Ref

BILL NO. S-12-02-16

SPECIAL ORDINANCE NO. S-32-12

A SPECIAL ORDINANCE ESTABLISHING NEW ECONOMIC DEVELOPMENT TARGET AREAS

WHEREAS, the General Assembly of the State of Indiana has enacted certain legislation now codified as IC 6-1.1-12.1-7 regarding the establishment of economic development target areas; and

WHEREAS, according to IC 6-1.1-12.1-7 (a)(1) economic development target areas are specific geographic territories that have become undesirable or impossible for normal development and occupancy because of a lack of development, cessation of growth, deterioration of improvements or character of occupancy, age, obsolescence, substandard buildings, or other factors that have impaired values or prevent a normal development of property or use of property or have been designated as a registered historic district under the National Historic Preservation Act of 1966 or under the jurisdiction of a preservation commission organized under IC 36-7-11, IC 36-7-11.1, IC 36-7-11.2, IC 36-7-11.3 or IC 14-3-3.2, or encompass buildings, structures, sites, or other facilities that are listed on the National Register of Historic Places pursuant to 16 U.S.C. 470 et seq., the Indiana Historic Sites and Historic Structures Register established under IC 14-21-1, or are determined to be eligible for listing on the Indiana register by the Indiana state historic preservation officer; and

WHEREAS, per Indiana law the designation of economic development target areas is made by ordinance of the fiscal body of a city after a favorable recommendation by an economic development commission; and

WHEREAS, the Fort Wayne Economic Development Commission is the economic development commission with jurisdiction in the City of Fort Wayne; and

WHEREAS, the Fort Wayne Common Council is the fiscal body of the City of Fort Wayne; and

WHEREAS, the Fort Wayne Economic Development Commission has made such favorable recommendation to the Fort Wayne Common Council; and

WHEREAS, the Fort Wayne Common Council may designate a maximum of fifteen percent (15%) of the total geographic territory of the city to be in economic development target areas; and

WHEREAS, economic development target areas established by the city before July 1, 1987 continue in effect until modified or abolished by ordinance of the Fort Wayne Common Council; and

WHEREAS, the current economic development target areas were defined by Fort Wayne Common Council Resolution Numbers S-102-01, S-226-91 (as amended); S-81-85; S-115-83, S-37-03, S-19-05, S-113-05; S-59-08; S-93-08; S-9-10; and S-27-11; and

WHEREAS, it is the intention of both the Fort Wayne Economic Development Commission and the Fort Wayne Common Council to induce private recapitalization in certain areas of the City of Fort Wayne; and

WHEREAS, the Commission, with the assistance of the Community Development Division of the City of Fort Wayne has completed research on the geographic areas within the City of Fort Wayne which would qualify as economic development target areas, and within which economic development target area status might serve as an inducement for recapitalization by private interests; and

WHEREAS, due to changed economic and demographic patterns it is now deemed appropriate to designate new economic development target areas; and

WHEREAS, it has been determined through mapping that the recommended economic development target area comprises an area less than 15% of the total geographic area of the City of Fort Wayne,

NOW, THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL OF THE CITY OF FORT WAYNE, INDIANA THAT:

SECTION 1. Based on the favorable recommendation of the Fort Wayne Economic Development Commission, the Fort Wayne Common Council finds that certain areas of the City meet the definition of economic development target area and are areas within which economic development target area status can serve as an inducement for recapitalization by private interests.

SECTION 2. Fort Wayne Common Council herein formally adopts an ordinance designating as economic development target areas the following new areas with the following with the specific properties listed in Exhibit A and boundaries shown as exhibit B that includes previously designated economic development target areas:

A. Spy Run Avenue – Those properties on Spy Run Avenue from Fourth Street to State Boulevard including the east and west right-of-way and the right-of-way of any side streets bounded on both sides by properties included in the list.

B. Freeman and Covington Roads – Those properties at the intersection of Freeman Street and Covington Road including the east and west and north and south right-of-way and the right-of-way of any side streets bounded on both sides by properties included in the list.

C. The Wells Street economic development target area from Wells Street from Putnam Street to Commerce Drive/Penn Central Railroad (1991 Special Ordinance S-226-91) and those properties that front Fernhill Avenue from Wells Street to Northrop Street (2008 Special Ordinance S-93-08) be amended to include those properties that front Wells Street from Putnam Street to Jacobs Avenue including the east and west right-of-way and the right-of-way of any side streets bounded on both sides by properties included in the list.

D. The West Main Street economic development target area West Main Street from Leesburg Road to Roosevelt Park (1991 Special Ordinance S-226-91) be amended to include those properties that front West Main Street from Leesburg Road to the intersection with Jefferson Boulevard including the north and south right-of-way and the right-of-way of any side streets bounded on both sides by properties included in the list.

SECTION 3. Common Council shall designate additional qualifying areas as economic development target areas on a case-by-case basis.

SECTION 4. This Resolution shall be in full force and effect from and after its passage and any and all necessary approval by the Mayor.

Member of Council

APPROVED AS TO FORM AND LEGALITY

Carol Heaton, City Attorney

EXHIBIT A

Address	Property ID Number
1434 Spy Run Avenue	02-12-02-232-001.000-074
1502 Spy Run Avenue	02-12-02-231-005.000-074
1506 Spy Run Avenue	02-12-02-231-004.000-074
1508 Spy Run Avenue	02-12-02-231-003.000-074
1510 Spy Run Avenue	02-12-02-231-002.000-074
1518 Spy Run Avenue	02-12-02-231-001.000-074
1519 Spy Run Avenue	02-12-02-227-008.000-074
1520 Spy Run Avenue	02-12-01-102-002.000-074
1523 Spy Run Avenue	02-12-02-227-006.000-074
1525 Spy Run Avenue	02-12-02-227-005.000-074
1529 Spy Run Avenue	02-12-02-227-004.000-074
1530 Spy Run Avenue	02-12-01-102-001.000-074
1605 Spy Run Avenue	02-12-02-227-003.000-074
1609 Spy Run Avenue	02-12-02-227-002.000-074
1610 Spy Run Avenue	02-12-01-101-026.000-074
1613 Spy Run Avenue	02-12-02-227-001.000-074
1624 Spy Run Avenue	02-12-01-101-001.000-074
1630 Spy Run Avenue	02-07-36-354-027.000-074
1649 Spy Run Avenue	02-07-35-480-003.000-074
1650 Spy Run Avenue	02-07-36-354-002.000-074
1666 Spy Run Avenue	02-07-36-354-001.000-074
1671 Spy Run Avenue	02-07-35-480-002.000-074
1702 Spy Run Avenue	02-07-36-353-004.000-074
1722 Spy Run Avenue	02-07-36-353-003.000-074
1723 Spy Run Avenue	02-12-35-479-029.000-074
1728 Spy Run Avenue	02-07-36-353-002.000-074
1736 Spy Run Avenue	02-07-36-353-001.000-074
1801 Spy Run Avenue	02-07-35-479-028.000-074
1802 Spy Run Avenue	02-07-36-352-007.000-074
1817 Spy Run Avenue	02-07-35-479-026.000-074
1900 N. Clinton Street	02-12-02-226-001.000-074
1900 North Clinton Street	02-12-02-226-001.000-074
1903 Spy Run Avenue	02-07-35-478-048.000-074
1910 Spy Run Avenue	02-07-36-352-005.000-074
1911 Spy Run Avenue	02-07-35-478-047.000-074
1915 Spy Run Avenue	02-07-35-478-046.000-074
1920 Spy Run Avenue	02-07-36-352-003.000-074
1923 Spy Run Avenue	02-07-35-478-045.000-074
1924 Spy Run Avenue	02-07-36-352-002.000-074
1925 Spy Run Avenue	02-07-35-478-044.000-074
1933 Spy Run Avenue	02-07-35-478-043.000-074
1934 Spy Run Avenue	02-07-36-352-001.000-074
2101 Spy Run Avenue	02-07-35-426-008.000-074
2135 Spy Run Avenue	02-07-35-426-006.000-074
Unassigned Address	02-07-35-426-007.000-074

EXHIBIT A

Address	Property ID Number
3206 Covington Road	02-12-09-380-016.000-074
3100 Blk Covington Road	02-12-09-457-023.000-074
3122 Covington Road	02-12-09-457-024.000-074
3116 Covington Road	02-12-09-457-025.000-074

EXHIBIT A

Address	Property ID Number
1805 Wells Street	02-07-35-377-020.000-074
1809 Wells Street	02-07-35-377-019.000-074
1815 Wells Street	02-07-35-377-018.000-074
1817 Wells Street	02-07-35-377-017.000-074
1821 Wells Street	02-07-35-377-016.000-074
1827 Wells Street	02-07-35-377-015.000-074
1833 Wells Street	02-07-35-377-014.000-074
1903 Wells Street	02-07-35-333-014.000-074
1911 Wells Street	02-07-35-333-013.000-074
1915 Wells Street	02-07-35-333-012.000-074
1919 Wells Street	02-07-35-333-011.000-074
1921 Wells Street	02-07-35-333-010.000-074
1925 Wells Street	02-07-35-333-009.000-074
1927 Wells Street	02-07-35-333-008.000-074
2003 Wells Street	02-07-35-331-029.000-074
2007 Wells Street	02-07-35-331-028.000-074
2009 Wells Street	02-07-35-331-027.000-074
2021 Wells Street	02-07-35-331-026.000-074
2000 Wells Street	02-07-35-451-001.000-074

EXHIBIT A

Address	Property ID Number
2101 West Main Street	02-12-03-352-032.000-074
2115 West Main Street	02-12-03-352-006.000-074
2117 West Main Street	02-12-03-352-007.000-074
2119 West Main Street	02-12-03-352-008.000-074
2121 West Main Street	02-12-03-352-009.000-074
2200 Blk. West Main Street	02-12-03-352-020.000-074
2201 West Main Street	02-12-03-352-010.000-074
2202 West Main Street	02-12-03-304-013.000-074
2203 West Main Street	02-12-03-352-011.000-074
2205 West Main Street	02-12-03-352-012.000-074
2310 West Main Street	02-12-03-351-007.000-074
2312 West Main Street	02-12-03-351-008.000-074
2312 West Main Street (beh)	02-12-03-351-003.000-074
Unassigned ROW	02-12-03-351-004.000-074
2316 West Main Street	02-12-03-351-002.000-074
2320 West Main Street	02-12-03-351-001.000-074
2323 West Main Street	02-12-03-352-021.000-074
2324 West Main Street	02-12-04-426-001.000-074
2401 West Main Street	02-12-03-352-022.000-074
2405 West Main Street	02-12-03-352-023.000-074
2409 West Main Street	02-12-03-352-024.000-074
2411 West Main Street	02-12-03-352-025.000-074
2411 West Main Street	02-12-03-352-026.000-074
2413 West Main Street	02-12-03-352-027.000-074
2415 West Main Street	02-12-03-352-028.000-074
2425 West Main Street	02-12-04-476-001.000-074
2431 West Main Street	02-12-04-476-002.000-074
2500 West Jefferson Boulevard	02-12-04-476-006.000-074
2803 West Main Street	02-12-04-476-004.000-074
2809 West Main Street	02-12-04-476-005.000-074
717 Davis Street	02-12-03-307-002.000-074
717 Davis Street (also identified as 1936 West Main Street)	02-12-03-308-003.000-074
Unassigned ROW	02-07-33-503-001.000-074

Read the first time in full and on motion by Crawford, and duly adopted, read the second time by title and referred to the Committee on Legislation, (and the ~~City Plan~~ Commission for recommendation) and Public Hearing to be held ~~after due legal notice, at Room 030 – Council Discussion Garden~~ Level – Citizens Square, Fort Wayne, Indiana, ~~on~~ _____, the _____ _____, day of _____, 2012, at _____, o'clock _____ M.,E.S.T.

DATED: 2-28-12

Sandra E. Kennedy
SANDRA E. KENNEDY, CITY CLERK

Read the third time in full and on motion by Crawford, and duly adopted, placed on its passage. PASSED ~~LOST~~
by the following vote:

	AYES	NAYS	ABSTAINED	ABSENT
TOTAL VOTES	8		1	
BENDER	✓			
CRAWFORD	✓			
DIDIER	✓			
HARPER	✓			
HINES	✓			
JEHL			✓	
PADDOCK	✓			
SHOAFF	✓			
SMITH	✓			

DATED: 3-13-12

Sandra E. Kennedy
SANDRA E. KENNEDY, CITY CLERK

Passed and adopted by the Common Council of the City of Fort Wayne, Indiana, as (ANNE~~XATION) (APPROPRIATION) (GENERAL~~) (SPECIAL) (~~ZONING~~) ORDINANCE (RE~~SOLUTION~~) NO. S-32-12 on the 13th day of March, 2012

ATTEST:

Sandra E. Kennedy
SANDRA E. KENNEDY, CITY CLERK

SEAL

PRESIDING OFFICER

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the 14th day of March, 2012, at the hour of 11:00 o'clock A.M.,E.S.T.

Sandra E. Kennedy
SANDRA E. KENNEDY, CITY CLERK

Approved and signed by me this 15TH day of MARCH 2012, at the hour of 10:00 o'clock A M.,E.S.T.

Thomas C. Henry
THOMAS C. HENRY, MAYOR