

The Council of the City of Centerville, County of Montgomery, State of Ohio, met on Monday, December 16, 2019, at 7:30 P.M. in the JV Stone Council Chambers of the Centerville Municipal Building. The meeting was opened with an Invocation by Pastor Tony Miltenberger, followed by The Pledge of Allegiance to the flag with Mayor Compton presiding. Councilmembers and City Staff were present as follows:

Deputy Mayor	Belinda Kenley
Councilmembers	Doug Cline
	Mark Engert
	John Palcher
	JoAnne Rau
	Bill Serr

Clerk of Council Teri Davis  
City Manager Wayne Davis  
Finance Director Tyler Roark  
Assistant Finance Director Chris Hacker  
Public Works Supervisor Doug Spitler  
City Engineer Jim Brinegar  
Assistant City Manager Mariah Vogelgesang  
Development Director Michael Norton-Smith  
City Planner Mark Yandrick  
Interim Human Resources Manager Kathy Weisgarber  
Communications Director Kate Bostdorff  
Municipal Attorney Scott Liberman

### **Minutes**

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

Council Meeting: December 2, 2019.

Work Session Meeting: December 2, 2019.

Mrs. Kenley made a motion for approval of the minutes, Mr. Palcher seconded the motion, and it passed with 6 ayes and with Mr. Serr abstaining.

### **Communications**

Mrs. Davis reported a communication from the Sister City Committee advising 12 German youth exchange members will be in attendance at the March 16, 2020 Council meeting.

### **Oaths of Office**

Mayor Compton conducted the Oaths of Office for:

- Mary GaVaughn Winger – appointed to the Centerville School District Personnel Appeals Board – three-year term.
- Duke Lunsford – City Councilmember – four-year term effective January 1, 2020.
- Mark Engert – City Councilmember – four-year term effective January 1, 2020.

- Belinda Kenley – City Councilmember – four-year term effective January 1, 2020.

Mr. Liberman conducted the Oath of Office for Mayor Brooks Compton – four-year term effective January 1, 2020.

Each of the newly-sworn-in members took a few moments to thank constituents and speak to their goals for the coming four years.

### **Proclamation**

Councilmember Mark Engert read a proclamation proclaiming Thursday, December 19, 2019 as Vickie Bondi in the City of Centerville.

### **Presentation**

Communications Director Kate Bostdorff provided a presentation recognizing the Mayor's Choice Award winners for the Best of Centerville Photo contest.

- Tammy Pierce was selected in the adult category
- Abby Carroll was selected in the youth category

All of the submitted entries will be on display in the lobby of the Centerville Police Department through December 31, 2019.

### **City Beautiful Commission Holiday Lighting Award Winners**

City Beautiful Chair Susan Jessee presented the winners of the 2019 Holiday Lighting Award:

#### **Business Pride Holiday Lighting Winner:**

Centerville Florists – 209 North Main Street

#### **Residential Holiday Lighting Award Winners:**

Phillip Flynn, 5107 Dobbs Drive	(Zone 1)
Scott Parrott, 1007 Acreview Court	(Zone 2)
Ken Soucy, 1900 Ghirardelli Circle	(Zone 3)
Steve and PJ Willey, 255 Bethel	(Zone 4)
Jason and Jessica Olson, 132 Bradstreet Road	(Zone 5)
Christopher Spires, 503 Country Squire Court	(Zone 6)
Kevin and Debbie Round, 1599 Olde Haley Drive	(Zone 7)

Mrs. Jessee also advised of the upcoming Spring Seminar scheduled for March 7, 2020 at Centerville High School with the topic of Low Maintenance Continual Blooming.

### **Citizen Comments and Petitions - none**

### **Official's Reports**

Mayor Compton moved onto Official's Reports. Under Official Reports, Mayor Compton talked about the following topics:

- Doug Spitler's departure; he thanked him for his years of work and dedication to the City
- Extended holiday wishes to all

Mrs. Kenley spoke about her attendance at an Ohio Municipal League meeting with Governor Mike DeWine. She congratulated Jenell Ross for receiving the Women of Influence Lifetime Achiever Award. She noted Lorelei's Boutique was chosen Best Consignment Shop in the Best of Dayton Awards.

Mrs. Rau spoke about her attendance at the First Suburbs meeting. She thanked School Resource Officer Brad Eshler for his school safety presentation.

Mr. Palcher asked Mrs. Bostdorff to speak about the Art at the Trace event. Mrs. Bostdorff advised 20 artists are signed up for the Saturday, February 1 event. Wayne Baise is the featured artist.

Mr. Cline spoke of his departure from his temporary appointment to City Council. He thanked Mayor Compton and City Council for the honor and wished all the best.

In the City Manager's Report, Mr. Davis spoke about:

- Thank you to the newly elected Councilmembers.
- Thank you to Doug Cline for his service to the Council the past two months.
- The 2020 Budget and CIP.
- Doug Spitler's departure.
- Wished everyone a Merry Christmas and Happy Holidays.

#### **Report Of The Planning Commission - none**

#### **Consent Agenda**

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. Ordinance 01-20, An Ordinance Authorizing And Directing The City Manager To Enter Into Construction Manager At Risk Agreement With Oberer Construction Managers, Ltd., And Cornerstone Developers, Ltd. For Construction Management Services For Phase IV Interior Public Improvements. (Set for Public Hearing January 6, 2020)
- B. Ordinance 02-20, An Ordinance Amending Ordinance No. 14-08, Chapter 1216, Of The Centerville Municipal Code, The Unified Development Ordinance For The City Of Centerville, Ohio, To Adopt New Section 3.08 And Amending Sections 5.09, 5.11, 7.01, 7.21, 9.07, 9.25 And 9.51 Amending Regulations For General Provisions, Administration, Overlay Districts, And Signage. (Set for Public Hearing January 27, 2020)
- C. Ordinance 03-20, An Ordinance Amending Ordinance Number 14-08, Chapter 1216, The Unified Development Ordinance, As Amended, To Rezone 27.3112 Acres Of Land, More Or Less, Located At Centerville Place Shopping Center, From B-PD, Business Planned Development With CC, Community Center Overlay Zone

Classification To B-PD Business Planned Development With CP, Centerville Place Overlay Zone Classification. (Set for Public Hearing January 27, 2020)

- D. Resolution 94-19, A Resolution Adopting The 2020-2024 Capital Improvement Program For The City Of Centerville, Ohio.
- E. Resolution 95-19, A Resolution Ratifying The Action Of The City Manager In Executing A Purchase Contract With Jacqueline M. Brumfield, Executor For Robert J. Perkins, Deceased For The Purchase Of Property Located At 32 West Ridgeway Drive And Ratifying The Actions Of The City Manager To Take All Steps Necessary To Execute Documents To Effect The Purchase Of Said Real Property.
- F. Resolution 96-19, A Resolution Declaring Specific Property No Longer Utilized By The City Of Centerville As Surplus Property And Authorizing The City Manager To Dispose Of Said Surplus Property In Accordance With The Guidelines Stated Herein.
- G. Resolution 97-19, A Resolution Authorizing And Directing The City Manager To Take All Steps And Execute All Documents Necessary In Order To Affect The Donation Agreement Of Real Estate With Cornerstone Developers Ltd For Property Located At The Cornerstone Project Commonly Known As The Cornerstone Park Consisting Of 9.624 Acres More Or Less In Greene County, Ohio.
- H. Resolution 98-19, A Resolution Authorizing And Directing The City Manager To Enter Into A Right Of Entry Agreement With Cornerstone Developers, Ltd. For Park Improvements In The Cornerstone Park.
- I. Resolution 99-19, A Resolution Authorizing The City Manager To Execute A Supplement To Tax Increment Financing Declaration Of Covenants And Mortgage With [Dogwood Commons].
- J. Motion to Reduce the Savannah Place Bond.
- K. Reappoint Tom Ovington to Board of Architectural Review – 3-year term.

Mr. Engert sponsored the Consent Agenda, and moved for its approval. Mrs. Rau seconded the motion, and it passed unanimously with a 7-0 vote.

### Old Business

#### **PUBLIC HEARING: 2020 Operating Budget**

Mr. Roark presented an overview of the 2020 Operating Budget and Capital Improvement Program. Mr. Roark noted the 2019 ending balance will be \$35 million and the expected ending balance in 2020 will be \$34 million. He discussed revenue sources and expenditure distribution. Mr. Roark advised the City anticipates transitioning to a five-year budgeting system in the near future.

Mayor Compton opened the Public Hearing.

Seeing no one come forward, Mayor Compton closed the Public Hearing.

Mr. Serr moved for approval of the 2020 Operating Budget and Capital Improvement Program. Mr. Cline seconded the motion and it passed with a 7-0 vote.

**PUBLIC HEARING: Ordinance 26-19**

An Ordinance To Make Appropriations For The Current Expenses And Other Expenditures Of The City Of Centerville, State Of Ohio, During The Fiscal Year Ended December 31, 2020.

Mr. Davis explained the timing of this Ordinance is adjusted from previous years in order for the funds to be in place at the start of 2020.

Mayor Compton opened the Public Hearing.

Seeing no one come forward, Mayor Compton closed the Public Hearing.

Mr. Palcher sponsored Ordinance 26-19 and moved for its approval. Mrs. Kenley seconded the motion and it passed with a 7-0 vote.

**PUBLIC HEARING: Ordinance 27-19**

An Ordinance Approving The Editing And Inclusion Of Certain Ordinances And Resolutions As Parts Of The Various Component Codes Of The Codified Ordinances; Providing For The Adoption And Publication Of New Matter In The Updated And Revised Codified Ordinances; And Repealing Ordinances And Resolutions In Conflict Therewith.

Mr. Liberman explained this Ordinance is a routine, annual process to codify all the legislation approved in 2019 and to align the City's Code with any Ohio Revised Code changes.

Mayor Compton opened the Public Hearing.

Seeing no one come forward, Mayor Compton closed the Public Hearing.

Mrs. Rau sponsored Ordinance 27-19 and moved for its approval. Mr. Engert seconded the motion and it passed with a 7-0 vote.

**PUBLIC HEARING: Ordinance 28-19**

An Ordinance To Repeal Ordinance Number 02-18 In Its Entirety And Adopt All Fees, Rules And Regulations Associated With The Golf Club At Yankee Trace And Provide Compensation For Golf Professionals.

Mrs. Vogelgesang provided an overview of the significant changes to the Yankee Trace rates for 2020.

Mayor Compton opened the Public Hearing.

Seeing no one come forward, Mayor Compton closed the Public Hearing.

Mr. Engert sponsored Ordinance 28-19 and moved for its approval. Mrs. Kenley seconded the motion and it passed with a 7-0 vote.

**New Business****Ordinance 29-19**

An Emergency Ordinance To Repeal Ordinance Number 21-19 In Its Entirety And To Establish Class Titles, Pay Ranges, Grades, Rates Of Pay, And Regulations For Employees Of The City Of Centerville, Ohio.

**Ordinance 30-19**

An Emergency Ordinance To Repeal Ordinance Number 14-19 In Its Entirety And To Establish Class Titles, Pay Ranges, Grades, Rates Of Pay, And Regulations For Employees Associated With The Food Service, Maintenance And/Or Golf Operations Of The Golf Club At Yankee Trace, City Of Centerville, Ohio.

Interim Human Resources Manager Kathy Weisgarber addressed both Ordinance 29-19 and Ordinance 30-19 in her presentation. The wage adjustment across the board is a 2.5 percent increase. She noted several position changes. She advised the Ordinances included annual housekeeping adjustments pursuant to State changes and requirements.

Mr. Palcher sponsored Ordinance 29-19 and moved for its approval. Mr. Cline seconded the motion and it passed with a 7-0 vote.

Mrs. Kenly sponsored Ordinance 30-19 and moved for its approval. Mrs. Rau seconded the motion and it passed with a 7-0 vote.

**Ordinance 31-19**

An Emergency Ordinance To Amend Ordinance Number 19-19 To Make Appropriations For The Current Expenses And Other Expenditures Of The City Of Centerville, State Of Ohio, During The Fiscal Year Ended December 31, 2019.

Mr. Roark advised this Ordinance is end-of-year budgetary housekeeping and final adjustments for expenditures.

Mr. Engert sponsored Ordinance 31-19 and moved for its approval. Mr. Palcher seconded the motion and it passed with a 7-0 vote.

**Ordinance 32-19**

An Emergency Ordinance To Establish The Creation Of The Special Energy Improvement Projects Revenue Fund.

Mr. Roark advised this Ordinance is the creation of a pass-through fund for accounting purposes for the PACE financing awarded for the Gateway Lofts project.

Mrs. Rau sponsored Ordinance 32-19 and moved for its approval. Mr. Engert seconded the motion and it passed with a 7-0 vote.

**Ordinance 33-19**

An Emergency Ordinance To Establish The Creation Of The Cornerstone Park Maintenance Account Fund.

Mr. Roark advised this Ordinance is the creation of a fund to receive the \$250 thousand deposit associated with the closing of the Cornerstone Park property.

Mr. Cline sponsored Ordinance 33-19 and moved for its approval. Mrs. Kenley seconded the motion and it passed with a 7-0 vote.

#### **Motion to Reconsider**

Prior to adjournment, Mr. Liberman pointed out a Scrivener's error in Ordinance 28-19 and requested a Motion to Reconsider.

Mr. Serr moved to reconsider Ordinance 28-19. Mr. Cline seconded the motion and it passed with a 7-0 vote.

Mr. Liberman noted that on the second page of the Ordinance, under the heading Golf Handicap Service Fees, the Junior age is published as -25. It should be published as -30.

Mr. Cline sponsored Ordinance 28-19 and moved for its approval with the required corrections. Mrs. Rau seconded the motion and it passed with a 7-0 vote.

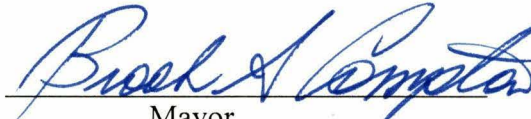
#### **Introductions**

Mayor Compton invited audience member Owen Dewing to the podium to introduce himself. Mr. Dewing was in attendance at the Council meeting as a requirement of his AP Government class.

#### **Adjournment**

Mayor Compton thanked everyone for a great year, and thanked Sgt. Shanesy for his attendance at the meeting. With no further business before the Council, Mayor Compton adjourned the regular meeting at 9:28 P.M. The next regular meeting of City Council is scheduled to take place on Monday, January 6, 2020 at 7:30 P.M.

Approved: \_\_\_\_\_

  
Mayor

ATTEST: \_\_\_\_\_

  
Clerk of Council