

The Council of the City of Centerville, County of Montgomery, State of Ohio, met on Monday, April 15, 2019, at 7:30 P.M. in the JV Stone Council Chambers of the Centerville Municipal Building. The meeting was opened with an Invocation given by Mayor Compton and the Pledge of Allegiance to the flag with Mayor Compton presiding. Councilmembers and City Staff were present as follows:

Deputy Mayor	Belinda Kenley
Councilmembers	John Beals
	Mark Engert
	JoAnne Rau
Clerk of Council	Carin Andrews
City Manager	Wayne Davis
Finance Director	Tyler Roark
Public Works Director	Doug Spitler
City Engineer	Jim Brinegar
Assistant City Manager	Mariah Vogelgesang
Economic Development Administrator	Holly Christmann
Human Resources Manager	Rory Garrity
Acting City Planner	Mark Yandrick
Municipal Attorney	Scott Liberman
Events Coordinator	Laura Filasetta

The minutes of the following meetings had been distributed prior to this meeting:

Council Meeting: April 1, 2019.

Work Session Meeting: April 1, 2019.
April 8, 2019.

Belinda Kenley made a motion for approval of the minutes, as distributed. Mr. Engert seconded the motion, and it passed with 5 ayes.

Mrs. Andrews reported no communications received.

Mayor Compton read a Certificate of Congratulations for the Centerville High School Science Bowl winners. The certificate congratulated Ben Thomas, Shraven Kalahasty, Shriya Rangaswamy, and William Zhang. Coach Jim Simpson spoke about the team's accomplishments and their upcoming competition in Washington, D.C. Each member was presented a Certificate of Congratulations by Mayor Compton.

Deputy Mayor Belinda Kenley read a Certificate of Congratulations for the Centerville High School Ocean Science Bowl winners. Coach Beth Cahill explained the team competitions and the upcoming national competition that will take place in Washington, D.C. Team members Olivia Ralston, Auggie Harner, Maggie Gottschall, Anita Rhodes, and William Zhang were all presented Certificates of Congratulations. Finally, Coach Jim Simpson pointed out the expanse of knowledge that is expected of these competitors.

Mayor Compton introduced newly named Fire Chief Scott Kujawa who spoke about the upcoming fire levy that will appear on the May 7, 2019 ballot. Chief Kujawa highlighted that Washington Township Fire Department is one of nine accredited fire departments in Ohio, 266 worldwide, and the only accredited fire department in the Miami Valley. The department promotes the highest standards of professionalism. The department is highly ranked as a Class 2, and is in the top 4% of the Insurance Services Offices. The proposed 2.85 mil continuous levy will be voted on by Centerville/Washington Township residents. The need for the new levy was attributed to increases in runs, declining volunteer numbers, and the demand for staffing changes, which would include a transition from 11 full-time and 15 part-time firefighters to 26 full-time and four part-time firefighters. There is also a necessity for the replacement of Station 41 to accommodate in-house staffing and larger fire apparatus. The levy funds will provide approximately 31% of operating expenses. The cost to homeowners will be \$8.31 monthly/\$99.75 annually, per \$100,000 of value.

Councilmembers had questions about the location of the replacement station for Station 41. Chief Kujawa indicated the location for a new station is still being evaluated with no specific site having yet been determined. GIS mapping, call data analysis, and covering performance gaps in service are all implemental in determining where the best location for a new station will be. He also stated an original plan to build a sixth station is being re-evaluated with the hopes that moving Station 41 to a different location would assist covering these gaps, and there would not be the need for a sixth station. Councilmember Rau inquired about how risks are taken into account when the fire department examines its statistic data. A program is used to tabulate scores for risks of buildings, as explained by Chief Kujawa, and these risks are being taken into consideration when planning for the relocation of Station 41. Mr. Beals asked whether there had been investigation or consideration for reconstruction or upgrades to Station 41. Making space for living quarters within the existing structure was not a feasible option. When asked the timeline for a new station, Chief Kujawa stated three to five years. The fire department currently handles 7700 calls annually, an average of 20-22 per day with 70-77% being EMS calls. When asked if new EMS staff would be added if the levy passes, Chief Kujawa answered that each new staff member would be EMS/Fire trained and that the number one goal is to fill performance gaps. Run volume increases are expected with the number of apartments, housing communities, and retirement communities being built in the city.

There were no citizen's Comments or Petitions

Under the Mayor's report, Mayor Compton talked about tax day, upcoming projects, on-going projects with public works, and new businesses opening in the City.

Mr. Beals provided an update from the Miami Valley Regional Planning Commission. The annual spring dinner and meeting will be held on Thursday, April 18th at the Dayton Marriott hotel. Dr. Jack Marchbanks, Director of the Ohio Department of Transportation will be the keynote speaker for approximately 300 representatives of local governments from five counties. Mr. Beals added that 45% of the recent gas tax increase will come back to the local governments across Ohio.

Deputy Mayor Belinda Kenley spoke about her participation in the Dayton Development Coalition Fly-In in Washington, D.C., on April 3, 2019. It was an opportunity to meet with

business leaders and community elected officials from all over the region. One of the key points of the fly-in was keeping Wright Patterson Air Force Base well-funded. She received an invitation to attend an upcoming Mid-Ohio Regional Planning Commission.

Mr. Engert shared news from the Centerville Washington History. The Speaker Series next event, "Life and Legacy of Hallie Quinn Brown" will be held at the Enrichment Center Rec West on April 16, 2019 at 6:30 P.M. He encouraged residents to check out the Centerville Washington History website at www.centervillewashingtonhistory.org for available copies of "A Sense of Place" and "A Sense of Community" being offered.

Councilmember Rau added that Arbor Day is on April 17, 2019. The City will be hosting the annual Arbor Day ceremony and planting nine trees at Benham's Grove with third grade students from Centerville Schools. The MVCC fiber optic work is going on in the community. A "lighting" ceremony is being planned for some time in June when the project is complete. Mr. Davis stated that at a recent meeting of the Dayton Development Coalition, the fiber optic-ring the collaboration of six different political jurisdictions in the South Dayton Suburbs and the partnership created to get the fiber optic network in place were featured.

Holly Christmann announced registration is now open for the Mayors Business Breakfast on May 15, 2019 at the Golf Club at Yankee Trace at 7:30 A.M. Mayor Compton added that this year a "Centerville Business of the Year" award will be presented.

Mayor Compton added comments about other upcoming events.

- Volunteer Salute on May 16, 2019 at the Golf Club at Yankee Trace at 6:00 P.M. The "Volunteer of the Year" award will be presented at this event.
- Tree City USA Awards Program, Friday, April 26, 2019 at the Golf Club at Yankee Trace at 11:00 A.M.

In the City Manager's report, Mr. Davis reported on:

- First customer of the community fiber network for the City is Sinclair Community College.
- Dayton Coalition Fly-In in Washington, D.C., fantastic networking opportunity.
- March 15th very busy tax day - complimented Finance staff.
- Centerville is now a member of the South Dayton Chamber of Commerce with Economic Development Administrator Holly Christmann and Mayor Compton serving as representatives.
- Americana planning is ongoing.
- Great responses on new golf carts at Yankee Trace with features such as geo-fencing, television and music.
- Applications for City Planner are being accepted until April 25, 2019.
- Two final candidates being interviewed for Community Resources Manager position.

Councilmember Beals inquired about the golf simulators and how they are being received at Yankee Trace. Mr. Davis replied that their reception has been fantastic. Indoor golfing opened up operations with the simulators on January 14th. To date, Yankee Trace has taken in an excess of \$40,000 in revenues in tee times alone. Total investment in the facility was close to \$230,000

which included the three simulators, televisions, ADA lift, painting enhancement and carpeting. Staff is looking for a three-year return on investment.

Mayor Compton talked about the Solid Waste Advisory Committee meeting which he attended last week. The City of Centerville has received the state awarded recycling grant, and Council and staff will be touring the Cincinnati recycling center in the near future.

With no report of the Planning Commission, Mayor Compton turned the attention of the group to the Consent Agenda. Any City Councilmember may remove an item from the Consent Agenda by request. No second is required for removal of an item. Items removed for separate discussion will be considered after the motion to approve the remaining Consent Agenda items.

Councilmembers read the Consent Agenda into the record as follows:

- A. Resolution 19-19, A Resolution Enacted By The City Of Centerville, Ohio, Hereinafter Referred To As The Preliminary Legislation For Participatory Legislative Authority/Local Public Agency Or "LPA" In The Matter Of the MOT-SR 725 – 18.18 Project, PID No. 102710.
- B. Resolution 20-19, A Resolution Enacted By The City Of Centerville, Ohio Hereinafter Referred To As The Preliminary Legislation For Participatory Legislative Authority/Local Public Agency Or "LPA" In The Matter Of The MOT-SR48 – 1.70 Project, PID No. 102713.
- C. Resolution 21-19, A Resolution Ratifying The Action Of The City Manager Of The City Of Centerville, Montgomery County, Ohio In Authorizing An Additional \$15,050.00 For The Local Share Of The ODOT Traffic Signal Reconstruction At The Intersection Of State Route 48 And Whipp Road Within The City Of Centerville PID No. 107160.
- D. Resolution 22-19, A Resolution Authorizing The City Manager To Enter Into A Products And Services Agreement For Merchant Processing Services And An Ecom Account With Elavon, Inc.
- E. Resolution 23-19, A Resolution Authorizing The City Manager To Enter Into A Products And Services Agreement For Credit Card Processing Services With The Bridgepay Network Solutions, LLC.
- F. Resolution 24-19, A Resolution Authorizing The City Manager To Enter Into A Purge Services Agreement For Document Purging Services With Stericycle Inc.
- G. Resolution 25-19, A Resolution Authorizing The City Manager To Enter Into A SOPGA Junior Tour Event Agreement And Agreeing To The Terms And Conditions Of Paymode-X Terms Of Use For Use Of Bottomline Technologies Electronic Payments For Purposes Of Yankee Trace.

- H. Resolution 26-19, A Resolution Authorizing The City Manager To Enter Into Lowe's Accounts Receivable (LAR) Charge Account Agreement For Use Of A Credit Card Account With Lowe's For Municipal Purchasing Purposes.
- I. A motion to approve Rory Garrity, Human Resources Manager to the Ohio Benefits Cooperative.

Mr. Beals inquired about Items D., E., F., and G.. Mr. Davis deferred to Finance Director Tyler Roark who explained that Items D. and E. relate to the Intergov module of the ERP (Enterprise Resource Plan) system which will handle processing of permits for the planning and building inspection department. The online application and payment system will be going live in May or June and will be accepting credit cards. In order to integrate with Tyler Technologies, Bridgepay is needed to be a gateway processor for those credit cards. Elevon acquired ETS which is the current credit card processing company that the City uses. Mr. Roark also explained that Item F. is the annual purge agreement with "Shred It", Stericycle is the parent company. Normally comes in January or February, however, this year it will be in May in accordance with the City's records retention policy. Item G. is the Southern Ohio PGA's request for Yankee Trace to accept payments electronically.

Mayor Compton then inquired as to whether a resident could pay their waste bill on the website with a credit card. Mr. Roark explained that the waste billing will be going live sometime between July and October with the ERP system. The Bridgepay piece will also apply for the waste billing payments.

City Manager Davis complimented Mr. Roark's efforts with implementing the ERP system.

Finally, Mr. Beals asked about Item C. and the additional \$15,000 for the project for the Whipp Road State Route 48 intersection improvement. Mr. Brinegar addressed the improvements at the southeast corner of the SR48/Whipp Road intersection that will include curb reconstruction work to prevent vehicles from running over the curb. It will also include improved lighted LED street signs, work on the island, and restriping along Whipp Road.

Mr. Beals sponsored the Consent Agenda, and moved for its approval. Mrs. Kenley seconded the motion; the motion carried unanimously with a 5-0 vote.

Old Business

PUBLIC HEARING: ORDINANCE 06-19
PROPERTY MAINTENANCE CODE

Holly Christmann spoke about Ordinance 06-19 which is adopting the 2018 International Maintenance Code. She explained that the City's property maintenance code is based off of the International Maintenance Code. She stated that Code Enforcement Official, Sande Heck has reviewed and proactively identified areas for revision and improvement.

Mayor Compton opened the public hearing, and, seeing no speakers, he closed it, and asked for questions from Council. Mr. Beals asked for clarification about whether this Ordinance is simply asking for the acceptance of the 2018 International Maintenance Code. Holly Christmann stated that the City is updating the code to match the 2018 International Code with the addition of transferring the appeals process from the Property Review Commission to the Planning Commission. Another change to the City's current code is the addition of a carbon monoxide detector requirement in rental units which have gas service or garages.

Councilmember Rau sponsored Ordinance 06-19, An Ordinance Of The City Of Centerville, Ohio Amending Part Fourteen, Title Eight Of The Centerville Municipal Code; Adopting The 2018 Edition Of The International Property Maintenance Code, Regulating And Governing The Conditions And Maintenance Of All Property, Buildings And Structures; By Providing The Standards For Supplied Utilities And Facilities And Other Physical Things And Conditions Essential To Ensure That Structures Are Safe, Sanitary And Fit For Occupation And Use; And The Condemnation Of Buildings And Structures Unfit For Human Occupancy And Use, And The Demolition Of Such Existing Structures In The City; And Repealing Of Part Fourteen, Title Eight Of The Centerville Municipal Code And All Other Ordinances And Parts Of Ordinances In Conflict Therewith. Mr. Engert seconded the motion and it passed unanimously with a 5-0 vote.

PUBLIC HEARING: ORDINANCE 07-19
AMEND CHAPTER 1216, ARTICLE 3 AND 5

Mark Yandrick provided information regarding Ordinance 07-19, that would assign the Planning Commission to review code enforcement appeal hearings, and eliminate the Property Review Commission. The current Property Review Commission hears appeals of action of the Code Enforcement Officer in enforcement of the Property Maintenance Code. The Property Review Commission meets only when required to hear an appeal or grievance and its last documented meeting was held in 2011. Proposed Ordinance 07-19 will amend the Planning Commission role and responsibility to include Property Review appeals, adding language to include the code enforcement process and clean up language the UDO already specifies. Planning Commission approved the amendments at its February 26, 2019 meeting.

Mayor Compton requested clarification on Code Officer decision's. Mr. Yandrick stated this amendment now includes appeals of the decisions of a Code Officer which would be Mr. Heck and his department.

Mayor Compton opened the public hearing, and, seeing no speakers, he closed it.

Deputy Mayor Belinda Kenley sponsored Ordinance 07-19, An Ordinance Amending Ordinance No. 14-08, Chapter 1216, Article 3 and 5 of the Centerville Municipal Code, The Unified Development Ordinance For The City Of Centerville, Ohio, To Amend Regulations For Planning commission Roles and Responsibilities And Appeal Procedures. Mrs. Rau seconded the motion and it passed with a 5-0 vote.

PUBLIC HEARING: ORDINANCE 08-19
AMEND CHAPTER 840: MUNICIPAL CODE RENTAL UNIT INSPECTION
REGULATIONS

Holly Christmann spoke about Ordinance 08-19 in relation to the Municipal Code and the rental units inspection program. This proposed Ordinance would amend references to the Property Review Commission and assign appeals to the Planning Commission to handle the appeal process as discussed with the two prior Ordinances. It would also add re-inspection fees for rental units.

Mayor Compton opened the public hearing, and, seeing no speakers, he closed it.

Councilmember Engert sponsored Ordinance 08-10, An Ordinance To Amend Chapter 840 Of The Centerville Municipal Code Rental Unit Inspection Regulations, To Have Appeals Of Rental Inspection Regulations Be Designated To The Planning Commission As The Body To Hear Appeals And To Provide For Re-Inspection Fees To be Charged As A Lien, Mr. Beals seconded the motion and it passed with a 5-0 vote.

There being no further questions or business, Mayor Compton adjourned the regular meeting at 9:20 P.M. and Council reconvened in the Kingseed Law Library for the completion of the work session meeting. The next regular meeting of City Council is scheduled to take place on Monday, May 6, 2019 at 7:30 P.M.

Approved: _____

Brook A. Compton
Mayor

ATTEST: _____

Carin R. Andrews
Clerk of Council