

1 #REZ-2016-0014

2 BILL NO. Z-16-04-19

3 ZONING MAP ORDINANCE NO. Z-7-16

4 AN ORDINANCE amending the City of Fort Wayne  
5 Zoning Map No. V-38 (Sec. 15 of St. Joseph Township)

6 BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF FORT WAYNE,  
7 INDIANA:

8 SECTION 1. That the area described as follows is hereby designated a C2 (Limited  
9 Retail) District under the terms of Chapter 157 Title XV of the Code of the City of Fort  
10 Wayne, Indiana:

11 Part of the Southwest Quarter of the Southwest Quarter of Section 15, Township 31 North,  
12 Range 13 East, Allen County, Indiana, being more particularly described as follows, to-wit:  
13 Commencing at the Southwest corner of said Section 15, being marked by a survey nail;  
14 thence North 00 degrees 00 minutes 00 seconds East (assumed bearing and the basis of all  
15 bearings in this description), on and along the West line of said Southwest Quarter, a  
16 distance of 1305.87 feet to the Northwest corner of a 0.303 acre tract of real estate described  
17 in a deed to the County of Allen, State of Indiana, in Document Number 970001553 in the  
18 office of the Recorder of Allen County, Indiana; thence North 89 degrees 45 minutes 22  
19 seconds East, on and along the North line of said 0.303 acre tract, a distance of 45.00 feet to  
20 a survey nail at the Northeast corner thereof, also being a Southwest corner of a 19.60 acre  
21 tract of real estate described in a deed to Reta L. Borchelt and Edwin D. Borchelt, or their  
22 successors, as co-trustees of the Wallace C. Borchelt Revocable Trust Agreement, in  
23 Document Number 2012033110 in the office of said Recorder, this being the true point of  
24 beginning; thence South 89 degrees 59 minutes 54 seconds East, on and along the South line  
25 of said 19.60 acre tract, a distance of 531.00 feet to the point of intersection of said South  
26 line with the West line of Jonathon Oaks, Section II, as recorded in Plat Cabinet A, page  
27 184, in the office of said Recorder; thence South 00 degrees 09 minutes 41 seconds East, on  
28 and along said West line, a distance of 294.95 feet to a #5 rebar at a Westerly corner thereof;  
29 thence south 89 degrees 50 minutes 35 seconds West, on and along a North line of said  
30 Jonathon Oaks, Section II, a distance of 152.40 feet to a #5 rebar at a Westerly corner  
thereof, also being the Northeast corner of Jonathon Oaks, Section V, as recorded in Plat  
Cabinet E, page 2, in the office of said Recorder; thence North 89 degrees 30 minutes  
09 seconds West, on and along the North line of said Jonathon Oaks, Section V, and its  
Westerly projection, a distance of 245.94 feet to a #5 rebar; thence North 00 degrees 00  
minutes 00 seconds East and parallel with the West line of said Southwest Quarter,  
a distance of 101.31 feet to a #5 rebar; thence North 89 degrees 55 minutes 20 seconds West,  
a distance of 133.50 feet to a #5 rebar on the East line of said 0.303 acre tract; thence North  
00 degrees 00 minutes 00 seconds East, on and along said East line, a distance of 165.06 feet  
to a point; thence North 14 degrees 02 minutes 10 seconds East, continuing on and along  
said East line, a distance of 20.62 feet to a point; thence North 00 degrees 00 minutes 00  
seconds East, continuing on and along said East line, a distance of 5.00 feet to a point;  
thence South 90 degrees 00 minutes 00 seconds West, continuing on and along said East  
line, a distance of 5.00 feet to a point; thence North 00 degrees 00 minutes 00 seconds East,  
continuing on and along said East line, a distance of 1.69 feet to the true point of beginning,

1 containing 3.278 acres of land, subject to all easements of record. This description is based  
2 on an original survey by Sauer Land Surveying, Inc., Survey No. 057-138, dated June 30,  
3 2014.

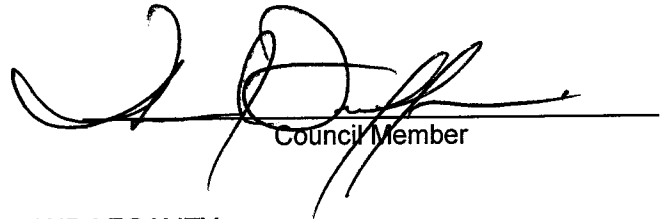
4 Except therefrom:

5 Part of the southwest Quarter of Section 15, Township 31 North, Range 13 East, Allen  
6 County, Indiana more particularly described as follows:


7 Beginning at the Northwest corner of Lot 63 in Jonathon Oaks, Section "II" as recorded in  
8 Cabinet "A", page 184, in the Office of the Recorder of Allen County, Indiana; thence South  
9 along the West line of Lot Number 63 and Lot Number 62 a distance of 156.0 feet; thence  
10 West with a deflection angle to right of 90 degrees 00 minutes 30 seconds along the North  
11 Line of Lot Number 61, Lot number 154 and Lot Number 155 in Jonathon Oaks, Section  
12 "III" a distance of 189.4 feet; thence North with a deflection angle to the right of 89 degrees  
13 59 minutes 30 seconds a distance of 156.0 feet; thence East with a deflection angle to the  
14 right of 90 degrees 00 minutes 30 seconds a distance of 189.4 feet to the point of beginning,  
15 containing 0.678 acres.

16 and the symbols of the City of Fort Wayne Zoning Map No. V-38 (Sec. 15 of St. Joseph  
17 Township), as established by Section 157.082 of Title XV of the Code of the City of Fort  
18 Wayne, Indiana is hereby changed accordingly.

19 SECTION 2. That this Ordinance shall be in full force and effect from and after its  
20 passage and approval by the Mayor.

21   
22 \_\_\_\_\_  
23 Council Member

24 APPROVED AS TO FORM AND LEGALITY:

25   
26 \_\_\_\_\_  
27 Carol T. Helton, City Attorney

28  
29  
30

**Department of Planning Services  
Rezoning Petition Application**

**Applicant**  
 Applicant Mad Anthony Brewing Investments - Jeff Neels  
 Address 2002 Broadway  
 City Fort Wayne State Indiana Zip 46802  
 Telephone 260-704-6221 E-mail jeffmneels@hotmail.com

**Contact Person**  
 Contact Person MLS Engineering - Brett Miller  
 Address 221 Tower Drive  
 City Monroe State Indiana Zip 46772  
 Telephone 260-692-6166 E-mail brett@mlswebsite.us

*All staff correspondence will be sent only to the designated contact person.*

**Request**  
 Allen County Planning Jurisdiction  City of Fort Wayne Planning Jurisdiction  
 Address of the property 6250 Maplecrest Road  
 Present Zoning R1 Proposed Zoning C2 Acreage to be rezoned 2.599 Ac  
 Proposed density N/A units per acre  
 Township name Saint Joseph Township section # 15  
 Purpose of rezoning (attach additional page if necessary) Construction of a new restaurant

Sewer provider City of Fort Wayne Water provider City of Fort Wayne

**Filing Requirements**  
*Applications will not be accepted unless the following filing requirements are submitted with this application. Please refer to checklist for applicable filing fees and plan/survey submittal requirements.*

- Applicable filing fee
- Applicable number of surveys showing area to be rezoned (plans must be folded)
- Legal Description of parcel to be rezoned
- Rezoning Questionnaire (original and 10 copies) County Rezonings Only

I/we understand and agree, upon execution and submission of this application, that I am/we are the owner(s) of more than 50 percent of the property described in this application; that I/we agree to abide by all provisions of the Allen County Zoning and Subdivision Control Ordinance as well as all procedures and policies of the Allen County Plan Commission as those provisions, procedures and policies related to the handling and disposition of this application; that the above information is true and accurate to the best of my/our knowledge; and that I/we agree to pay Allen County the cost of notifying the required interested persons at the rate of \$0.85 per notice and a public notice fee of \$50.00 per Indiana code.

Mad Anthony Brewing Investments - Jeff Neels  
 (printed name of applicant) (signature of applicant) (date)

Constance Eby  
 (printed name of property owner) *Constance Eby* (signature of property owner) 4-4-16 (date)

Mad Anthony Investments - Dick Danneberg  
 (printed name of property owner) *Dick Danneberg* (signature of property owner) 4-4-2016 (date)

\_\_\_\_\_  
 (printed name of property owner) (signature of property owner) (date)

Received	Receipt No.	Hearing Date	Petition No.
<u>4/5/16</u>	<u>120437</u>	<u>5/9/16</u>	<u>REZ-2016-0014</u>

## FACT SHEET

Case #REZ-2016-0014		Bill # Z-16-04-19	Project Start: 26 April 2016
APPLICANT:	Mad Anthony Investments		
REQUEST:	To rezone property for a new Shigs in Pit restaurant		
LOCATION:	6250 Maplecrest Road		
LAND AREA:	Approximately 2.6 acres		
PRESENT ZONING:	R1/Single Family Residential		
PROPOSED ZONING:	C2/Limited Commercial		
NEIGHBORHOOD ASSOCIATIONS:	Community Liaison, Northeast Area Partnership, Jonathon Oaks Association		
COUNCIL DISTRICT:	1-Paul Ensley		
ASSOCIATED PROJECTS:	Primary Plat, Shigs in Pit Restaurant		
SPONSOR:	City of Fort Wayne Plan Commission		

### 9 May 2016 Public Hearing

- No one spoke in support at the hearing.
- One resident spoke at the hearing with concerns.
- Mike Bynum and Mike Bultemeier were absent.
- Staff recommended Do Pass with a Written Commitment

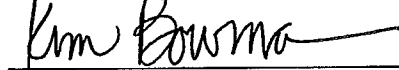
### 16 May 2016 – Business Meeting

#### Plan Commission Recommendation: Do Pass with a Written Commitment

- A motion was made by Judi Wire and seconded by Don Schmidt to return the ordinance to Common Council for their final decision. 5-0 MOTION PASSED
- Mike Bynum, Mike Bultemeier, Justin Shirley and Tom Friestroffer were absent.

Fact Sheet Prepared by:  
Michelle B. Wood, Senior Land Use Planner  
19 May 2016

Reviewed By:



Kim Bowman, Executive Land Use Director

## **PROJECT SUMMARY**

The site includes two homes and two outbuildings. Many variances have been granted for businesses on adjacent properties. The petitioner requests a rezoning from R1/Single Family Residential to C2/Limited Commercial for a new Shigs in Pit restaurant. Currently there is a Shigs in Pit barbeque restaurant on Fairfield Avenue, which is intended to remain. This is a sister company to Mad Anthony Brewing.

While the Maplecrest corridor is predominately zoned for residential between St. Joe Center Road and Evard Road, most of the properties surrounding this site have been in use as commercial businesses through BZA variances. The adjacent businesses include: St. Joe Vision, Parkview Physicians Group, Strasser Insurance, W.C. Borchelt Heating and Air Conditioning, Infinity Casket, Crossroads Flowers, Scherer Design, and Salon Adorned. This site does back up to two (2) lots in Jonathon Oaks subdivision and vacant land-locked parcel owned by a lot owner in Jonathon Oaks. Given the size and depth of the site, there is adequate space to provide buffering between the commercial and residential zoning. The proposal will provide a local dining option in close proximity to housing. The surrounding parcels are already used as commercial properties and having a properly zoned site will help preserve property values. The proposal can be supported by the following goals and policies of the Comprehensive Plan:

**LU3.** Use land resources efficiently by encouraging new development, revitalization and redevelopment in areas already served by infrastructure;

**LU5.** Encourage sustainable growth and quality development, revitalization and redevelopment by increasing and enhancing connectivity;

**LU5.C** Encourage development proposals that provide neighborhood commercial, civic, institutional and other similar uses, designed to allow adequate access for pedestrians and bicycles, in close proximity to housing.

**LU6.** Encourage carefully planned sustainable growth and coordinated development by encouraging mixed land uses.

**LU6.C** Encourage the conversion of vacant or underutilized properties into compatible mixed-use development areas.

**LU6.D** Support carefully planned, coordinated, compatible mixed-use development.

**LU8.** Use land resources efficiently by encouraging compact development alternatives in infill areas where utilities and other infrastructure currently exist.

The proposed site plan includes one new 5,000 square foot building, with room for expansion. Parking surrounds the building, with an outdoor eating area between the rear parking and the building. There are two access points proposed to Maplecrest Road, one as a right-in only. A detention basin is proposed on the south side of the site. The eastern portion of the property, adjacent to the Jonathon Oaks neighborhood, is not proposed to be developed at this time. The site plan meets all zoning requirements for screening and buffering.

### **PUBLIC HEARING SUMMARY:**

#### Presenter:

Blaine Stuckey, president of Mad Anthony Brewing Company, and Rob Kruger, attorney, presented the request as outlined above in the project summary. A neighborhood meeting was held, most of the comments were positive. Projected hours will be from 11 a.m. to 9 or 10 p.m. There are no plans for outdoor live music, maybe just low-level speakers for the patio. They agreed to submit a Written Commitment to prohibit some uses, and provide for appropriate lighting, landscaping and maintenance.

#### Comments in Favor:

None

#### Comments of Concern:

- Tony Gibson, neighbor in Jonathon Oaks, is concerned about stormwater detention and screening.

## FORT WAYNE PLAN COMMISSION • FINDINGS OF FACT

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### Rezoning Petition REZ-2016-0014

APPLICANT: Mad Anthony Brewing Investments – Jeff Neels  
REQUEST: To rezone property from R1/Single Family Residential to C2/Limited Commercial for a new location of Shigs in Pit restaurant.  
LOCATION: The proposed site is located on the east side of the 6200 block of Maplecrest Road (Section 15 of St. Joseph Township).  
LAND AREA: Approximately 2.6 acres  
PRESENT ZONING: R1/Single Family Residential  
PROPOSED ZONING: C2/Limited Commercial

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**The Plan Commission recommends that Rezoning Petition REZ-2016-0014, be returned to Council with a Written Commitment with a “Do Pass” recommendation for the following reasons:**

1. Approval of the rezoning request will be in substantial compliance with the City of Fort Wayne Comprehensive Plan, and should not establish an undesirable precedent in the area. The site is near a commercial intersection and the proposal will provide a local dining option for the surrounding neighborhoods. This proposal will provide infill development using existing infrastructure.
2. Approval of the request will not have an adverse impact on the current conditions in the area, or the character of current structures and uses in the area. Site plan and architectural review from the Plan Commission and staff will ensure a compatible development that complements the neighborhood.
3. Approval is consistent with the preservation of property values in the area. This proposal will provide redevelopment in the neighborhood with a market to serve the area residents, clean up the site, and provide a substantial investment into the community.
4. Approval is consistent with responsible development and growth principles based on existing uses and infrastructure in the area. Review by City engineering departments indicates that the site can be developed for the proposed uses and adequate infrastructure is available to service the site.

These findings approved by the Fort Wayne Plan Commission on May 16, 2016.



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Michael Bultemeier  
Secretary to the Commission

**Department of Planning Services  
Rezoning Petition Application**

**Applicant**  
 Applicant Mad Anthony Brewing Investments - Jeff Neels  
 Address 2002 Broadway  
 City Fort Wayne State Indiana Zip 46802  
 Telephone 260-704-6221 E-mail jeffmneels@hotmail.com

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 Sewer provider City of Fort Wayne Water provider City of Fort Wayne

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**Mad Anthony Brewing Investments - Jeff Neels**

(printed name of applicant)	(signature of applicant)	(date)
Constance Eby	<i>Constance Eby</i>	4-4-16
(printed name of property owner)	(signature of property owner)	(date)
<i>Mad Anthony Investments - Jeff Neels</i>	<i>Jeff Neels</i>	4-4-2016
(printed name of property owner)	(signature of property owner)	(date)
(printed name of property owner)	(signature of property owner)	(date)

Received	Receipt No.	Hearing Date	Petition No.
4/5/16	120437	5/9/16	REZ-2016-0014



Rezoning Petition REZ-2016-0014 and Primary Development Plan - Shigs N Pit



Project boundaries represented by bold colored lines are for representational purposes only.

© 2004 Board of Commissioners of the County of Allen  
North American Datum 1983  
State Plane Coordinate System, Indiana East  
Photos and Contours: Spring 2009

Although strict 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.

Date: 4/19/2016



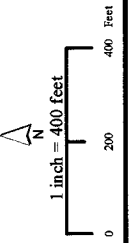
Rezoning Petition REZ-2016-0014 and Primary Development Plan - Shigs N Pit



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© 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: 4/19/2016



## WRITTEN COMMITMENT

**THIS WRITTEN COMMITMENT** (“Commitment”) is made by Mad Anthony Investments, LLC (the “Declarant”), and is made effective as of the date of the approval of the Rezoning Petition.

### WITNESSETH:

**WHEREAS**, Declarant is the owner of approximately 1.5 acres of real estate located in Fort Wayne, Allen County, Indiana, the legal description of which is attached hereto as Exhibit “A” (the “Real Estate ”); and

**WHEREAS**, Declarant has applied for rezoning approval with the Plan Commission, on the Real Estate, which Petition has been approved by the Plan Commission and City Council; and

**WHEREAS**, Declarant has offered this Commitment, voluntarily, pursuant to Indiana Code 36-7-4-1015, for the purpose of limiting certain uses for the Real Estate; and

**WHEREAS**, in conjunction with the Petition, the Plan Commission has accepted Declarant’s offer of this Commitment and its recordation with the Allen County, Indiana, Recorder’s Office upon Plan Commission’s and City Council approval of the Petition.

**NOW, THEREFORE**, in consideration of the above and foregoing recitals, Declarant hereby impresses upon the Real Estate certain restrictions and covenants which shall run with the Real Estate and be binding upon Declarant and all future owners of the Real Estate, and all lessees of all or any portion of the Real Estate.

1. Prohibited Uses. The following uses shall be prohibited upon the Real Estate as permitted in the C2/Limited Retail zoning district §157.213 (C) or as Special Uses in the C2/Limited Retail zoning district §157.213 (D): animal kennel, animal obedience school, automobile rental (indoor), automobile sales (indoor), automatic teller machine, billiard or pool hall, blood bank, blood or plasma donor facility, boarding/lodging house, cigarette/tobacco/cigar store, private club, correctional services facility, fireworks sales, flea market, group residential facility, haunted house, homeless/emergency shelter, hotel, laundromat, motel, public transportation facility, residential dwelling unit, residential facility for homeless individuals, treatment center, zoo, automobile maintenance (quick service), commercial communication tower, gas station, and shooting range (indoor).
2. Maintenance. The Real Estate, and any parking lot or landscaping located thereon, shall be maintained in good order and repair so as to cause the least possible amount of interference, inconvenience or annoyance to any adjacent owner of residential property. All landscaping planted and fencing installed by Declarant and/or Applicant upon the Real Estate shall be maintained, watered and fertilized by Declarant and/or Applicant pursuant to a commercially reasonable standard for similar landscaping and fencing in Allen County, Indiana and shall be replaced within a commercially reasonable time in the event of decay, disease or death of said landscaping or vandalism, casualty or other non-repairable condition to said fencing.
3. Outside Storage. Outside storage of trash and trash receptacles must be visually screened on three sides with a wood or vinyl fence or masonry structure, with a gate enclosure on the fourth

side, or located within a larger fenced area, so long as the fence is a minimum of six (6) feet in height and solid board construction.

4. Buffer Area. A buffer area will be maintained along the eastern 60 feet of the Real Estate consisting of the existing plant material. No development will take place within this buffer area.
5. Lighting. Site lighting shall be of a type to minimize light pollution onto any adjacent residential property by utilizing only full “cut-off” style lighting fixtures, as defined by the IESNA.
6. Successors and Assigns. This Commitment and the restrictions set forth above shall inure to the benefit of: (a) all persons who own property comprising the Real Estate, and their successors and assigns; and (b) the Zoning Administrator of City of Fort Wayne (“Zoning Administrator”) and the Plan Commission, together with any successor agency having zoning jurisdiction over the Real Estate.
7. Enforcement. Any violation of this Commitment shall be deemed a violation of the Zoning Ordinance; provided, however, that nothing in this Commitment shall be construed as giving any person the right to compel enforcement of it by the Plan Commission or any enforcement official designated in the Zoning Ordinance, or any successor agency having zoning jurisdiction over the Real Estate. Pursuant to I.C. 36-7-4-1015, the Plan Commission, or any enforcement official designated in the Zoning Ordinance, shall be entitled to all legal and equitable remedies available, including specific performance and injunctive relief, for any violation of this Commitment. The Plan Commission enforcement rights are cumulative, not exclusive.
8. Amendment or Termination. This Commitment may be modified or terminated in accordance with the Zoning Ordinance and I.C. 36-7-4-1015, as they may be amended from time-to-time.
9. Effective Date. This Commitment shall be deemed effective upon the Commitment being duly recorded in the Office of the Recorder of Allen County, Indiana.
10. Statutory Authority. This Commitment is pursuant to I.C. 36-7-4-1015.
11. Severability. Each covenant or restriction contained in any paragraph of this Commitment shall be severable and separate, and if any court shall rule that any particular restriction or covenant is unenforceable, such ruling shall not affect the enforceability of any other restriction or covenant under this Commitment, and such other restriction or covenant shall be enforced.
12. Governing Law. This Commitment, including the restrictions and covenants hereunder, shall be governed by the laws of the State of Indiana.

“DECLARANT”

MAD ANTHONY INVESTMENTS, LLC

BY: \_\_\_\_\_

Printed Name: \_\_\_\_\_

Title: \_\_\_\_\_

STATE OF INDIANA        )  
                                  ) SS:  
COUNTY OF ALLEN        )

Before me, the undersigned, a Notary Public, in and for said County and State, this \_\_\_\_\_ day of \_\_\_\_\_ 2016, personally appeared \_\_\_\_\_, the \_\_\_\_\_ of Mad Anthony Investments, LLC and acknowledged the execution of the foregoing.

In witness whereof, I have hereunto subscribed my name and affixed my official seal.

\_\_\_\_\_  
Notary Public

My Commission Expires: \_\_\_\_\_

My County of Residence: \_\_\_\_\_

Pursuant to IC 36-2-11-15(d): I affirm, under the penalties of perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law.

\_\_\_\_\_

**Prepared by: Robert C. Kruger, 200 East Main Street, Ste. 1000, Fort Wayne, IN 46802, Atty. No. 22738-02; tele. 260-426-1300**

**When recorded, return to: Department of Planning Services, 200 East Berry, Suite 150, Fort Wayne, IN 46802**

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

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

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**Department of Planning Services**

Title of Ordinance:       Zoning Map Amendment  
Case Number:             REZ-2016-0014  
Bill Number:             Z-16-04-19  
Council District:         1-Paul Ensley

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Introduction Date:         April 16, 2016  
  
Plan Commission  
Public Hearing Date:       May 9, 2016  
  
Next Council Action:       Ordinance will return to Council after recommendation by the  
Plan Commission

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Synopsis of Ordinance:     To rezone approximately 2.6 acres of property from R1-Single Family  
Residential to C2-Limited Commercial  
  
Location:                 6250 Maplecrest Road  
  
Reason for Request:        To construct a new 5,000 square foot Shigs In Pit restaurant  
  
Applicant:                 Mad Anthony Brewing Investments  
  
Property Owner:            Constance Eby

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Related Petitions:         Primary Development Plan, Shigs In Pit - Maplecrest

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Effect of Passage:         Property will be rezoned to the C2-Limited Commercial zoning district  
which allow the development of the site for a new restaurant or other  
retail uses.  
  
Effect of Non-Passage:     The property will remain zoned for single-family residential development.

BILL NO. Z-16-04-19

REPORT OF COMMITTEE ON REGULATIONS

MAY 24, 2016

Tom Didier, Chair  
Tom Freistroffer, Co-Chair  
All Council Members

AN ORDINANCE amending the City of Fort Wayne Zoning Map No. V-38  
(Sec. 15 of St. Joseph Township) 6250 MAPLECREST ROAD

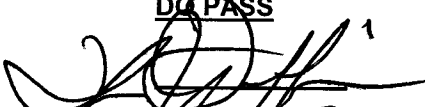



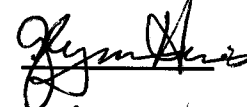



COMMITTEE ON REGULATIONS HAVE HAD SAID Ordinance under consideration  
and beg leave to report back to the Common Council that said ordinance

DO PASS

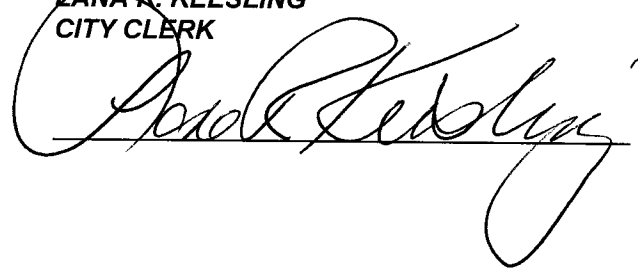
DO NOT PASS

ABSTAIN

NO REC

	_____	_____	_____
	_____	_____	_____
	_____	_____	_____
_____	_____		_____
	_____	_____	_____
	_____	_____	_____
	_____	_____	_____
	_____	_____	_____
_____	_____	_____	_____

LANA R. KEESLING  
CITY CLERK



Public Hearing Date, if applicable May 9, 2016

Read the first time in full and on motion by Councilman Didier.

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

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

<u>TOTAL VOTES</u>	<u>AYES</u>	<u>NAYS</u>	<u>ABSTAINED</u>	<u>ABSENT</u>
ARP	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
BARRANDA	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
CRAWFORD	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
DIDIER	<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"/>
HINES	<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"/>
PADDOCK	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

DATED: May 24, 2016





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LANA R. KEESLING, CITY CLERK

Passed and adopted by the Common Council of the City of Fort Wayne, Indiana, as  
 Zoning No. Z-16-04-19 on the 24th day of May, 2016

ATTEST:




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LANA R. KEESLING  
CITY CLERK




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PRESIDING OFFICER


Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the 25th  
 of May 2016, at the hour of 10:00 o'clock A.M. E.S.T.




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LANA R. KEESLING, CITY CLERK

Approved and signed by me this 25<sup>th</sup> day of MAY  
 2016, at the hour of 12:00 O'clock PM E.S.T.




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THOMAS C. HENRY, MAYOR