

Centerville City Council  
Work Session Meeting  
March 28, 2016

TIME: 6:30 P.M.  
PLACE: Centerville Municipal Building – Law Library  
Mayor Brooks Compton  
Deputy Mayor Belinda Kenley  
Councilmembers: Mark Engert  
John Palcher  
Bill Serr  
Clerk of Council Carin Andrews  
City Manager Gregory Horn  
Finance Director Steven Hinshaw  
Economic Development Director Nathan Cahall  
City Planner Andrew Rodney  
Public Works Director Doug Spitler  
City Engineer Jim Brinegar  
Municipal Attorney Scott Liberman  
Human Resources Manager Jennifer Wilder

Resident, Mr. Terry Mauro

Mrs. Kenley made a motion to convene into Executive Session to consult with the City attorney on pending court action; Mr. Serr seconded the motion. A roll call vote was taken with 5 ayes recorded. Mr. Horn asked resident Mr. Mauro to excuse himself from the room at this time. At such time after no official business was conducted, Mr. Palcher motioned to move out of Executive Session, and Mr. Engert seconded the motion. The motion passed with 5 ayes.

Council shifted to the Council Chambers at 7:30 p.m. for a Special Council Meeting.

At 8:00 p.m. the Council work session reconvened in the Law Library to discuss remaining the agenda items. Mr. Engert made a motion to go into Executive Session to consult with the City attorney on pending court action, and Mrs. Kenley seconded the motion. A roll call vote was taken with 5 ayes. At such time after no official business was conducted, Mr. Palcher motioned to move out of Executive Session, and Mr. Engert seconded the motion. The motion passed with 5 ayes.

Mr. Horn reported on the special assessment financing requested for The Grove at Yankee Trace on the Council agenda on April 18, 2016. The Grove is a proposed subdivision located between Paragon Road and Yankee Trace Drive.

A discussion was held regarding the presentation at the March 14<sup>th</sup> Special Council Meeting by The Fortus Group on multi-family housing possibilities for Cornerstone, Phase IV. Mr. Cahall

shared pictures of other developments in order to show different options for parking and exterior design. The plan shown at the March 14<sup>th</sup> meeting was a very basic design for the 300 units the City is obligated to allow. Parking arrangements and various facilities within the developments were discussed. It was noted that invoking overlay zoning requires the developer to step up creativity, architectural detail and quality. It is also imperative that the park area, hiker/biker trails and amphitheater are still included and highlighted in the final plan. Mr. Chris Conley of the Oberer Realty Group will be providing locations of existing Fortus apartment projects. Mr. Horn suggested a possible trip for Council to see several of them.

Recently the Dayton Daily News wrote a story regarding salaries and overtime income of local government agencies. Mr. Horn shared the overtime wages within the City for Police and Public Works. The overtime wages were distributed among employees very well.

Mr. Liberman informed Council of an ordinance needed to change the UDO section on food trucks to include a good definition of "community event". He will work with Mr. Rodney and Planning Commission on this.

Mayor Compton said he had received some comments on the State of the City Address and the Mayor's Business Breakfast; he asked for specific feedback from Council. He noted Committee Reports will be included on the agenda for monthly Council meetings. Councilmembers should be prepared to give updates at the monthly meetings.

Mr. Horn said the City had engaged a firm for legal research, and he will be reporting back to Council with findings.

Because ordering Council shirts was being considered, Councilmembers discussed whether to include names on the shirts for Americana.

Mr. Liberman commented on the revision of the format of Council meeting agendas. He said he had made several suggestions to Mrs. Andrews, since the update of the Council Rules necessitated changes at this time anyway.

  
Carin R. Andrews, Clerk of Council

Approved:   
Brooks A. Compton, Mayor