

VROW-2025-0002

BILL NO. G-25-03-16

GENERAL ORDINANCE NO. G-_____

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

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

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

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

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

A portion of Julian Street (platted as Pennsylvania Street) as dedicated as part of the plat of Slataper's Addition of Out Lots to the City of Fort Wayne, according to the Plat thereof recorded in Deed Book 102, page 424 in the Office of Recorder of Allen County, Indiana, more particularly described as follows:

Beginning at the southern-most corner of Lot Numbered 101 in Slataper's Addition; thence North 47 degrees 17 minutes 53 seconds East (all bearings in this description are based on the Indiana East (Zone 1301) State Plane coordinate system) on the northwest right-of-way line of Julian Street, a distance of 134.52 feet to the southern-most corner of Lot Numbered 97; thence North 43 degrees 11 minutes 42 seconds West on the southwesterly line of Lot Numbered 97, a distance of 10.00 feet to the northwest right-of-way line of Julian Street per Deed Book 695, pages 128-131; thence North 47 degrees 17 minutes 53 seconds East on said northwest right-of-way line, a distance of 251.51 feet to the intersection of said northwest line with the southwest right-of-way line of Raymond Street opened per Commissioner's Record 4, pages 9 and 28; thence South 43 degrees 48 minutes 52 seconds East, a distance of 50.00 feet to the northwest line of Lot Numbered 74 also being the southeast right-of-way line of Julian Street; thence South 47 degrees 17 minutes 56 seconds West on said southeast right-of-way line, a distance of 386.81 feet to the western most corner of Lot Numbered 63; thence North 42 degrees 51 minutes 33 seconds West, a distance of 40.00 feet to the Point of Beginning, containing 0.413 acres of land, more or less.

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

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

A portion of Julian Street (platted as Pennsylvania Street) as dedicated as part of the plat of Slataper's Addition of Out Lots to the City of Fort Wayne, according to the Plat thereof recorded in Deed Book 102, page 424 in the Office of Recorder of Allen County, Indiana, more particularly described as follows:

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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 Attorney

City of Fort Wayne Common Council

DIGEST SHEET

Department of Planning Services

Title of Ordinance: Right of Way Vacation
Case Number: VROW-2025-0002
Bill Number: G-25-03-16
Council District: 6 – Rohli Booker

Introduction Date: March 25, 2025

Public Hearing Date: April 8, 2025 to be heard by Council

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

Synopsis of Ordinance: To vacate a portion (0.413 acres) of the right of way of Julian St located between Lots 101 thru the southern ½ of lot 90 on the north, and the southern ½ of lot 74 thru lot 63 on the south in Slataper's Addition.

Location: A portion of Julian St south of Raymond St and north of Wayne Trace (Section 7 of Adams Township)

Reason for Request: To unify parcels where right-of-ways to be vacated are surrounded wholly by parcels owned by the applicant.

Applicant: Kraft Moving Company, Inc.

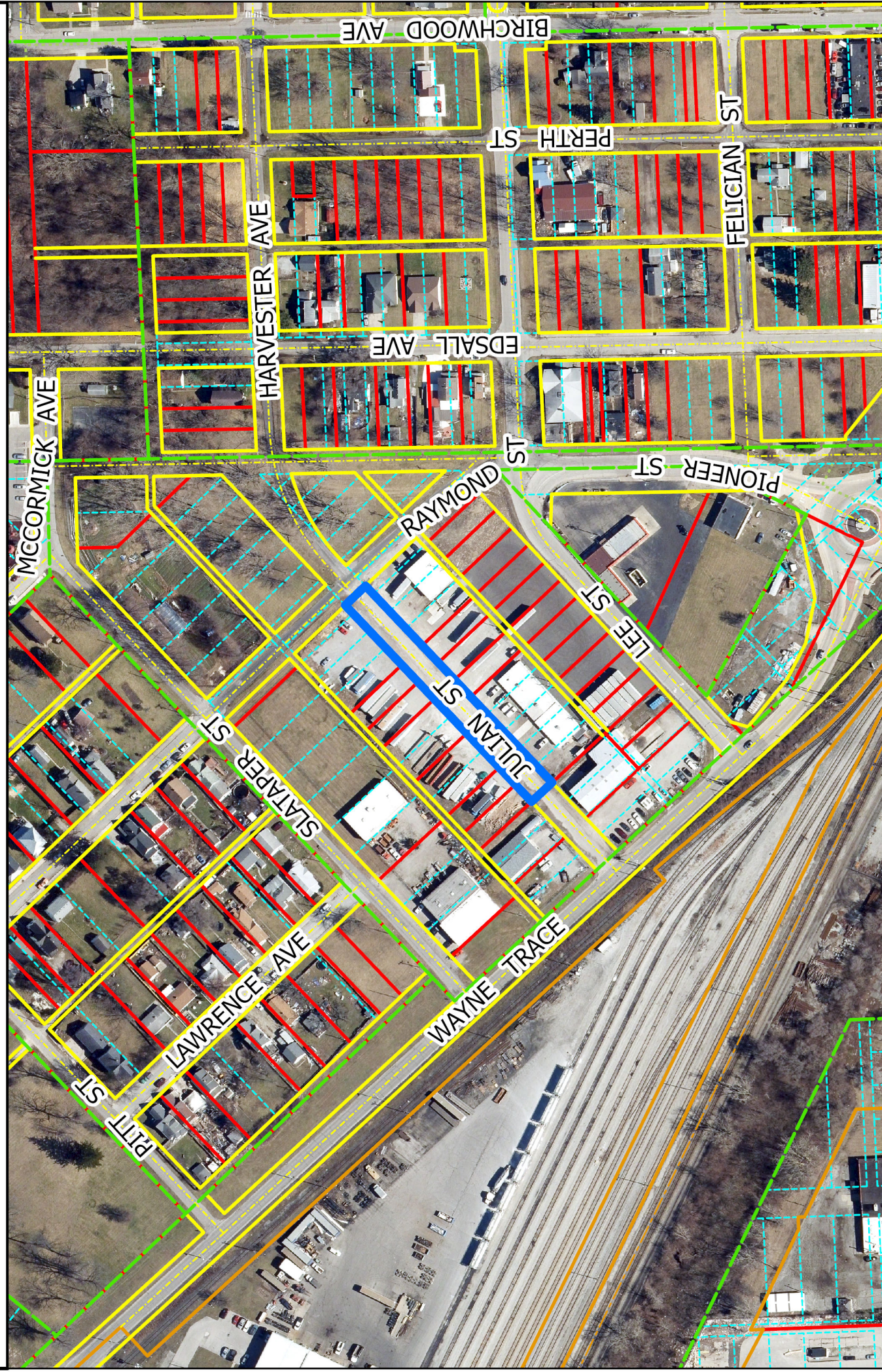
Property Owner: Kraft Moving Company, Inc.

Related Petitions: None

Effect of Passage: Vacation of right of way will allow the under-utilized ground to be available for development.

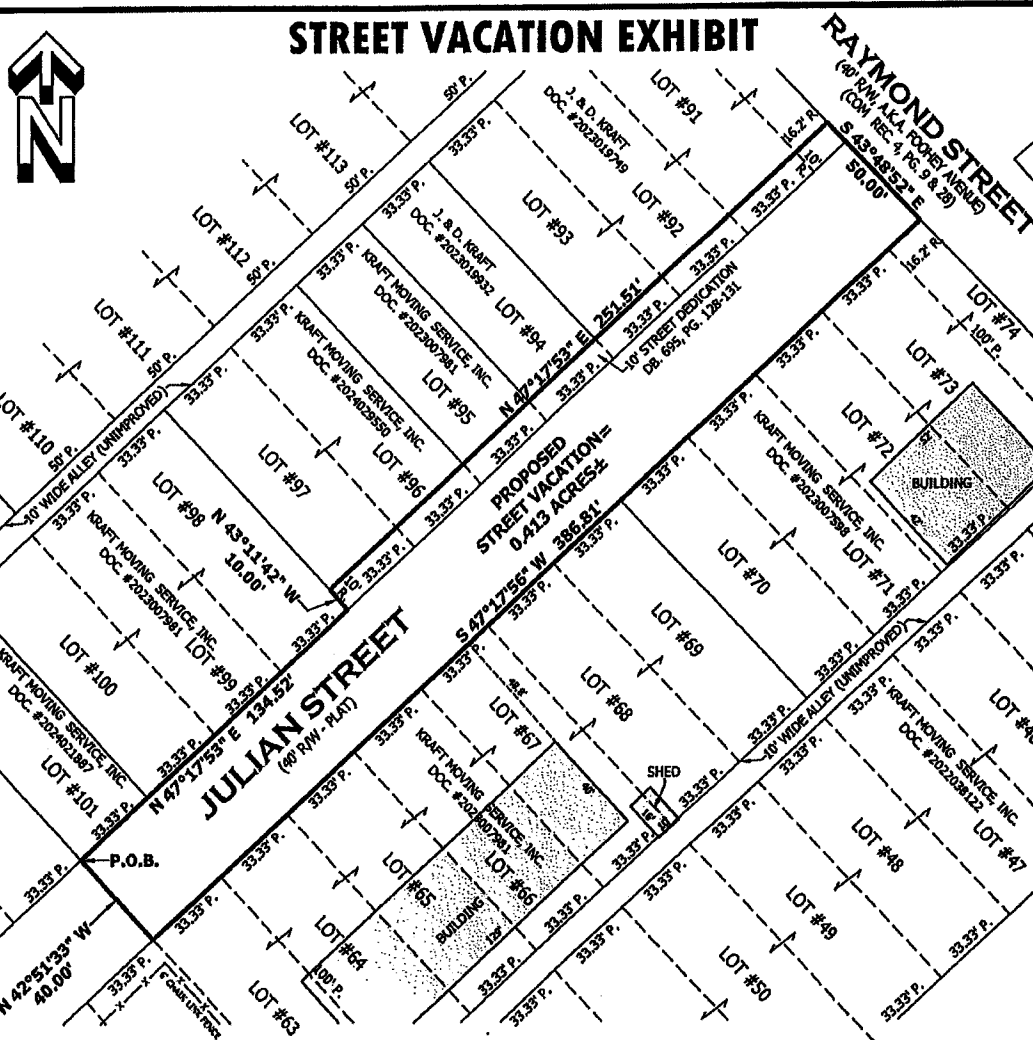
Effect of Non-Passage: The right of way will remain as mapped. Redevelopment of the property may be hindered by retention of the right-of-way.

Vacation of Right of Way VROW-2025-0002 - Julian Street



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, Indiana East
Photos and Contours: Spring 2009
Date: 3/14/2025

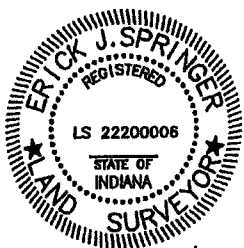


PROPOSED STREET VACATION LEGAL DESCRIPTION

A portion of Julian Street (platted as Pennsylvania Street) as dedicated as part of the plat of Slataper's Addition of Out Lots to the City of Fort Wayne, according to the Plat thereof recorded in Deed Book 102, page 424 in the Office of Recorder of Allen County, Indiana, more particularly described as follows:

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Prepared this 24th day of July, 2024
 Prepared for: Kraft Moving Service, Inc.
 Job Number: 24-04-118



Erick J. Springer
 ERICK J. SPRINGER, PS #22200006



ANDERSON SURVEYING, INC.

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

1324 Henry Avenue
 Fort Wayne, IN 46808
 Phone: (260) 483-1724
 Fax: (260) 482-6855
 Toll Free: (888) 483-1724

1947 E. Schug Road
 Columbia City, IN 46725
 Phone: (260) 691-3425
 Fax: (260) 482-6855



WWW.ANDERSONSURVEYING.COM

Proposed street Vacation Legal Description

A portion of Julian Street (platted as Pennsylvania Street) as dedicated as part of the plat of Slataper's Addition of Out Lots to the City of Fort Wayne, according to the Plat thereof recorded in Deed Book 102, page 424 in the Office of Recorder of Allen County, Indiana, more particularly described as follows:

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VR0W-2025-0002
G-25-03-16

CITY OF FORT WAYNE

Vacation Petition

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:

See survey Julian 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: _____ PAGE(S) NUMBER(S): _____ (This information can be obtained from the Allen County Recorder's Office on the 1st Floor, Rousseau Center, One Main Street, Fort Wayne, IN)

The reasons for the proposed vacation are as follows:

To unify parcels where right-of-ways to be vacated are surrounded wholly by
parcels owned by the Applicant.

(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:

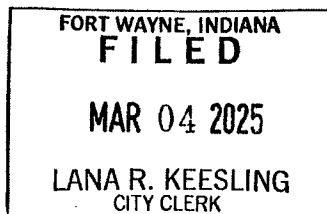
Property owner(s) Name(s); Street Address; City; State; Zip Code; Phone Number with Area Code.

Applicant's name(s) if different from property owner(s):

Name: Kraft Moving Service, Inc.

Street Address: 2411 Julian Street

City: Fort Wayne State: IN Zip: 46803 Phone: _____



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 Fort 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.

Signed by:
John Kraft
Signature

By: John Kraft, President
Printed Name

3/4/2025
Date

2411 Julian Street

Fort Wayne, IN 46803
City/State/Zip

Address

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): Robert C. Kruger

Street Address: 200 E. Main Street, Suite 1000

City: Fort Wayne State: IN Zip: 46802 Phone: 260-426-1300

- 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.

NOTICE: • 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 #: _____