

**AN ORDINANCE AMENDING THE ZONING CLASSIFICATION OF CERTAIN PROPERTY
FROM THE “R-1” SINGLE-FAMILY RESIDENTIAL DISTRICT
TO THE “R-2” TWO-FAMILY RESIDENTIAL DISTRICT**

WHEREAS, the applicant, Elmer Shrock, 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-2” Two-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-2” Two-family Residential District; 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, subject to the recordation of certain Written Commitments;

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:

[See Exhibit A]

which has heretofore been classified as “R-1” Single-Family Residential District, be and hereby is reclassified as “R-2” Two-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 28th DAY April, 2026

YES

Ryan Adamson

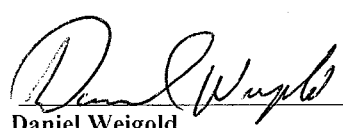
Brent Bockelman



Jennifer Romano

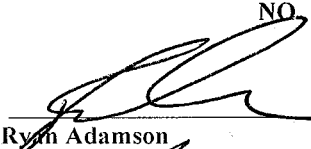


Tad Varga

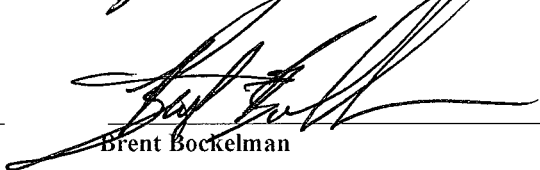


Daniel Weigold

NO



Ryan Adamson



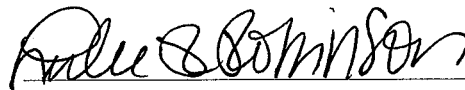
Brent Bockelman

Jennifer Romano

Tad Varga

Daniel Weigold

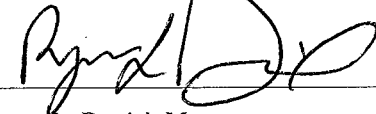
ATTEST:



Leslee Robinson, Clerk-Treasurer

Leslee Robinson, Clerk-Treasurer

Signed and approved by me on this 28th day of April, 2026



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

EXHIBIT A

ZONING DESCRIPTION

The North half of Lots Number Five (5) and Six (6) in Block Number Five (5) of the First Addition to the Town of Columbia, Now City of Columbia City.

EXCEPTING THEREFROM:

Part of Lot Number 6 in Block Number 5 in the First Addition to the Town of Columbia, now City of Columbia City, being more particularly described as follows, to wit:

Commencing at a 5/8-inch iron pin capped "Walker" found at the Southeast corner of said Lot Number 6; thence $N00^{\circ}-05'-00''W$ (basis of bearings for this description is an assumed bearing of $N90^{\circ}-00'-00''E$ for the South line of said Lot Number 6), on and along the East line of said Lot Number 6, a distance of 74.40 feet to a 5/8-inch iron pin capped "Walker" found at the Northeast corner of a certain tract of land as recorded in Document Number 2004110215 in the records of Whitley County, Indiana, said iron pin also being at the Southeast corner of a certain tract of land as recorded in Document Number 2011110046 in said records, said iron pin further being at the POINT OF BEGINNING; thence continuing $N00^{\circ}-05'-00''W$, on and along said East line, also being on and along the East line of said tract of land in Document Number 2011110046, a distance of 17.31 feet to a Mag nail; thence $N89^{\circ}-54'-15''W$, a distance of 55.00 feet to a 5/8-inch iron pin capped "Walker"; thence $S00^{\circ}-05'-00''E$, a distance-of 17.31 feet to a 5/8-inch iron pin capped "Walker" on the South line of said tract of land in Document Number 2011110046, said iron pin also being on the North line of said tract of land in Document Number 2004110215; thence $S89^{\circ}-54'-15''E$, on and along said South line, and on and along said North line, a distance of 55.00 feet to the point of beginning, containing 0.02 acres of land, more or less, subject to all legal right-of-way, subject to all legal drain easements and subject to all other easements of record.