

GENERAL ORDINANCE NO. 5, 2023

AN ORDINANCE OF THE COMMON COUNCIL OF THE CITY OF WABASH, INDIANA AMENDING THE ZONING ORDINANCE AND MAKING CHANGES TO THE ZONE MAP OF THE CITY OF WABASH

WHEREAS, the Adam Winer and Kelli Winer, husband and wife, previously requested the Plan Commission for the City of Wabash, Indiana to consider certain amendments to the zoning ordinance for the City of Wabash and to make certain changes to the Zone Map for the City of Wabash, Indiana; and

WHEREAS, the Wabash City Plan Commission has considered said request and has adopted a resolution recommending to the Wabash City Council the rezoning of certain property at the southwest corner of Canal Street and Carroll Street in Wabash, Indiana;

NOW THEREFORE BE IT RESOLVED by the Common Council for the City of Wabash, Indiana as follows:

SECTION 1. The Common Council of the City of Wabash, Indiana pursuant to Indiana Code 36-7-4-608 amends the zone map incorporated by reference in General Ordinance No. 1, 1995, as amended, passed by the Common Council of the City of Wabash, Wabash County, Indiana on the 24th day of April 1995, at Article 2, Section 2.1 (Wabash City Code, Section 10-29) as follows:

To reclassify from a Heavy Industry (HI) to Historic Downtown (HD) the following described property located in Wabash County, Indiana, to-wit:

Lots Numbered Seven (7), Eight (8) and Nine (9) in Western Addition to the City of Wabash.

ALSO, Inlots Numbered Eighty Six (86), Eighty Seven (87) and Eighty-eight (88) in Ewing and Hanna's Addition to the City of Wabash.

ALSO, all of the Main Line of the Wabash and Erie Canal, lying between the east line of Fisher Steet in the City of Wabash and the east line of Carroll Street, in said City, excepting that portion which is a part of said Carroll Street. The land here conveyed includes: the towing path, the bed of the canal, the berm bank and everything pertaining to and belonging to said Canal between the terminal above set forth, commonly known as the old Yarnelle Lumber Yard, Wabash, Indiana 46992.

SECTION 2. This proposal is taken for the purposes of :

(1) securing adequate light, air, convenience of access, and safety from fire, flood, and other danger; (2) lessening or avoiding congestion in public ways; (3) promoting the

public health, safety, comfort, morals, convenience, and general welfare; and (4) otherwise accomplishing the purposes of Indiana Code 36-7-4-101 et seq. and the Plan Commission should also consider: (5) the Comprehensive Plan; (6) current conditions; (7) character of current structures and uses in each district; (8) the most desirable use for which the land in each district is adapted; (9) the conservation of property values throughout the jurisdiction; and (10) responsible development and growth.

SECTION 3. This ordinance shall be in full force and effect from and after its passage and approval as required by applicable law.

PASSED BY THE COMMON COUNCIL OF THE CITY OF WABASH, INDIANA THIS ____
DAY OF JULY 2023

David Monroe, President, Common Council
of the City of Wabash, Indiana

APPROVED this ____ DAY OF JULY 2023.

Scott A. Long,
Mayor, City of Wabash

ATTEST:

Wendy Frazier,
Clerk-Treasurer, City of Wabash