

## NOTICE OF PUBLIC HEARING

Notice is hereby given the City Council of the City of Wabash will hold a public meeting on July 22<sup>nd</sup>, 2024, at 6:00 PM in the City Council Chambers, Wabash City Hall, 202 South Wabash Street, Wabash IN 46992 regarding the proposed alley vacation adjacent to real estate owned by the Wabash Christian Church Incorporated by its Board of Trustees, 110 West Hill Street, Wabash, IN 46992. Said alley way is located south of West Sinclair Street, Wabash, IN.

The following are the legal descriptions that run along said alley: OP FR LOT 186 and OP 185, commonly known as 39 West Sinclair Street, Wabash, IN.

The Public is invited to comment on any of the matters herein noted, and all taxpayers, residents or interested parties who appear will be given reasonable opportunity to express their views, both orally and in writing, on the proposed alley vacation.

For More information please contact the City Clerk's Office 260.571.4171.

Mark C. Guenin #7337-85

Attorney for the Board of Trustees

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*Your injury and insurance lawyers.*

June 24, 2024

Wabash City Clerk  
Wabash City Council  
City Hall  
202 S. Wabash St.  
Wabash, IN 46992

Subject: Petition for Vacation of Alley Adjacent to Property owned by the  
Wabash Christian Church and its Trustees-- South of West Sinclair Street

Wabash City Council,

Pursuant to Ind. Code Ann. § 36-7-3-12, we bring this petition on behalf of the Board of Trustees of the Wabash Christian Church located In Wabash, Indiana. We hereby petition the Wabash City Council to vacate the alleyway separating two properties owned by the Wabash Christian Church south of West Sinclair Street.

**Circumstances of the Case:**

The alley in question is primarily a grassy way and it is unimproved. The alleyway has become an impediment to the use of the Wabash Christian Church. The vacation of this alley would allow the library to use the unimproved alleyway in future plans for the lots adjacent.

Lack of Use. The City's legal interest in the property appears of record or is reflected on an applicable plat. There is no public use for this alley way.

Public Safety. The existence of the alley way does not contribute to the community's public safety in any way.

Urban Design. The continuation of the alley does not serve as a positive urban design element.

Community Purpose. The Petitioner is proposing to incorporate the vacated alleyway into the general use of the adjacent lots. Both adjacent lots are owned by the Wabash Christian Church.

### **Description of Property Proposed to Be Vacated:**

The property proposed to be vacated is located between parcel 85-14-11-302-124.000-009 (owned by the Wabash Christian Church by its Board of Trustees) and parcel 85-14-11-304-013.000-009 (owned by the Wabash Christian Church by its Board of Trustees) and is depicted in the image below:



### **Names and Addresses of All Owners of Land That Abuts the Property Proposed to be Vacated:**

The Wabash Christian Church by its Board of Trustees a/k/a Wabash Christian Church Incorporated, only.

We request that the legislative body hold a hearing on this petition within thirty (30) days of its receipt, as required by law. The Wabash Christian Church is the only property owner that abuts the proposed vacated alleyway. We will provide notice of the petition and the hearing through publication as prescribed in IC §5-3-1.

**Attachments:**


1. Photographs of the alleyway and the Wabash Christian Church

We understand that the costs associated with these notices are our responsibility and are prepared to fulfill these obligations.

After the legislative hearing, should the council decide in favor of vacating the alley, we request that the ordinance be recorded by the county recorder and a copy furnished to the county auditor, as specified by law.

We appreciate your consideration of this petition and look forward to discussing it further at the public hearing.

Sincerely,



Mark C. Guenin  
Attorney for the Board of Trustees  
Wabash Christian Church







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