 \$ 0.5400 cents per line \$ 31.32

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

Electronic processing fee \$ 0.00

TOTAL AMOUNT OF CLAIM \$ 31.32

### 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.

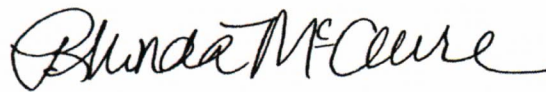
I also certify that the printed matter attached hereto is a true copy, of the same column width and type size, which was duly published in said paper.

The dates of publication being as follows:

4/17/26    \_\_\_\_\_    \_\_\_\_\_  
\_\_\_\_\_    \_\_\_\_\_    \_\_\_\_\_

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: 4/17/26



Legal Clerk

**NOTICE OF PUBLIC HEARING  
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JOHN D. MCGAULEY  
CITY CLERK  
4-17 hspaxlp

# The Journal Gazette

Allen County, Indiana

Account Name  
Gov: Fort Wayne City Clerk's Office  
Notice ID: R8xgnGZ6BwYsN8RP0STT

### PUBLISHER'S CLAIM

ATTACH COPY OF ADVERTISEMENT

#### LINE COUNT

Display Master (Must not exceed two actual lines, neither of which shall  
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Number of Insertions . . . . 1

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4/17/26 \_\_\_\_\_  
\_\_\_\_\_

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: 4/17/26

  
\_\_\_\_\_  
Legal Clerk

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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.

IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT (ADA), THE CITY OF FORT WAYNE WILL MAKE REASONABLE ACCOMMODATIONS TO PEOPLE WITH DISABILITIES. ANY PERSON WITH SPECIAL NEEDS SHOULD CONTACT THE ADA COORDINATOR, HEATHER VANWAGNER AT 260-427-1176 AT LEAST 72 HOURS BEFORE THE SCHEDULED MEETING TO DISCUSS NECESSARY SPECIAL ACCOMMODATIONS.

JOHN D. MCGAULEY  
CITY CLERK  
4-17 hspaxlp

City of Fort Wayne Common Council  
**DIGEST SHEET**

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**Department of Planning Services**

Title of Ordinance: Right of Way Vacation  
Case Number: VALY-2026-0001  
Bill Number: G-26-04-03  
Council District: 5 – Geoff Paddock

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Introduction Date: April 14, 2026  
Public Hearing Date: April 28, 2026 to be heard by Council  
Next Council Action: Ordinance will return to Council after recommendation by reviewing agencies.

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Synopsis of Ordinance: To vacate the alley located south of 3rd street and east of Harrison St in Eckart's and North Side Subdivisions

Location: South of 3rd Street and east of Harrison Street (Sec 2 of Wayne Township)

Reason for Request: To support the depot relocation and allow for new public parking lot

Applicant: City of Fort Wayne Department of Redevelopment

Property Owner: City of Fort Wayne Department of Redevelopment

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Related Petitions: Craigville Depot Relocation and City Parking Lot

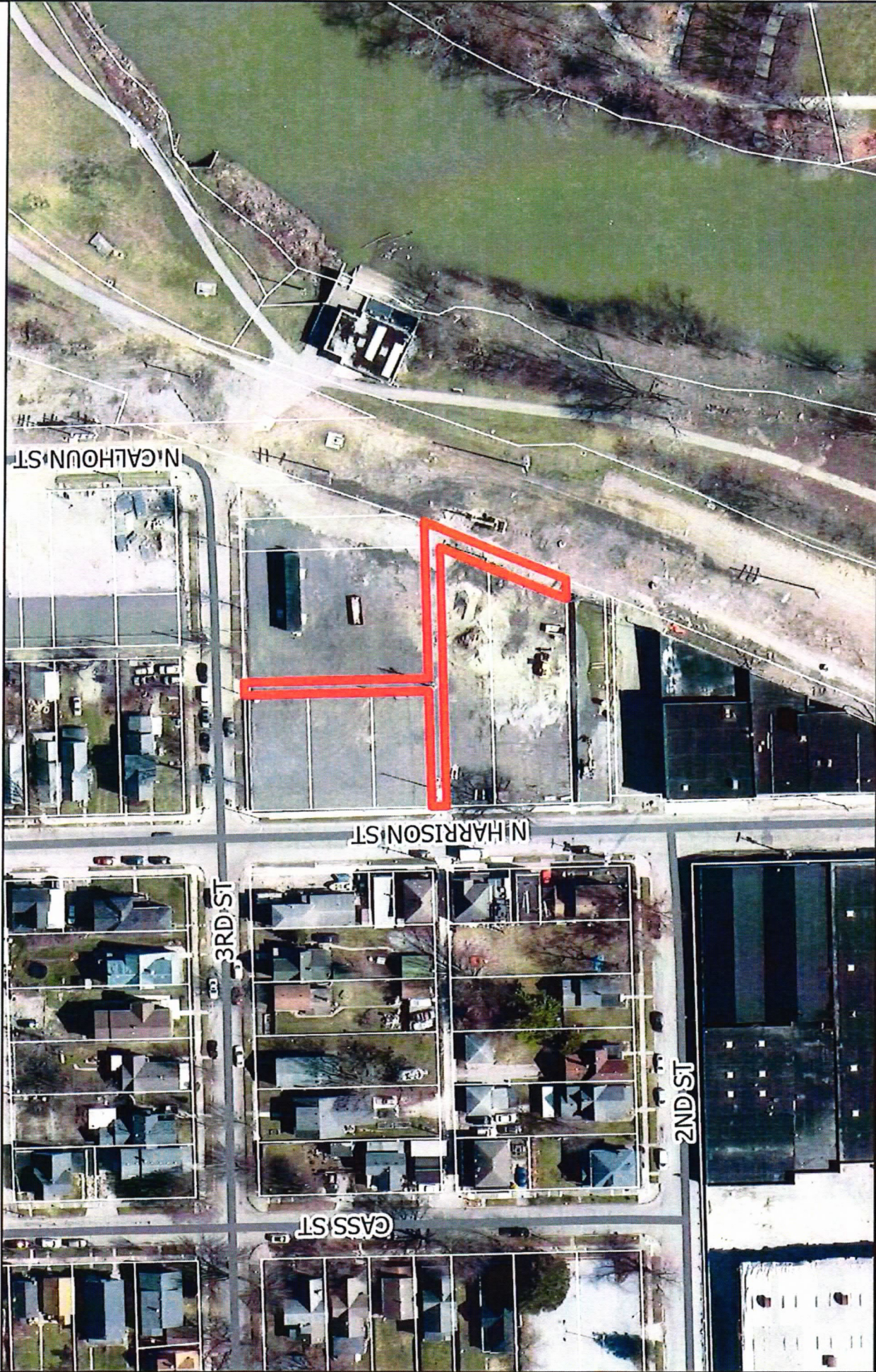
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Effect of Passage: The vacated land will be returned to the adjacent property owner. Vacation will allow for allow for site redevelopment.

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 Petition VALY-2026-0001 - South of 3rd St & East of N Harrison St



Although every effort is made to ensure the accuracy of the information contained herein, the County does not warrant, represent, or disclaim 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: 4/31/2026

Corporate Office  
221 Tower Drive  
Monroe, IN 46772  
(260) 692-6166

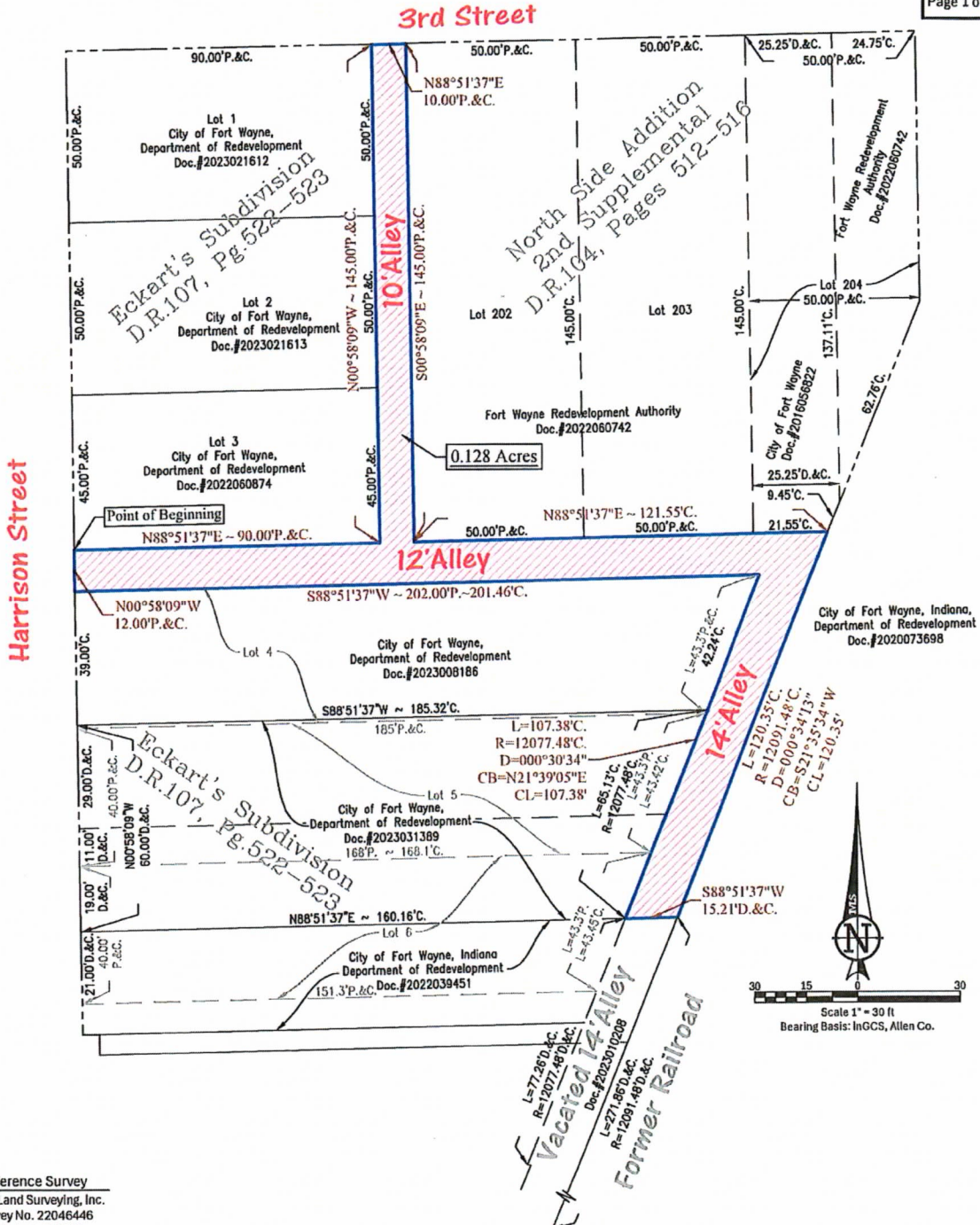
# MLS MILLER LAND SURVEYING

Precision and Professionalism is where we draw the line.  
Brett R. Miller, PS No.LS20300059 Robert J. Marucci, PS No.LS20400028 Benjamin P. Johnson, PS No.LS22500003

Fort Wayne Office  
10060 Bent Creek Blvd.  
Fort Wayne, IN 46825  
(260) 489-8571

## ALLEY VACATION SKETCH

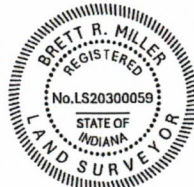
Page 1 of 2



Survey No. 25087996 Drawn by: BPJ  
County: Allen Subdivision: Eckarts  
For: City of Fort Wayne

IN WITNESS WHEREOF, I hereunto place my hand and seal this 1st day of December, 2025.  
Revised:

*B. R. Miller*  
Brett R. Miller, P.S. NO. 20300059



### Legend

- POB - Point of Beginning
- M - Measured
- R - Record
- C - Calculated
- D - Deed
- - - - - Right of Way (R/W)
- - - - - Building Setback Line
- - - - - Center Line

MLS



**Alley Vacation Description  
0.128 Acres**

Part of Eckart's Subdivision of Lot 7 Well's Reserve, an addition to the City of Fort Wayne, according to the plat thereof, Recorded in Deed Record 107, Pages 522-523 and part of North Side Addition 2nd Supplemental, an addition to the City of Fort Wayne, according to the plat thereof, Recorded in Deed Record 104, Pages 512-516, both in the Office of the Recorder of Allen County, Indiana and more particularly described as follows:

**BEGINNING** at the Southwest corner of Lot Number 3 in said Eckart's Addition; thence North 88 degrees 51 minutes 37 seconds East (Indiana Geospatial Coordinate System - Allen County bearing and basis of bearing to follow), a distance of 90.00 feet (Plat) along the South line of said Lot 3, also being the North right-of-way line of a 12 feet Alley to the East line of said Lot 3; thence North 00 degrees 58 minutes 09 seconds West, a distance of 145.00 feet (Plat) along said East line, also being the East line of Lot 2 and Lot 1 in said Eckart's Addition and also being along the West right of way line of a 10 feet Alley to the South right-of-way of 3rd Street; thence North 88 degrees 51 minutes 37 seconds East, a distance of 10.00 feet (Plat) along said South line to the West line of Lot 202 in said North Side Addition; thence South 00 degrees 58 minutes 09 seconds East, a distance of 145.00 feet (Plat) along said West line also being the East right-of-way of said 10 feet Alley to the South line of said Lot 202; thence North 88 degrees 51 minutes 37 seconds East, a distance of 121.55 feet along said South line also being the South line of Lot 203 and Lot 204 in said North Side Addition and also being the North right-of-way line of said 12 feet Alley to the point of curvature of a non-tangent curve, concave to the Northwest, having a radius of 12091.48 feet; thence Southerly along said curve, also being the West line of an existing tract described in Document Number 2020073698 in the Office of said Recorder and also being the East right-of-way line of a 14 feet Alley a distance of 120.35 feet, having a central angle of 00 degrees 34 minutes 13 seconds and a chord of 120.35 feet bearing South 21 degrees 35 minutes 34 seconds West to the North line of an existing vacated 14 feet Alley as described in Document Number 2023010208 in the Office of said Recorder; thence South 88 degrees 51 minutes 37 seconds West, a distance of 15.21 feet (Deed) along said North line to the point of curvature of a non-tangent curve, concave to the Northwest, having a radius of 12077.48 feet; thence Northerly along said curve also being the East line of Lot 6, Lot 5 and Lot 4 in said Eckart's Addition and also being the West right-of-way of said 14 feet Alley a distance of 107.38 feet, having a central angle of 00 degrees 30 minutes 34 seconds, and a chord of 107.38 feet bearing North 21 degrees 39 minutes 05 seconds East to the North line of said Lot 4; thence South 88 degrees 51 minutes 37 seconds West, a distance of 201.46 feet (202.00 feet Plat) along said North line also being the South line of said 12 feet Alley to the East right-of-way of Harrison Street; thence North 00 degrees 58 minutes 09 seconds West, a distance of 12.00 feet (Plat) along said East line to the Point of Beginning. Containing 0.128 acres, more or less. Subject to easements of record.

Survey No. 25087996  
Dated: December 1, 2025  
For: City of Fort Wayne  
Miller Land Surveying, Inc.

**Corporate Office**

221 Tower Drive - Monroe, IN 46772  
260-692-6166

**Fort Wayne Office**

10060 Bent Creek Blvd - Fort Wayne, IN 46825  
260-489-8571

FORT WAYNE, INDIANA  
**FILED**  
DEC 03 2025  
LANA R. KEESLING  
CITY CLERK

# CITY OF FORT WAYNE

## Vacation Petition

City Clerk / Suite 110 / Citizens Square Building / 200 East Berry Street / Fort Wayne IN 46802 /260.427.1221

I/We do hereby petition to vacate the following:

\_\_\_\_\_ Easement       Public Right of Way (street or alley)

More particularly described as follows:

Alley vacations - south of 3rd Street & east of  
HARRISON ST.

(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: 107 PAGE(S) NUMBER(S): 522-523 This information can be obtained from the Allen County Recorder's Office on the 2<sup>nd</sup> Floor, City-County Building, One Main Street, Fort Wayne, IN)

The reasons for the proposed vacation are as follows:  
Development supporting depot relocation

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

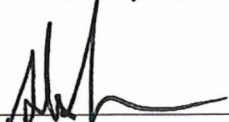
**The applicant on an attached sheet must also provide the names and addresses of all adjacent property owner(s). The information on that sheet must be as follows:**

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: City of Fort Wayne Department of Redevelopment  
Street Address: 200 E. Berry St. #320  
City: Fort Wayne State: IN Zip: 46802 Phone: 260 427-5954

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.

  
\_\_\_\_\_  
Signature

Alec Johnson  
\_\_\_\_\_  
Printed Name

\_\_\_\_\_  
Date

200 E. Berry St #320  
\_\_\_\_\_  
Address

Fort Wayne, IN 46802  
\_\_\_\_\_  
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): \_\_\_\_\_

Street Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_ Phone: \_\_\_\_\_

**NOTICE:**

- 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.

**For Office Use Only:**

Receipt #: \_\_\_\_\_

Date Filed: \_\_\_\_\_

Map #: \_\_\_\_\_

Reference #: \_\_\_\_\_

**BILL NO. G-26-04-03**

**REPORT OF COMMITTEE ON REGULATIONS**

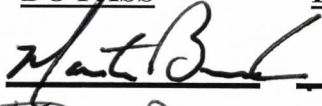



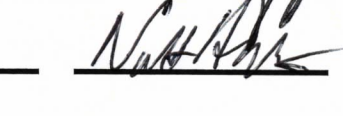
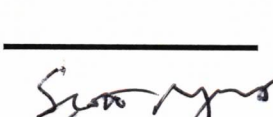
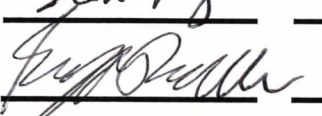

**April 28, 2026**

**Scott Myers Chair**  
**Rohli Booker Co-Chair**  
**All Council Members**

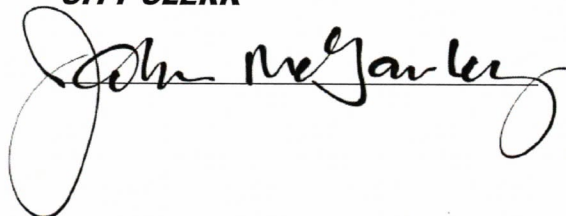
An Ordinance amending the Thoroughfare Plan of the City Comprehensive ("Master") Plan by vacating public right-of-way

*To vacate the alley located south of 3rd Street and east of Harrison St*

**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>			

**JOHN D. MCGAULEY**  
**CITY CLERK**



Public Hearing Date: 4/28/2026

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

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

Read the third time in full and on motion by Councilperson Myers, 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 checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
CHAMBERS	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ENSLEY	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input 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"/>

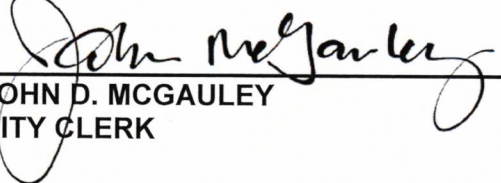
DATED: April 28, 2026

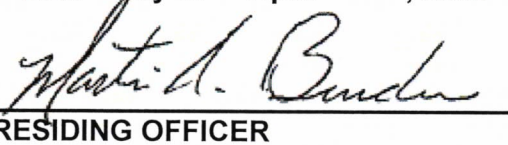
  
 \_\_\_\_\_  
 JOHN D. MCGAULEY, CITY CLERK

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

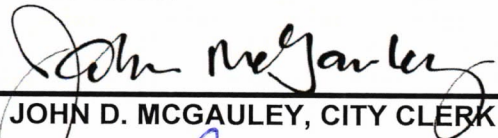
General Ordinance No. G-26-04-03 on the 28th day of April, 2026

ATTEST:

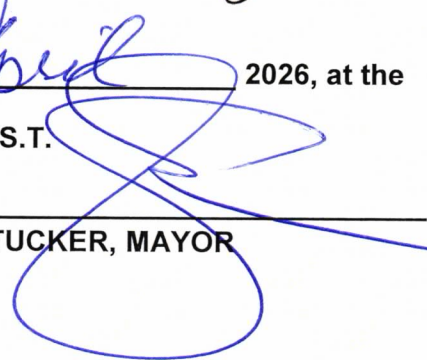
  
 \_\_\_\_\_  
 JOHN D. MCGAULEY  
 CITY CLERK

  
 \_\_\_\_\_  
 PRESIDING OFFICER

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the 29th of April 2026, at the hour of 8:45 o'clock A.M. E.S.T.

  
 \_\_\_\_\_  
 JOHN D. MCGAULEY, CITY CLERK

Approved and signed by me this 29th day of April 2026, at the hour of 9:04 o'clock A.M. E. S.T.

  
 \_\_\_\_\_  
 SHARON TUCKER, MAYOR

Fort Wayne Indiana  
 Office of the City Clerk  
 APR 29 2026  
 RECEIVED