

ORDINANCE # 2023-9

**AN ORDINANCE AMENDING THE ZONING CLASSIFICATION OF CERTAIN PROPERTY FROM THE "R-1" SINGLE-FAMILY RESIDENTIAL DISTRICT TO THE "R-3" MULTI-FAMILY RESIDENTIAL DISTRICT**

**WHEREAS**, the applicant, KRJ Properties, LLC, has an interest in fifty percent (50%) or more of certain parcels of real estate hereinafter described located within the City of Columbia City, Indiana, having heretofore applied to amend the Zoning Map of the City of Columbia City, Indiana, to reclassify said properties from the "R-1" Single-family Residential District to the "R-3" Multi-family Residential District; and

**WHEREAS**, the Plan Commission of the City of Columbia City, upon referral of said application, held a public hearing, as prescribed by law, and have reported to the Common Council of the City of Columbia City its findings and recommendations in writing concerning the request that said real estate be rezoned from its present "R-1" Single-family Residential District to the "R-3" Multi-family Residential District, subject to the recordation of certain Written Commitments; and

**WHEREAS**, the Common Council, upon certification by the Plan Commission of its favorable recommendation, considered and examined the proposed zone map change giving regard to the Comprehensive Plan, the current conditions and the character of current structures and uses in each district, the most desirable use for which the land in each district is adapted, the conservation of property values throughout the jurisdiction, and the responsible development and growth of the City of Columbia City; and

**WHEREAS**, the Common Council of the City of Columbia City deems it in the best interest of the community that such zoning reclassification be enacted;

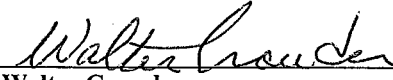
**NOW, THEREFORE, BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF COLUMBIA CITY**, that the Code of Ordinances, Title XV, Chapter 156, be amended in that the following described real estate situated within Whitley County, Indiana, to wit:

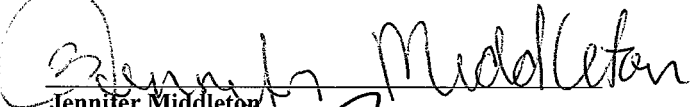
[Please see Exhibit A.]


which has heretofore been classified as "R-1" Single-family Residential District, be and hereby is reclassified as "R-3" Multi-family Residential District, effective upon the recordation with the Whitley County Recorder of the submitted Written Commitments.

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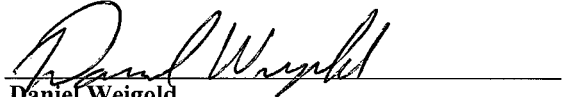
PASSED AND ADOPTED BY THE COMMON COUNCIL OF THE CITY OF COLUMBIA CITY,  
INDIANA, ON THIS 23 DAY May, 2023.

  
Walter Crowder

  
Jennifer Middleton


  
Jennifer Romano

Tad Varga

  
Daniel Weigold

ATTEST:  
  
Rosie M. Coyle, Clerk-Treasurer

Signed and approved by me on this 23 day of May, 2023.

  
Ryan L. Daniel, Mayor  
City of Columbia City, Indiana