

#REZ-2018-0042

BILL NO. Z-18-08-26

ZONING MAP ORDINANCE NO. Z- 30-18

AN ORDINANCE amending the City of Fort Wayne
Zoning Map No. L-10 (Sec. 2 of Wayne Township)

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

SECTION 1. That the area described as follows is hereby designated an I2
(General Industrial) District under the terms of Chapter 157 Title XV of the Code of the City
of Fort Wayne, Indiana:

Lots Numbered 109, 110, and the West 108 feet of Lot Numbered 108 in the
Northside Addition to the City of Fort Wayne, according to the plat thereof, recorded
in Deed Record 30, page 514, in the Office of the Recorder of Allen County, Indiana.

and the symbols of the City of Fort Wayne Zoning Map No. L-10 (Sec. 2 of Wayne
Township), as established by Section 157.082 of Title XV of the Code of the City of Fort
Wayne, Indiana is hereby changed accordingly.

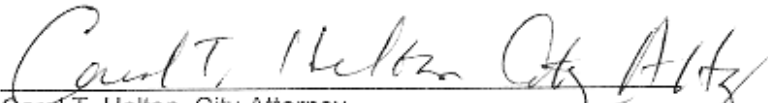
SECTION 2. If a written commitment is a condition of the Plan Commission's
recommendation for the adoption of the rezoning, or if a written commitment is modified and
approved by the Common Council as part of the zone map amendment, that written
commitment is hereby approved and is hereby incorporated by reference.


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



Council Member

APPROVED AS TO FORM AND LEGALITY:



Carol T. Helton, City Attorney
by 

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**Department of Planning Services
Rezoning Petition Application**

Applicant
 Applicant H5 Properties, LLC
 Address 501 5th Street
 City Fort Wayne State IN Zip 46808
 Telephone 260 490 6460 E-mail gbrown@c3builds.com

Contact Person
 Contact Person Ben Jackson
 Address 1515 N Harrison St.
 City Fort Wayne State IN Zip 46808
 Telephone 260-222-8467 E-mail ben@hopriverbrewing.com

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 1515 N Harrison Street, Fort Wayne, IN 46808
 Present Zoning I1,I2,R3 Proposed Zoning I1,I2 Acreage to be rezoned ~ 0.5
 Proposed density 0-1 units per acre
 Township name 0020 - Wayne Township section # 02
 Purpose of rezoning (attach additional page if necessary) _____
Rezone lots 108-110 from R3 to I2, which is consistent with current
and planned use of remaining property as production brewery and restaurant.
 Sewer provider Fort Wayne City Utilities Water provider Fort Wayne City Utilities

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.

<u>Gary Brown</u> (printed name of applicant)	 (signature of applicant)	<u>7.11.18</u> (date)
<u>Gary Brown</u> (printed name of property owner)	 (signature of property owner)	<u>7.11.18</u> (date)
_____ (printed name of property owner)	_____ (signature of property owner)	_____ (date)
_____ (printed name of property owner)	_____ (signature of property owner)	_____ (date)

Received <u>7-14-18</u>	Receipt No. <u>1278</u>	Hearing Date <u>9-10-18</u>	Petition No. <u>REZ-2018-0042</u>
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ANDERSON SURVEYING, INC.

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

1324 Henry Avenue
Fort Wayne, IN 46808
Phone: (219) 483-1724
Fax: (219) 482-6855
E-Mail: andsurv@aol.com

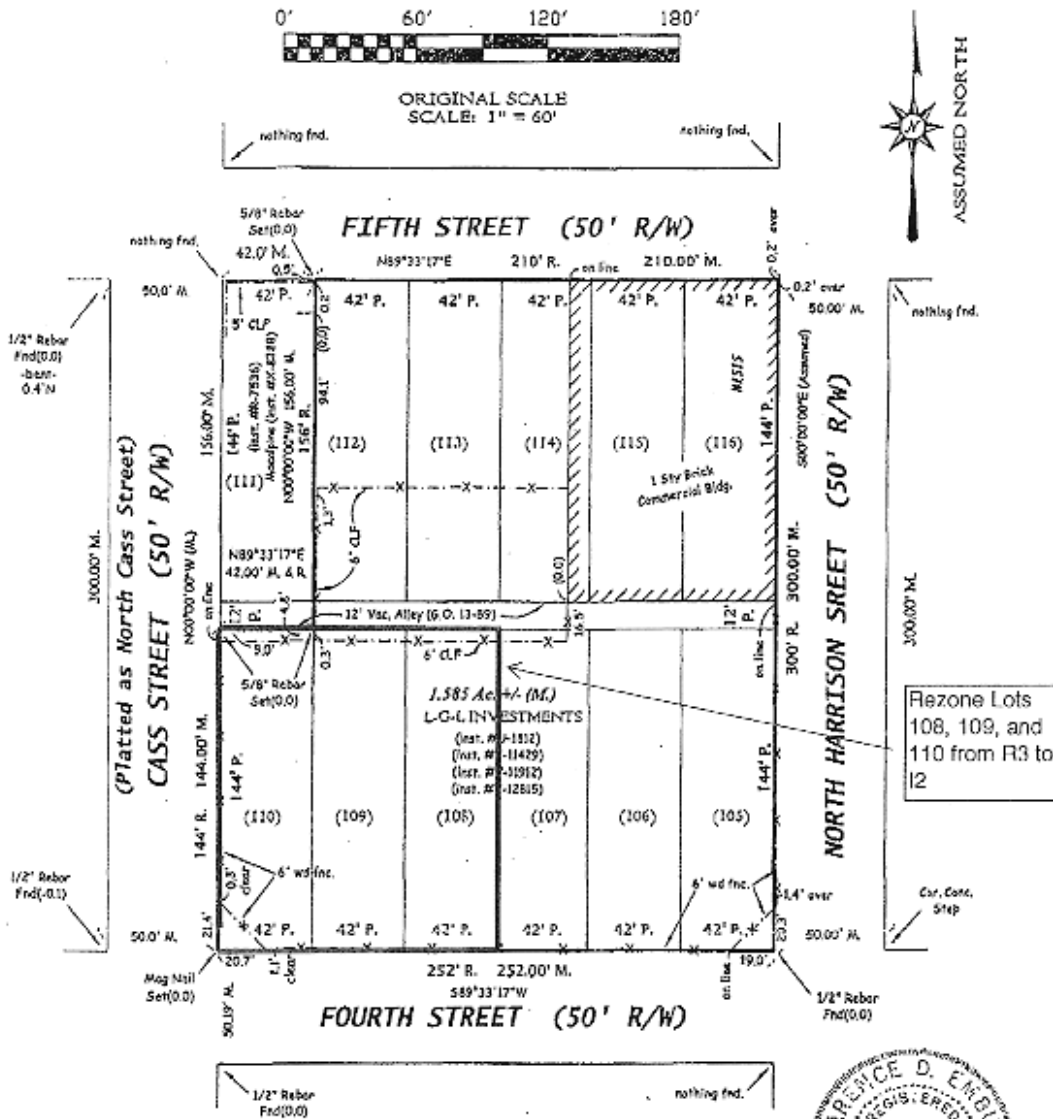
1947 E. Schug Road
Columbia City, IN 46725
Phone: (219) 691-3425
Fax: (219) 482-6855
Toll Free: (888) 483-1724



PLAT OF SURVEY (Page 1 of 3)

This document is a RETACEMENT survey of a parcel of land located in Allen County, Indiana.

SEE PAGE 2 OF 3 FOR THE SURVEYOR'S REPORT AND LEGAL DESCRIPTION.



I hereby certify that the above Plat of Survey was prepared under my direct supervision and that to the best of my knowledge and belief was executed in accordance with the requirements of the Indiana Survey Standards as defined in Title 865, Article 1, Rule 12 of the Indiana Administrative Code.

Fieldwork completed on the 16th day of FEBRUARY, 2000.

Certified this 17th day of FEBRUARY, 2000.

Prepared for: L.G.L. INVESTMENTS LLC



Clarence D. Embury

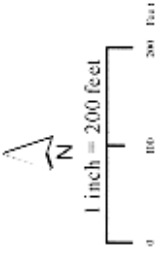


Rezoning Petition REZ-2018-0042 (1515 N. Harrison)



All map and survey data have been employed in the compilation of this map. A list of the sources of the information contained herein and the date of the information is given in the accompanying report. The City of Harrison, Missouri, is not responsible for the accuracy of the information contained herein. State Plane Coordinate System, NAD 83. Printed and Bound by Spring 2018. Date: 5/21/2018

Project Boundaries Represented with Bold Lines are for Representational Purposes Only



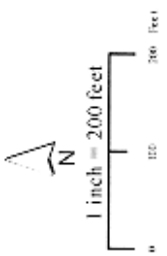


Rezoning Petition REZ-2018-0042 (1515 N. Harrison)



Although this zoning map is intended to be used in conjunction with the City of Harrison's Comprehensive Zoning Ordinance, it is not intended to be used in isolation. All other zoning laws and regulations shall apply to the rezoning process. For more information, please contact the City of Harrison Planning Department at 1515 N. Harrison St., Harrison, MO 64643. Phone: 660-333-1111. Fax: 660-333-1112. Email: rezoning@cityofharrison.com. Date: 8/21/2018

Project Boundaries Represented with Bold Lines are for Representational Purposes Only



FACT SHEET

Case #REZ-2018-0042 Bill # Z-18-08-26 Project Start: 28 August 2018

APPLICANT:	H5 Properties, LLC
REQUEST:	To rezone property to allow for outdoor patio room and future brewery operations expansion.
LOCATION:	1515 North Harrison
LAND AREA:	Approximately .05 acre
PRESENT ZONING:	R3/Multiple Family Residential
PROPOSED ZONING:	I2/General Industrial
COUNCIL DISTRICT:	5-Geoff Paddock
ASSOCIATED PROJECTS:	none
SPONSOR:	City of Fort Wayne Plan Commission

8 October 2018 Public Hearing

- No one from the public spoke at the hearing.
- All Members were present.

15 October 2018 – Business Meeting

Plan Commission Recommendation: DO PASS w/Written Commitment

A motion was made by Judi Wire and seconded by Don Schmidt to return the ordinance with a Written Commitment with a Do Pass recommendation to Common Council for their final decision.

8-0 MOTION PASSED

- Billy Devenport was absent.

Fact Sheet Prepared by:
Michelle B. Wood, Senior Land Use Planner
8 November 2018

Reviewed by:



Kimberly R. Bowman, AICP
Executive Land Use Director

PROJECT SUMMARY

The petitioner is requesting a rezone the property to I2/General Industrial for future expansion of the Hop River Brewing Company. The site has historically been used for industrial and commercial uses. Hop River currently occupies most of the existing industrial building, and H5 Properties, the parent company, owns all of the city block except for the residential dwelling at the northwest corner. The brewpub is located at the northeast corner of the block, with the remaining area currently used as outdoor storage and parking. The brewpub is transforming the lot immediately south of the building into patio space for outdoor dining and entertainment. Expansion is currently limited because the southwest corner remains zoned residentially, which causes greater setbacks, and would require a fence to be constructed through the middle of their own lot. Additionally, future production space is planned, and the higher zoning classification will be needed at that time.

The rezoning proposal would allow for the future plans of Hop River to be fully realized. Ordinance required screening and buffering will still be installed, but at the property lines, rather than through the middle of the development. The site is currently secured with a solid board fence. There is no development plan associated with this request as there are no new structures proposed at this time.

The Comprehensive Plan encourages development that will not adversely affect the current conditions of an area or the character of the current structures in the area. This proposal utilizes an existing industrial building and adjacent vacant parcels used as outdoor storage. Approval of the rezoning request will allow redevelopment of the property, including aesthetic improvements. The development provides neighborhood-scaled, family-friendly dining and entertainment.

The comprehensive plan supports this development through the following objectives:

LU1. Encourage carefully planned growth by utilizing the conceptual development map as part of the community's land use decision-making process;

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

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.

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

PUBLIC HEARING SUMMARY:

Presenter: Ben Jackson, Partner, Hop River, presented the proposal to the Plan Commission, as outlined above. Mr. Jackson stated that the short-term goal is to have a new patio to draw more customers and have enough parking. The long-term goal is to have the zoning in place for the brewery expansion. The Plan Commission requested a Written Commitment to limit some industrial uses and Mr. Jackson agreed to work with staff on the commitment.

Public Comments:

None

FORT WAYNE PLAN COMMISSION • FINDINGS OF FACT

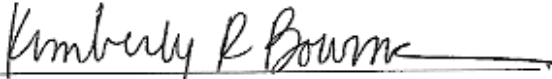
Rezoning Petition REZ-2018-0042

APPLICANT: H5 Properties, LLC
REQUEST: To rezone property from R3/Multiple Family Residential to I2/General Industrial.
LOCATION: The site to be rezoned is located at the northeast corner of the intersection of West 4th Street and Cass Street and includes Lots 108-110 of North Side Addition. The address of the overall property is 1515 North Harrison Street (Section 2 of Wayne Township).
LAND AREA: Approximately .5 acre
PRESENT ZONING: R3/Multiple Family Residential
PROPOSED ZONING: I2/General Industrial

The Plan Commission recommends that Rezoning Petition REZ-2018-0042, with a Written Commitment, be returned to Council with a "Do Pass" recommendation after considering the following:

1. Approval of the rezoning request will be in substantial compliance with City of Fort Wayne Comprehensive Plan, and should not establish an undesirable precedent in the area. The general area surrounding the site is a mixture of residential, commercial and industrial zoned property. This rezoning supports the trend of responsible mixed-used development.
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. The existing building will continue to be used as a neighborhood brewpub. Improvements to the site will make the development more customer friendly. A Written Commitment will allow the current business to expand, while protecting the neighborhood from more intensive uses.
3. Approval is consistent with the preservation of property values in the area. This proposal would allow for continued business growth and investment on the site. No changes are proposed to the existing building.
4. Approval is consistent with responsible development and growth principles based on existing uses and infrastructure in the area. This proposal is not proposing extension of infrastructure. Public right-of-way with an improved street and public utilities are presently adjacent to the site.
5. An executed, recordable Written Commitment will be provided to staff prior to action by Common Council.

These findings approved by the Fort Wayne Plan Commission on October 15, 2018.


Kimberly R. Bowman, AICP
Executive Director
Secretary to the Commission

**Department of Planning Services
Rezoning Petition Application**

Applicant
 Applicant H5 Properties, LLC
 Address 501 5th Street
 City Fort Wayne State IN Zip 46808
 Telephone 260 490 6460 E-mail gbrown@c3builds.com

Contact Person
 Contact Person Ben Jackson
 Address 1515 N Harrison St.
 City Fort Wayne State IN Zip 46808
 Telephone 260-222-8467 E-mail ben@hopriverbrewing.com

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Rezone lots 108-110 from R3 to I2, which is consistent with current
and planned use of remaining property as production brewery and restaurant.
 Sewer provider Fort Wayne City Utilities Water provider Fort Wayne City Utilities

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- 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 Rezoning 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.

<u>Gary Brown</u> (printed name of applicant)	 (signature of applicant)	<u>7.11.18</u> (date)
<u>Gary Brown</u> (printed name of property owner)	 (signature of property owner)	<u>7.11.18</u> (date)
_____ (printed name of property owner)	_____ (signature of property owner)	_____ (date)
_____ (printed name of property owner)	_____ (signature of property owner)	_____ (date)

Received <u>7-14-18</u>	Receipt No. <u>127822</u>	Hearing Date <u>9-10-18</u>	Petition No. <u>REZ-2018-0042</u>
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Registered Professional Engineers and Land Surveyors
Indiana Land Surveying Firm Identification Number: 29A

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Fori Wayne, IN 46808
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Toll Free: (888) 483-1724



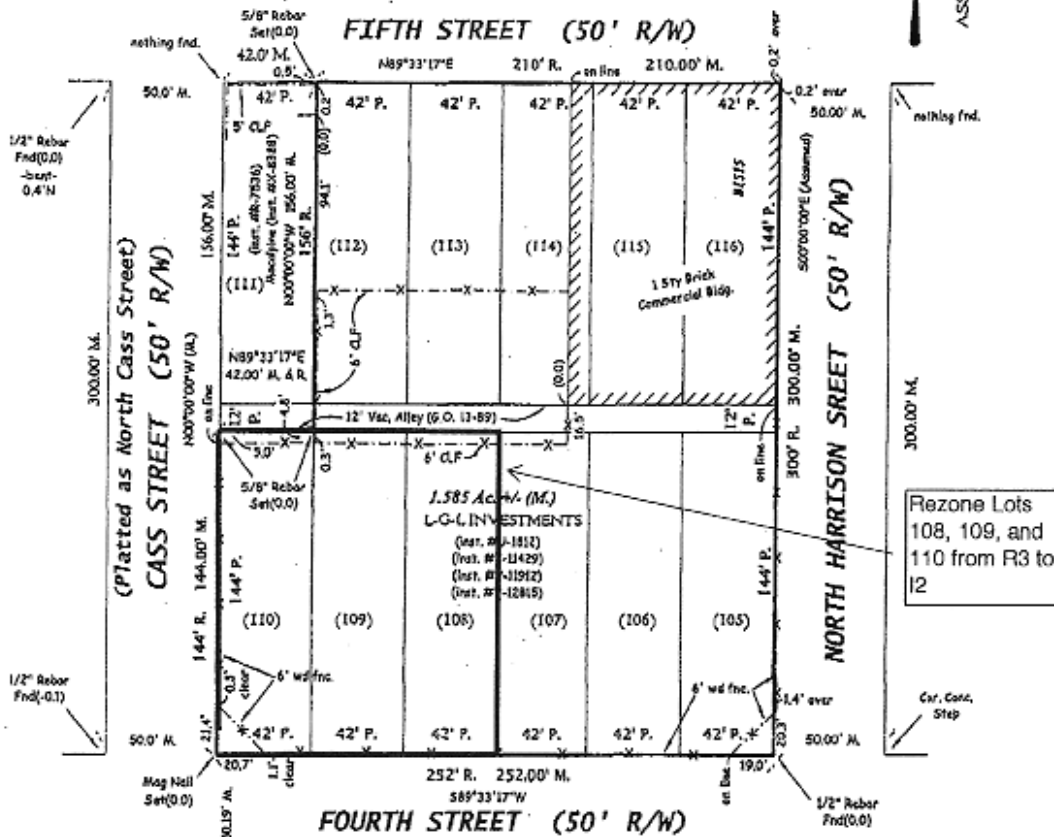
PLAT OF SURVEY (Page 1 of 3)

This document is a RETROSPECTIVE survey of a parcel of land located in Allen County, Indiana.

SEE PAGE 2 OF 3 FOR THE SURVEYOR'S REPORT AND LEGAL DESCRIPTION.



ORIGINAL SCALE
SCALE: 1" = 60'



Rezone Lots
108, 109, and
110 from R3 to
I2



I hereby certify that the above Plat of Survey was prepared under my direct supervision and that to the best of my knowledge and belief was executed in accordance with the requirements of the Indiana Survey Standards as defined in Title 865, Article 1, Rule 12 of the Indiana Administrative Code.

Fieldwork completed on the 16th day of FEBRUARY, 2000.
Certified this 17th day of FEBRUARY, 2000.
Prepared for: L.G.L. INVESTMENTS LLC.

Clarence D. Embury

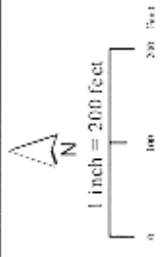


Rezoning Petition REZ-2018-0042 (1515 N. Harrison)



All rights are hereby declared to be
shown upon the completion of this map.
All City policies and laws of Harrison
to the extent of the ordinance contained herein
and otherwise are hereby repealed, in as
many words as necessary to this end.
Attest: City Clerk
City of Harrison, Missouri
Harrison, Missouri, 64656
2018-03-15

Project Boundaries Represented with Bold Lines are for Representational Purposes Only



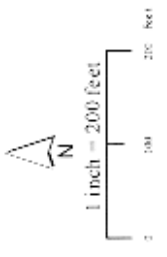


Rezoning Petition REZ-2018-0042 (1515 N. Harrison)



Aerial and zoning information was
 derived from the City of Harrison's
 GIS. The City of Harrison does not
 warrant the accuracy of the information
 presented herein. The City of Harrison
 is not responsible for any errors or
 omissions in this information.
 City of Harrison, 1000
 Main Street, Harrison, MO 64643
 Phone: 660-338-2200
 Fax: 660-338-2201

Project Boundaries Represented with Bold Lines are for Representational Purposes Only



WRITTEN COMMITMENT

THIS WRITTEN COMMITMENT ("Commitment") is made as of this 15th day of October, 2018, by H5 Properties, LLC, the property owners ("Declarants"), under the following circumstances:

WITNESSETH:

WHEREAS, Declarant is the owner of approximately 1.014 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's Zoning Map Amendment Application, filed with the City of Fort Wayne Plan Commission (the "Plan Commission"), bearing number REZ-2018-0042 (the "Application"), respecting the Real Estate, has been approved by the City of Fort Wayne, Indiana Common Council and the Mayor of the City of Fort Wayne; and

WHEREAS, pursuant to the Application, the Real Estate has been rezoned to I2 pursuant to the City of Fort Wayne Zoning Ordinance (the "Ordinance") which permits development upon the Real Estate of certain professional office and personal service uses and limited and retail commercial uses; and

WHEREAS, the Declarant's have submitted this Commitment, voluntarily, pursuant to section 157.503 of the Ordinance and Indiana Code 36-7-4-1015 for the purpose of limiting certain off site impacts and certain uses arising from development upon the Real Estate; and

WHEREAS, in conjunction with said Application, the Plan Commission has required the execution of this Commitment and its recordation with the Allen County, Indiana, Recorder's Office prior to the commencement of any building improvements for uses permitted pursuant to the Application.

NOW, THEREFORE, in consideration of the above and foregoing recitals, the Declarant's 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 a portion of the Real Estate.

1. Use Limitations. The following specific uses, which are otherwise allowed in the I2 zoning district, shall be prohibited upon the Real Estate:

- 1) Air freight service
- 2) Boat dry dock facility
- 3) Correctional services facility
- 4) Crematory
- 5) Dry cleaning/laundry facility (central)
- 6) Equipment rental (limited and general)
- 7) Foundry
- 8) Freight service

- 9) Group residential facility (small)
- 10) Group residential facility (large), if not adjacent to a residential district
- 11) Homeless/emergency shelter
- 12) Junk yard (indoor)
- 13) Maintenance/repair facility
- 14) Processing facility for:
 - a) Animals
 - b) Animal products
 - c) Lumber
 - d) Metal (anodizing, buffing, galvanizing, plating, polishing)
 - e) Raw Materials
 - f) Timber
- 15) Propane/bottled gas facility
- 16) Railroad spur
- 17) Recycling processing facility
- 18) Residential facility for homeless individuals, if not adjacent to a residential district
- 19) Sales yard for:
 - a) Building materials
 - b) Lumber
 - c) Sand, gravel, stone
- 20) Salvage yard (indoor)
- 21) Truck depot/terminal
- 22) Truck stop

The following 12 special uses are also prohibited on the real estate:

(Uses that may be approved by the Board of Zoning Appeals)

- 1) Fuel storage facility
- 2) Gas station
- 3) Group residential facility (large) (if adjacent to a residential district)
- 4) Illuminated recreation field (if adjacent to residential zoning)
- 5) Junk yard (outdoor)
- 6) Motor vehicle storage yard
- 7) Residential facility for a court-ordered re-entry program
- 8) Residential facility for homeless individuals (if adjacent to a residential district)
- 9) Salvage yard (outdoor)
- 10) Sawmill
- 11) Solid waste transfer station

2. Successors and Assigns. This Commitment and the restrictions set forth above shall inure to the benefit of all persons who own property comprising the Real Estate, their successors and assigns, and shall also inure to the benefit of the Zoning Administrator of the City of Fort Wayne and the Plan Commission. This Commitment and the restrictions and limitations set forth herein shall run with the Real Estate, and any conveyance thereof, shall be binding upon Declarant and its successors and assigns as owners of the Real Estate.

3. Enforcement Rights. The City of Fort Wayne Zoning Administrator (the "Zoning Administrator") and the Plan Commission each shall have the option (but not the

obligation) to enforce this Commitment, at law or in equity, in the event of a breach of an obligation in this Commitment; and in the event such an enforcement action is commenced, the Zoning Administrator or the Plan Commission (as applicable) shall have the remedies allowed by the Ordinance (or the ordinance governing the Real Estate at the time of the enforcement action) and I.C. §36-7-4-1015, which remedies shall be cumulative and not exclusive. A violation of this Commitment shall be deemed a violation of the Ordinance, or the ordinance governing the Real Estate at the time of the violation; provided, however, that nothing in this Commitment shall be construed as giving any person the right to compel enforcement of it by the Zoning Administrator or the Plan Commission, or any successor agency having zoning jurisdiction over the Real Estate.

4. Amendment or Termination. This Commitment may be amended or terminated upon application by an owner of the Real Estate and only with the prior written consent of all owners of the Real Estate and the Plan Commission, following a public hearing to consider said amendment or termination.
5. Remedies. In addition to any remedies that may be available at law, temporary, preliminary and permanent injunctive relief may be granted to enforce any provision of this Commitment, without the necessity of proof of actual damage, in the event of an actual breach or violation, or threatened breach or violation, of any restriction or covenant under this Commitment. Such remedies shall be cumulative and nonexclusive, and shall be afforded to any owner of property which comprises all or a portion of the Real Estate, the Zoning Administrator of the City of Fort Wayne and the Plan Commission.
6. Permits. No permits shall be issued under the Ordinance by the Zoning Administrator until this Commitment is recorded with the Allen County Recorder. The Declarant shall deliver to the Zoning Administrator and the Plan Commission an executed and recorded copy of this Commitment.
7. 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.
8. Governing Law. This Commitment, including the restrictions and covenants hereunder, shall be governed by the laws of the State of Indiana.
9. Effective Date. This Commitment shall be effective upon its recording in the Office of the Recorder of Allen County, Indiana.
10. Last Deed of Record. The last deed of record for the Real Estate was recorded in the Office of the Recorder of Allen County, Indiana as Document Number _____.
11. Statutory Authority. This Commitment is made pursuant to I.C. §36-7-4-1015(a)(2).

[SIGNATURE AND EXHIBIT PAGES FOLLOW]

"DECLARANT"

H5 PROPERTIES, LLC

By: _____

Name: _____

Its: _____

STATE OF INDIANA)
) SS:
COUNTY OF _____)

Before me, the undersigned, a Notary Public, in and for said County and State, this ____ day of _____, 2018, personally appeared _____ as the property owner, and acknowledged the execution of the foregoing instrument for and on behalf of said company.

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

Notary Public

My Commission Expires: _____

My County of Residence: _____

THIS INSTRUMENT prepared by Michelle Wood, Department of Planning Services.

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. _____

When recorded, return to: the Department of Planning Services

EXHIBIT A

“LEGAL DESCRIPTION”

Lots Numbered 108, 109, and 110 of Northside Addition to the City of Fort Wayne, according to the plat thereof, recorded in Deed Record 30, page 514, in the Office of the Recorder of Allen County, Indiana.

City of Fort Wayne Common Council
DIGEST SHEET

Department of Planning Services

Title of Ordinance: Zoning Map Amendment
Case Number: REZ-2018-0042
Bill Number: Z-18-08-26
Council District: 5-Geoff Paddock

Introduction Date: August 28, 2018

Plan Commission
Public Hearing Date: September 10, 2018 (not heard by Council)

Next Council Action: Ordinance will return to Council after recommendation by the
Plan Commission

Synopsis of Ordinance: To rezone approximately 0.5 acres of property from R3/Multiple Family
Residential to I2/General Industrial

Location: 1515 North Harrison

Reason for Request: To achieve consistent zoning to assist in redevelopment of the property.

Applicant: H5 Properties, LLC

Property Owner: Gary Brown

Related Petitions: None

Effect of Passage: Property will be rezoned to the I2/General Industrial zoning district,
which will be consistent with adjacent property and property under the
same ownership. Consistent zoning will allow redevelopment of the
southern portion of the property.

Effect of Non-Passage: The property will remain zoned R3/Multiple Family Residential. Hop
River Brewing is redeveloping the property and the R3 zoning is
prohibiting the desired improvements on the south portion of the
property, due to increased screening and setback requirements.

BILL NO. Z-18-08-26

REPORT OF COMMITTEE ON REGULATIONS

November 13, 2018

Paul Ensley Chair

Thomas Didier Co-Chair

All Council Members

An Ordinance amending the City of Fort Wayne Zoning Map No. L-10 (Sec. 2 of Wayne Township)

1515 North Harrison - H5 Properties, LLC

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

Paul Ensley

[Signature]

[Signature]

[Signature]

John D. Crawford

[Signature]

Thomas Didier

[Signature]

**LANA R. KEESLING
CITY CLERK**

Lana R. Keesling

Public Hearing Date: 09/10/18

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

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

Read the third time in full and on motion by Councilman Ensley, 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 checked="" type="checkbox"/>	<input type="checkbox"/>	<input 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 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"/>

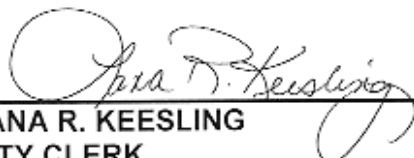
DATED: November 13, 2018



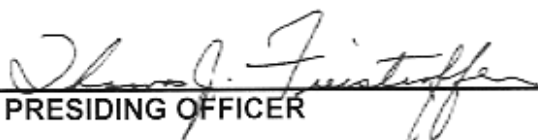
LANA R. KEESLING, CITY CLERK

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

Zoning Ordinance No. Z-18-08-26 on the 13th day of November, 2018



LANA R. KEESLING
CITY CLERK



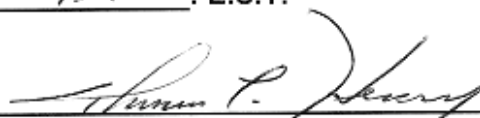
PRESIDING OFFICER

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the 16th of November 2018, at the hour of 1:00 o'clock P.M. E.S.T.



LANA R. KEESLING, CITY CLERK

Approved and signed by me this 15TH day of November 2018, at the hour of 1:30 O'clock Pm E.S.T.



THOMAS C. HENRY, MAYOR

FORT WAYNE, INDIANA
RECEIVED
 NOV 19 2018
 LANA R. KEESLING
 CITY CLERK