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### A SPECIAL ORDINANCE REQUESTING THE MODIFICATION OF THE EXISTING SUMMIT CITY ENTREPRENEUR AND ENTERPRISE DISTRICT BOUNDARY.

- WHEREAS, the Fort Wayne Common Council previously designated an Enterprise Zone and established an Urban Enterprise Association (UEA) pursuant to I.C. § 5-28-15-9 and subsequently, in anticipation of the sunset of the Enterprise Zone on December 31, 2017, established an Entrepreneur and Enterprise District known as the Summit City Entrepreneur and Enterprise District (SEED) and District Board comprising of the UEA District Board of Directors pursuant to I.C. §5-28-15.5-1, et seg in accordance with Resolution R-102-17 on December 12, 2017; and
- WHEREAS, pursuant to I.C. 5-25-15.5-4(3) a District Board may modify the boundary of the District if the District board determines that the modification of the boundary of its District it is in the best interest of the District and requests, by majority vote, that the legislative body of the municipality in which the District is located modify or waive any municipal ordinance or the regulation that is in effect in the District pursuant to I.C. 5-25-15.5-8(b); and
- WHEREAS, the legislative body may waive or modify the operation of such ordinance or regulation upon a finding that such ordinance or regulation does not affect health (including the environmental health), safety civil rights and employment rights; and
- WHEREAS, the UEA District Board is requesting a modification of the existing boundary of the SEED District; and
- WHEREAS, the Fort Wayne Common Council is the legislative body of the City of Fort Wayne; and
- WHEREAS, the Fort Wayne Common Council may designate a District not to exceed ten percent (10%) of the territory of the qualified municipality (the City of Fort Wayne); and
- WHEREAS, the SEED District established under Resolution R-102-17 will continue in effect until modified or abolished by ordinance of the Fort Wayne Common Council; and
- WHEREAS, the SEED District was created and defined by Resolution R-102-17; and may be amended in accordance with and as provided in attached Exhibits A and B; and

1	WHEREAS, it is the intention of both the UEA District ED District, together with the other portions of		
2	the SEED District in other locations comprises an area less than 10% of the City of Fort Wayne.		
3	NOW, THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL OF THE CITY OF FORT		
4	WAYNE, INDIANA THAT:		
5	SECTION 1. Based on the favorable recommendation of the UEA District Board, the Fort Wayne		
6	Common Council finds that certain areas of the City of Fort Wayne support entrepreneurship, small		
7	business and technology development and innovation.		
8	SECTION 2. The Fort Wayne Common Council herein formally adopts this ordinance modifying the		
9	existing boundary by adding the following specific properties listed in Exhibit A, the boundaries of		
10	which are shown on exhibit B, which shall constitute the expansion of the previously designated boundary of the SEED District:		
11			
12	<b>A.</b> PIN # 02-12-21-153-002.000.074 PIN # 02-12-21-153-003.000-074		
13	PIN # 02-12-21-153-004.000-074 PIN # 02-12-21-153-005.000-074 PIN # 02-12-21-153-006.000-074 PIN # 02-12-21-153-007.000-074		
14			
15	PIN # 02-12-21-153-009.001.074		
16	SECTION 3. The Common Council shall continue to consider the expansion of the existing		
17	designated boundary of the SEED District on a case-by-case basis.		
18	SECTION 4. This Ordinance shall be in full force and effect from and after its passage and any and		
19	all necessary approval by the Mayor.		
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21			
22	Member of Council		
23			
24	APPROVED AS TO FORM AND LEGALITY		
25	ALLINOVED NO TOT ORIVINIO ELONEITI		
26	Carol Helton, City Attorney		
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## **EXHIBIT A**

PIN # 02-12-21-153-002.000.074 PIN # 02-12-21-153-003.000-074 PIN # 02-12-21-153-004.000-074 PIN # 02-12-21-153-005.000-074 PIN # 02-12-21-153-006.000-074 PIN # 02-12-21-153-007.000-074 PIN # 02-12-21-153-009.001.074



Line of parcels already in the SEED

Proposed 7-parcel boundary expansion for Sabert addition

## 7 parcels requested to be added to the Summit City Entrepreneur and Enterprise District (SEED):

 02-12-21-153-002.000-074
 02-12-21-151-003.000-074

 02-12-21-151-004.000-074
 02-12-21-151-005.000-074

 02-12-21-151-006.000-074
 02-12-21-151-007.000-074

 02-12-21-151-009.001-074
 02-12-21-151-007.000-074

#### **RESOLUTION NO. 2020-3**

RESOLUTION OF THE FORT WAYNE URBAN ENTERPRISE ASSOCIATION (UEA)

APPROVING A BOUNDARY EXPANSION FOR THE SUMMIT CITY ENTREPRENEUR

AND ENTERPRISE DISTRICT (SEED) TO INCLUDE PROPERTY OWNED BY

SABERT FOR A BUILDING EXPANSION PROJECT.

WHEREAS, the State of Indiana Code 5-28-15.5 section 4(a)(3) and section 8(a)(2) allows for the District Board (UEA) to modify the SEED's boundaries within 10% of the City of Fort Wayne limits (11.079 square miles) with the provision that the legislative body (Council and Mayor) determines that the modification is in the best interests of the district; and

WHEREAS, Sabert, a district business within the SEED at 3511 Engle Road, plans to expand its building by 295,000 square feet adding property value and jobs to the City of Fort Wayne; and

WHEREAS, Sabert is requesting the UEA to add seven adjoining parcels listed in Exhibits A and B that the company presently owns to the SEED so the production site is under a singular taxing district; and

WHEREAS, the land parcels involved in Sabert's expansion, had they been owned by the company during the City's 2017 boundary expansion process, would have been included in the transition from the 3.9 square mile Enterprise Zone to the 6.9 square mile SEED effective January 1, 2018; and

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE FORT WAYNE URBAN ENTERPRISE ASSOCIATION:

The SEED shall be expanded to include parcels outlined in Exhibits A and B effective with City Council and Mayor's passage of a similar resolution beginning with the tax year 2020 pay 2021.

Adopted and passed by the Fort Wayne Urban Enterprise Association Board of Directors this 13th day of August, 2020.

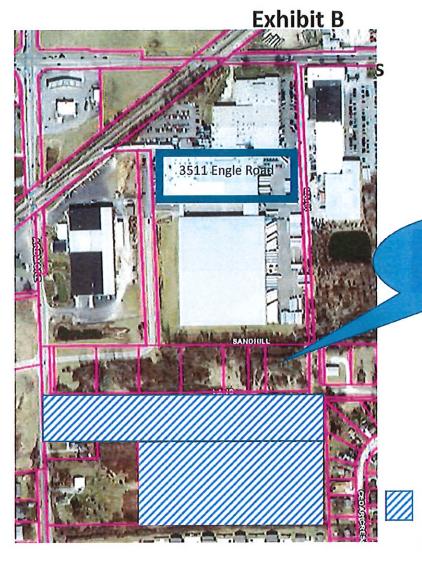
Attest

Patricia Turner, President

Brook Steed, Vice President

# **Exhibit A Existing Sabert Operations and SEED boundaries**





Line of parcels already in the SEED

Proposed 7-parcel boundary expansion for Sabert addition

# 7 parcels requested to be added to the Summit City Entrepreneur and Enterprise District (SEED):

02-12-21-153-002.000-074		02-12-21-151-003.000-074
02-12-21-151-004.000-074		02-12-21-151-005.000-074
02-12-21-151-006.000-074		02-12-21-151-007.000-074
02-12-21- <b>151</b> -009.001-074 \\$3	F 13.4	