

The Council of the City of Centerville, County of Montgomery, State of Ohio, met on Monday, December 18, 2017, at 7:30 P.M. in the Council Chambers of the Centerville Municipal Building. The meeting was opened with an Invocation given by Pastor Matt Beyland of the Centerville United Methodist Church, and the Pledge of Allegiance to the Flag led by Brownie Troop 34282 from Cline, Weller and John Hole Elementary Schools, with Mayor Brooks Compton presiding. Councilmembers and City Staff were present as follows:

Deputy-Mayor	Belinda Kenley
Councilmembers	John Beals
	Mark Engert
	John Palcher
	JoAnne Rau
	Bill Serr
Clerk of Council	Carin Andrews
City Manager	Wayne Davis
Finance Director	Jonathan Hudson
Economic Development Director	Nathan Cahall
Public Works Director	Doug Spitler
City Engineer	Jim Brinegar
Human Resources Manager	Jennifer Wilder
Assistant to the City Manager	Kristen Gopman
Community Resources Coordinator	Maureen Russell Hodgson
Municipal Attorney	Scott Liberman

After the pledge, Mayor Compton invited the Brownies and their leaders to the podium to introduce themselves and speak about their activities.

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

Council Meetings: November 20, 2017.

Work Session Meetings: November 20, 2017.  
December 4, 2017.  
December 11, 2017.

Mr. Serr made a motion for approval of the minutes, as distributed. Mr. Palcher seconded the motion, and it passed with 7 ayes. Deputy-Mayor Belinda Kenley noted that she was absent from the December 4, 2017 meeting and abstained from the vote on those minutes.

After Mrs. Andrews reported there were no communications, Mayor Compton invited Mr. Jim McCutcheon, a former Arts Commission member and recent recipient of the 2017 Governor's Award in Arts Education, to the podium for recognition. Mr. McCutcheon shared a short video highlighting his musical career and his involvement in the community. Councilmember Rau read a Certificate of Recognition, which Mayor Compton presented. Mr. McCutcheon thanked Council and concluded by performing a holiday selection.

The Mayor welcomed the members of the Dayton Impact Red 10 and Under Baseball Club to honor the group for assisting elderly Centerville residents by raking their leaves. Mr. Engert read the Certificate of Recognition, which recognized the team for its goals of developing relationships within the community, serving Christ and making a positive difference.

Mayor Compton led the swearing in of re-elected Councilmembers JoAnne Rau, John Palcher, and Bill Serr for their additional four year terms. Each Councilmember spoke briefly.

Susan Jessee, Chair of the City Beautiful Commission, announced Fairhaven Church at 637 East Whipp Road was the recipient of the Business Pride Holiday Lighting Award. She listed Residential Holiday Lighting Award Winners as follows:

Sandra Budde 13860 Weathered Wood Trail	Kim Weimer 6005 Oak Hill Lane	Zoe & Kenneth Soucy 1900 Ghirardelli Circle
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Derrick Hamm & Kelly Tierney 235 Weller Avenue	Bryan & Denise Beismann 185 Goldengate Drive	Michael Kraft 9901 Redbarn Trail
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Paolo Roncallo  
1722 Heritage Lake Drive

Ms. Jessee announced the City Beautiful Commission will host its annual spring seminar at Centerville High School on Saturday, March 17, 2018.

There being no Citizens Comments And Petitions, Mayor Compton moved to the Mayor's report and spoke about the two important December events—the annual volunteer appreciation reception and the annual employee luncheon at Yankee Trace where service awards for tenure milestones were presented. The City recognized individuals with as many as thirty-five years of service.

In Councilmembers' reports, Mr. Beals reported that the Miami Valley Regional Planning Commission obtained Ohio Turnpike funds, which can be used as local matching dollars with approval from TRAC (Transportation Review Advisory Council) to allow the widening of State Route 35 in Montgomery County, near I-675. He also reported that the Sister City Committee is still seeking a French-speaking Sister City.

Mrs. Rau spoke about the efforts of the Miami Valley Communications Council to complete a fiber optic loop for communities and schools in the southern suburbs. The capital cost of this project is estimated at \$930,000 with Centerville's share being about \$120,000 plus a \$4,000 per year maintenance cost. Bidding of the project is set for February, with completion of the fiber optic ring anticipated by September. Mrs. Rau was named Chair of the Board of the Miami Valley Communications Council for 2018.

In the City Manager report, Mr. Davis gave updates on a number of topics. Staff continues to work on the City's Strategic Plan, so that significant progress can be made prior to the retreat with Council in February. Additionally, all departments are working to close out



purchases and final funding balances for the year. Mr. Davis noted that Senator Peggy Lehner and Representative Jim Butler were helpful in suggesting applications for potential funding for several capital projects. Mr. Davis complimented the Public Works staff for the efforts with the first snow event of the season. In closing, Mr. Davis wished all a Merry Christmas and Happy Holiday season.

Mr. Serr recused himself from the meeting at this time.

APPLICATION P-2017-0036, RECORD PLAT FOR SAVANNAH PLACE  
CHARLES SIMMS, CHARLES V. SIMMS DEVELOPMENT

Per the staff report, Mr. Rodney provided a presentation for Case P-2017-0036, the record plan for Savannah Place along Yankee Street in an area south of Stansel Circle, which is zoned R-1c with an LC, Lifestyle Community, Overlay. In August 2017, Council approved the Final Development Plan for Savannah Place, a 14-acre development with 44 duplex units in 22 buildings. The proposed lot layout, street dedication, and easements shown on the plat generally matched the approved Final Development Plan. On November 28, 2017, Planning Commission voted 6-0 to recommend approval of the plat, subject to the following three conditions:

1. Homeowner's Association and Bylaws documents shall be reviewed and approved by the City prior to release of the record plan for recording.
2. A Subdivider's Agreement, setting financial responsibilities for the construction and inspection of public improvements, shall be executed with the City prior to release of the record plan for recording.
3. Construction documents shall be finalized and signed by the City Engineer prior to the release of the plat for recording.

Mr. Charles Simms, 2785 Orchard Run Road, Beavercreek, OH, the developer, spoke about the project and his enthusiasm for building in Centerville. When Deputy-Mayor Kenley asked about the timeline for this project, Mr. Simms stated grading had begun. Trees had to be removed, with as many as possible being maintained in the northwest corner. The goal is to have a model open by late summer and three buildings completed in the coming year.

Mr. Beals moved for approval of Application P-2017-0036, the record plan for Savannah Place at Yankee Trace, subject to the three conditions recommended by Planning Commission, as shown above. Mrs. Kenley seconded the motion. The motion passed with a 6-0 vote. Following the approval of the plat, Mr. Simms noted that the development was named after his daughter, Savannah.

APPLICATION P-2017-0032: PLAT, CORNERSTONE NORTH, SECTION 7-A  
ROBERT HALL, CORNERSTONE DEVELOPERS, LTD.

Mr. Rodney presented the staff report for the requested record plat for Cornerstone North, Section 7-A, subdividing an 82.54-acre remnant of the original "mother parcel." The record plan divided the area into two lots—one for-sale lot and one parkland lot. The plat included right of way dedications for the widening of Brown Road and the extension of Cornerstone North

Boulevard as public streets. Also included was a landscape/walkway easement twenty feet wide along Brown Road, as required by the final development plan. The eight conditions recommended by Planning Commission provided for stormwater conveyance, utility placements and a potential future monument sign for Lot #2. The conditions also addressed the funding of infrastructure improvements. Planning and Public Works staff were still reviewing the construction documents, so Condition #7 covered contingencies.

Mr. Rodney noted Planning Commission voted 5-1 on November 28 to recommend approval of the plat for Section 7-A, subject to the following 8 conditions:

1. Prior to release of the record plan for recording, all frontage improvements required along Brown Road and the future Cornerstone North Boulevard shall be financially secured to the satisfaction of the City via Subdivider's Agreement and associated bond or letter of credit, or by separate negotiated legal and financial instruments approved by the City.
2. Any private storm water infrastructure intended to service an adjacent required public improvement shall be constructed by the Subdivider prior to or concurrently with construction of those public improvements.
3. The proposed sign easement on Lot #2 shall be relocated outside any existing or proposed utility or drainage easement. Approval of the requested sign easement on Lot #2 does not obligate the City to approve a future monument sign or any related variance(s) at this location.
4. The proposed storm sewer and drainage easement along the south perimeter of Lot #2 shall be a uniform 40 feet in width.
5. All storm sewer and drainage easements located outside the public right-of-way shall be labeled and maintained as "private" for any private improvements.
6. A minimum 30 foot wide stormwater and drainage easement shall be established within Lot #1 to encompass the existing storm water pipe and stream serving Wilmington Pike.
7. Prior to the release of the record plan for recording, the construction documents and engineer's estimate of costs submitted in association with this record plan shall be finalized and signed by the City Engineer.
8. References to "Park Land" on the plat shall be changed to "Open Space."

Mayor Compton invited the applicant, Mr. Robert Hall of Oberer Land Developers at 3445 Newmark Drive, to speak. Mr. Hall stated appreciation for the recommendation for approval and verified that the developer took no exception to the conditions listed above.

When Mr. Beals inquired about the sign easement on the northwest corner of the property, Mr. Hall stated that the need for a sign was yet to be determined. However, the Developer agreed that encumbering the land for a future sign was appropriate.

Mrs. Rau moved for approval of Application P-2017-0032, the record plat for Cornerstone Section 7-A with the eight conditions recommended by Planning Commission, as shown above. Mr. Engert seconded the motion. The motion passed with a 6-0 vote.



APPLICATION P-2017-0033: PLAT, CORNERSTONE NORTH, SECTION 7-B  
ROBERT HALL, CORNERSTONE DEVELOPERS, LTD.

Mr. Rodney gave the staff report for the record plat for Cornerstone North, Section 7-B for the subdivision of 57.86 acres south of Brown Road to the east of Section 7-A. The land was zoned B-PD, and some of the lots had overlays. On November 28, 2017, Planning Commission recommended approval of the plat with conditions similar to those attached to the approval of the plat for Cornerstone North, Section 7-A. With a vote of 5-1, the Planning Commission made the approval subject to the following seven (7) conditions:

1. Prior to release of the record plan for recording, all frontage improvements required along Brown Road and the future Cornerstone North Boulevard shall be financially secured to the satisfaction of the City via Subdivider's Agreement and associated bond or letter of credit, or by separate negotiated legal and financial instruments approved by the City.
2. Any private storm water infrastructure intended to service an adjacent required public improvement shall be constructed by the Subdivider prior to or concurrently with construction of those public improvements.
3. All storm sewer and drainage easements located outside the public right-of-way shall be labeled and maintained as "private" for any private improvements.
4. The proposed private drainage and access easement along I-675 conveying storm water from the eastern terminus of Brown Road shall be modified to allow proper storm water flow as determined by the City Engineer.
5. A drainage easement shall be established for the outlet of the new retention pond proposed on Lot #3. Such easement shall minimally impact the adjacent Tree Preservation Area.
6. Prior to the release of the record plan for recording, the construction documents and engineer's estimate of costs submitted in association with this record plan shall be finalized and signed by the City Engineer.
7. References to "Park Land" on the plat shall be changed to "Open Space."

Mayor Compton invited Mr. Hall of Oberer Land Developers at 3445 Newmark Drive to comment. Mr. Hall stated the developer accepted all seven conditions. In response to a question from Mr. Beals, Mr. Hall verified the previously anticipated projects were moving forward as planned. Mr. Beals also asked about the owner-occupied buffer at Brown Road, and Mr. Hall responded those units were still planned with a homeowners association responsible for streets and maintenance.

Mrs. Kenley moved for approval of Application P-2017-0033, the record plan for Cornerstone Section 7-B, subject to the seven conditions recommended by Planning Commission. Mr. Palcher seconded the motion. The motion passed with a 6-0 vote.

Mr. Serr re-entered the meeting at this time.

PUBLIC HEARING: APPLICATION P-2017-0035, FINAL DEVELOPMENT PLAN  
GATEWAY LOFTS, SUBMITTED BY RYAN PEARSON OF EDGE GROUP  
FOR WILL KIRK OF HALLMARK CAMPUS COMMUNITIES

Mr. Rodney provided the staff report for the Final Development Plan for the Gateway Lofts in Chardonnay Valley, a 360-unit, multi-family housing development. Since the approval of the Preliminary Development Plan in February 2017, numerous changes had been made due to conditions found as the developer performed due diligence. Problems defined were areas of bedrock near the surface, two jurisdictional streams and the steep grades on the property. The applicant revised the plan to consist of thirteen three-story buildings without elevators, 601 parking spaces and 13.73 acres of open space. Density was roughly 9.49 units per acre. All buildings will have pitched roofs and a mixture of brick, vinyl siding and board and batten siding. Mr. Rodney shared illustrations showing the placement of buildings, the roadways, the sign tower, and the entrances in relation to the existing homes. Staff expected groundbreaking in Spring 2018 and completion in Fall 2019. Mr. Rodney gave a summary of the history of the project and listed some of the concessions the developer promised to the French Manor Condominium owners. He described the general layout of the property, the vehicular gates, the parking spaces, the realignment of Chardonnay Drive, pond maintenance, stormwater drainage, the preservation areas, and the repair of both Versailles Drive and Chardonnay Drive. He also discussed screening, landscaping, mounding, the Traffic Impact Study, the flood plains, architecture, community amenities, signage and grading.

In Staff Analysis, Mr. Rodney spoke of the use of vinyl siding, the sign package, *Create the Vision*, and the Planning Commission recommendations. Although Planning Commission approved some large areas of vinyl siding, the City Planner voiced concern about its widespread use in this commercial context. Since signage was not to be approved as part of the final development plan, Mr. Rodney spoke only of general types and locations for signs. Staff opposed a tower sign along I-675, which would require variances as it was proposed. He stated the final development plan met a number of the standards of the *Create the Vision* land use study including that this new development would strengthen the sense of place with strong neighborhood qualities, would have enhanced pedestrian experiences, and would have amenities encouraging community gathering. The complex would bring new residents to Centerville and would promote retention of existing ones.

Mr. Rodney noted the plan generally complied with the approved Preliminary Development Plan and the Standards of the Unified Development Ordinance. On November 28, 2017, by a vote of 6-0, the Planning Commission recommended approval of the Final Development Plan for the Gateway Lofts, subject to the following 19 conditions:

1. An approval of this final development plan in no way obligates the City of Centerville to grant any variance(s) that may be necessary to construct the project as proposed. Until the placement of Building 16 is resolved, no permits for construction will be issued.
2. Prior to issuance of a zoning permit, Versailles Drive shall be repaired to a navigable condition to the satisfaction of the City Engineer. To the extent practicable, Versailles Drive shall be the primary construction access point.



3. Prior to issuance of a zoning permit, necessary modifications to any existing master or condominium association documents to allow construction as proposed shall be completed, subject to the approval of the Municipal Attorney.
4. Prior to issuance of a zoning permit, full payment for the Applicant's share of the necessary public roadway improvements shall be provided – payable to the City of Centerville – in the amount of \$315,801.92.
5. Prior to issuance of a zoning permit, the Applicant shall dedicate 1.53 acres of private parkland via record plan for perpetual use as open space. The remaining 1.53 acres of required open space shall be provided via fee-in-lieu – payable to the City of Centerville – in the amount of \$46,097.37.
6. Prior to issuance of a zoning permit, the Developer shall finalize and enter into an agreement with the condominium owners association memorializing provision of the agreed upon improvements noted in the project narrative and associated development plan documents.
7. The applicant/developer shall work with staff on the modification of architectural materials and details for prominent facades on the inner buildings of the development.
8. Rock, mulch, or other similar loose material shall be prohibited as a curb lawn treatment.
9. The vinyl fence around the trash compactor shall be screened with a dense planting of tall evergreen trees or shrubs.
10. As permitted by UDO Article 9.13(B)(4)(a), all private streets in the development are permitted to exceed the maximum 8% grade requirement.
11. The final design of stormwater management infrastructure shall be in accordance with Article 9.35 of the UDO.
12. The development shall adhere to all floodplain development regulations as stipulated in Article 9.37 of the UDO.
13. Detailed comments from the Washington Township Fire Department shall be incorporated into the final development plan, record plan, and construction documents as appropriate subject to approval by the Fire Chief.
14. Detailed comments from the Engineering Division shall be incorporated into the final development plan, record plan, and construction documents as appropriate subject to approval by the City Engineer.
15. Detailed comments from Montgomery County Water Services and other utility companies shall be incorporated into the final development plan, record plan, and construction documents as appropriate subject to approval by the City Engineer.
16. Vinyl siding is approved as shown on the approved plans, with the exception that no vinyl siding is permitted on Buildings 2 and 3.
17. The rear elevations of Buildings 3-7 shall have brick water tables with vinyl siding permitted above, to the satisfaction of staff.
18. A pedestrian connection shall be provided from the northeast sector to the clubhouse.
19. EIFS is specifically approved for use as a siding material for the clubhouse per the approved plans.

Initial questions from Council dealt with the use of EIFS, the percentage of siding that would be vinyl, the height of the water table on the rear elevations of several buildings, the width of the path to the northeast quadrant, lighting, signs, bufferyards and ash trees.

When Mayor Compton opened the public hearing, Mr. Rick Kirk, 150 East Broad Street, Columbus, Ohio, addressed Council providing details of the proposed agreement with the homeowners association at a cost in excess of \$1.5 million, with no final agreement.

Mr. Kirk gave details about the use of vinyl siding, citing examples in building projects that he has owned for decades. He felt vinyl siding was more durable than Hardie plank. He discussed the product and the details of installing it to enhance architectural details.

Dean Wenz – 2463 East Main Street, Bexley, Ohio of Dean Wenz Architects, brought samples of the vinyl siding and talked about improvements in the material over the time. Vinyl siding is now made of thicker material, comes in longer lengths, is colored throughout, and has finer woodgrain texture. He also showed samples of fiber cement board.

Council questions followed. Mr. Palcher asked what percentage of the buildings would have vinyl siding; Mr. Wenz's response was 35 to 40 %. Mr. Wenz and Mr. Kirk fielded questions concerning thickness of the material, cleaning it and moisture problems. When Mrs. Rau asked for a comparison of the durability of vinyl, EIFS (Exterior Insulation Finishing System), and cement board, Mr. Wenz stated the vinyl siding would require the least maintenance over time. Cement board would require painting at regular intervals, and EIFS would be used sparingly because of its maintenance issues.

Jerry Strange, resident at 650 East Alex Bell Road, expressed concern about the traffic on Loop Road, because of the 350 units at The Allure and an additional 360 units with this development. In response, Mr. Rodney explained that each developer was required to conduct a Traffic Impact Study, and the City had hired its own consultant. The studies showed the two-lane bridge on Loop Road to be sufficient width, but recommended other changes with an estimated cost of over \$1 million. Both of the new developments will contribute significantly for the upgrades. City Engineer Jim Brinegar offered Mr. Strange the opportunity to review the studies.

Following a short break at 10:00 P.M., Mr. Matt Springer, a resident at 6848 Chardonay Drive and President of the Chardonay Valley Homeowners Association, came forward to note that Hallmark Communities and the condo-owners association did not have a signed agreement. The most significant remaining issue was the condo-owners' request for a change to the barrier to the west. He stated everyone was working to complete the agreement.

Responding to Council queries, Mr. Kirk stated damage to vinyl siding could be repaired and the reason vinyl was predominant on the rear elevations of some of the buildings was to enable greater architectural detail where it would have more visual impact and balance costs for the entire project, so that quality materials could be used on the interior. When Mr. Beals stated mold was a problem with vinyl siding and a particular brand guaranteed its product for only 14 years, Mr. Wenz shared the Napco brand used by Dean Wenz Architects was in the upper third of the quality range and that mold was usually an issue only when older structures were re-sided. Mr. Beals expressed his inability to be in support of a complex built with an exterior material that did not have the longevity he would expect for a structure in Centerville.



Mr. Kirk countered that he was an experienced developer who had owned such properties for years, and he was committed to taking care of his properties and maintaining his reputation. In response, Mrs. Kenley expressed her appreciation for the quality of Mr. Kirk's projects. When Mayor Compton asked Mr. Rodney to comment, he stated the developments he visited in Columbus were impressive. The siding was a sturdy commercial grade and was showing no signs of wear.

Mr. Serr inquired whether allowing vinyl siding in this development would set a precedent. Mr. Rodney stated he believed it would not, since staff dealt with appropriate materials on a case-by-case basis. For example, The Allure development was highly visible from I-675. Vinyl siding would not have been approved there. Planning Commission required this development to have other siding on elevations along Alex-Bell Road, the only frontage visible to the general public. Mr. Liberman suggested reference to the Standards of Approval as grounds for any decision.

Mrs. Rau asked if fire department concerns had been resolved. Mr. Rodney explained that a divided median on the bridge would allow for two ways for traffic to move in or out; all buildings will have fire suppression systems and meet current building fire codes. The developer is also working with the fire department to ensure it will have the proper gate keys for emergency access to the original homes.

Mayor Compton closed the public hearing.

Mrs. Kenley moved for approval of Application P-2017-0035, the Final Development Plan for the Gateway Lofts, subject to the 19 conditions recommended by the Planning Commission, as shown above. Mr. Engert seconded the motion. The motion passed with a 6-1 roll call vote, with Mr. Beals voting no.

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 Consent Agenda. Councilmembers read the Consent Agenda into the record as follows:

- A. Ordinance No. 1-18, 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, 2018, be set for Public Hearing on January 22, 2018.
- B. Ordinance No. 2-18, An Ordinance To Repeal Ordinance Number 23-16 In Its Entirety And Adopt All Fees, Rules And Regulations Associated With The Golf Club At Yankee Trace And Provide Compensation For Golf Professionals, be set for Public Hearing on January 22, 2018.
- C. Ordinance No. 3-18, An Ordinance To Make Administrative Non-Substantive Changes To Article XII, Section 12.04 (D) Of The Charter Of The City Of Centerville, be set for Public Hearing on January 22, 2018.

- D. Ordinance No. 4-18, An Ordinance Amending Ordinance No. 14-08, Chapter 1216, Sections 1.17, 3.17 And 11.02 Of The Centerville Municipal Code, The Unified Development Ordinance For The City Of Centerville, Ohio, To Amend Regulations For General Provisions, Administration, And Definitions, be set for Public Hearing on February 19, 2018.
- E. Ordinance No. 5-18, An Ordinance Amending Ordinance No. 14-08, Chapter 1216, Sections 5.06, 5.09, 5.11 And 5.13 Of The Centerville Municipal Code, The Unified Development Ordinance For The City Of Centerville, Ohio, To Amend The Regulations For Development Procedures, be set for Public Hearing on February 19, 2018.
- F. Ordinance No. 6-18, An Ordinance Amending Ordinance No. 14-08, Chapter 1216, Section 7.23 Of The Centerville Municipal Code, The Unified Development Ordinance, For The City Of Centerville, Ohio, To Amend Regulations For Zoning Districts, be set for Public Hearing on February 19, 2018.
- G. Ordinance No. 7-18, An Ordinance Amending Ordinance No. 14-08, Chapter 1216, Sections 9.05, 9.07, 9.25, 9.29, 9.35, 9.39, 9.51, And 9.53 Of The Centerville Municipal Code, The Unified Development Ordinance For The City Of Centerville, Ohio, To Amend Regulations For Development Standards, be set for Public Hearing on February 19, 2018.
- H. Resolution No. 62-17, A Resolution Authorizing And Directing The City Manager To Enter Into A Service Agreement With The Law Office Of The Montgomery County Public Defender To Provide Legal Services For Indigent Persons Charged With Jailable Offenses Under The City's Local Ordinances.
- I. Resolution No. 63-17, A Resolution Authorizing And Directing The City Manager To Enter Into A Contract With Vision Technology Solutions LLC DBA Vision For Website Development and Visionlive Subscription Services.
- J. Resolution No. 64-17, A Resolution Authorizing The City Manager, On Behalf Of The City Of Centerville, To Enter Into An Agreement With Plattenburg & Associates, Inc. For Professional Auditing Services.
- K. Resolution No. 65-17, 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.
- L. Appointments: Michael Vacchiano – Chair – Sister City – 1 year term.  
Jane Rodgers – Member of Arts Commission – 3 year term.

Mrs. Rau sponsored the Consent Agenda and moved for its approval. Mr. Serr seconded the motion; the motion carried unanimously with a 7-0 vote.



PUBLIC HEARING: ORDINANCE NO. 27-17  
APPROVING RECODIFICATION OF THE MUNICIPAL CODE

Mr. Liberman explained that updates are required each year to incorporate recently passed legislation into the Centerville Municipal Code.

Mayor Compton opened the public hearing. Seeing no speakers, he closed the public hearing.

Mr. Palcher sponsored Ordinance No. 27-17, 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, and moved for its approval. Mr. Engert seconded the motion. The motion passed unanimously.

EMERGENCY ORDINANCE NO. 28-17  
APPROPRIATIONS FOR FISCAL YEAR 2018

Mr. Davis explained that an emergency ordinance for appropriations in 2018 was needed to allow the City to pay bills and salaries, until Council passes the annual appropriations ordinance following a public hearing in January 2018. Also, additional time will be required until the ordinance becomes effective. Earlier in this meeting, that regular ordinance was set for public hearing on January 22, 2018.

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

Mrs. Kenley sponsored Emergency Ordinance No. 28-17, 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, 2018, and moved that it be passed. Mrs. Rau seconded the motion. The motion passed 7-0.

EMERGENCY ORDINANCE NO. 30-17  
APPROPRIATIONS FOR FISCAL YEAR 2017

Mr. Davis noted that the emergency ordinance would allow for yearend adjustments to the appropriate accounts for 2017.

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

Mr. Beals sponsored Emergency Ordinance No. 30-17, 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, 2017, and moved that it be passed. Mr. Palcher seconded the motion. The motion passed 7-0.

EMERGENCY ORDINANCE NO. 31-17  
PAY ORDINANCE FOR EMPLOYEES OF THE CITY OF CENTERVILLE FOR 2018

Mrs. Wilder provided an explanation of pay grades and increases. Council had reviewed the proposed ordinance carefully at its work session meetings. The general increase for employees for the coming year would be 2.75%.

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

Mrs. Kenley sponsored Emergency Ordinance No. 31-17, An Emergency Ordinance To Repeal Ordinances Numbers 30-16 and 20-17 In Their Entirety And To Establish Class Titles Pay Ranges, Grades, Rates Of Pay, And Regulations For Employees Of The City Of Centerville, Ohio, and moved that it be passed. Mr. Palcher seconded the motion. The motion passed unanimously.

EMERGENCY ORDINANCE NO. 32-17  
PAY ORDINANCE FOR EMPLOYEES AT YANKEE TRACE FOR 2018

For the emergency ordinance for the salaries of the employees at Yankee Trace, Mrs. Wilder provided a similar explanation of pay grades and increases. Council had reviewed the proposed ordinance at work session meetings.

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

Mrs. Kenley sponsored Emergency Ordinance No. 32-17, An Emergency Ordinance To Repeal Ordinance Number 32-16 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, and moved that it be passed. Mr. Engert seconded the motion. The motion passed with a 7-0 vote.

EMERGENCY ORDINANCE NO. 34-17  
ADOPTING SECTION 1420.08 BUILDING CODE INSPECTIONS

Mr. Cahall explained the necessity of the Emergency Ordinance, which would allow the Building Inspection Department to inspect certain installations and enforce needed regulations.

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

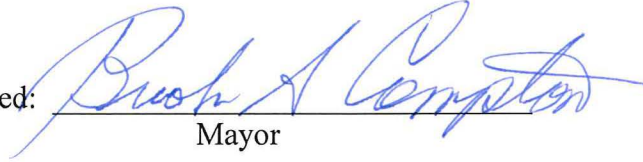
Mr. Serr sponsored Emergency Ordinance No. 34-17, An Ordinance Adopting Section 1420.08 Building Code Inspections Of Pump, Site Lighting, Not Connected To Building Services Equipment And Ground Signs, Traffic Signals and Remote Meters For



Communications Equipment, and moved for its approval. Mrs. Rau seconded the motion and it passed unanimously, 7-0.

There being no further questions or business, Mayor Compton adjourned the meeting at 11:12 P.M. with the next regular meeting of City Council scheduled to take place on Monday, January 22, 2018 at 7:30 P.M.

Approved:

  
Mayor

ATTEST:

  
Clerk of Council

