

Centerville City Council
Work Session Meeting
October 13, 2014

TIME: 6:30 P.M.

PLACE: Centerville Municipal Building

Mayor Mark Kingseed
Deputy Mayor Brooks Compton
Councilmembers: John Beals
Paul Gresham
Belinda Kenley
John Palcher
JoAnne Rau

Clerk of Council Debra James
City Manager Gregory Horn
Finance Director Steven Hinshaw
City Planner Andrew Rodney
Public Works Director Douglas Spitler
Assistant to the City Manager Jennifer Wilder
Assistant to the City Manager Kristen Gopman
Economic Development Administrator Nathan Cahall
Municipal Attorney Scott Liberman

Residents: Jeff and Kimberly Sutherland

Mr. and Mrs. Jeff Sutherland were in attendance to hear the discussion related to their request to replace a grandfathered non-conforming fence. Mr. Horn advised there were considerations from a legal perspective. He had attended Gov Tec today and stated that there wasn't another city in our area that dealt with these issues differently than we do. Although the Unified Development Ordinance has consistent guidelines about fences, some Council members wanted to give staff more flexibility for corner lots, allowing replacement of grandfathered non-conforming fences. It was staff's recommendation to follow the standard variance process relating to unique situations. The variance process provides transparency, consistency and fairness to residents. If a variance is denied, an appeal can be heard by Council. For the long term, staff will continue to explore possible changes to the UDO language.

In regards to updating Council Rules, Mr. Liberman explained that the last revisions to the Council Rules were adopted in 2004. He made the following suggestions for substantive changes which would make the rules more consistent with current practices:

The definition of a pre-scheduled meeting
The time of the monthly Council Meetings is now 7:30 p.m.

24 hours advance notice to the media of a meeting
New language allowing executive sessions for economic development

Council concurred to move forward with the revisions, so the updates to the Council Rules will be on the Consent Agenda for the October 20, 2014, Council Meeting.

Mr. Horn reported that Mark Schwieterman, City Manager for the City of Kettering, made a counteroffer with regard to the Mayor's Court. The City currently pays \$64,000 for prosecution fees. The new proposal would reduce the fee to \$15,000/year with the understanding that, as wages go up, there would be a commensurate annual increase going forward. Mr. Horn told Mr. Schwieterman he would give him an answer after the Council's Work Session meeting. Following some discussion, Council agreed to stay on course to establish a Mayor's Court with an anticipated opening date of March 1, 2015.

Council concurred to pay \$10,000 for the Montgomery County Aerial Photography project.

Council had no concerns regarding the Omnibus Ordinance, a clean-up ordinance amending the UDO. The public hearing is scheduled for the October 20, 2014, Council Meeting. It was felt that the changes had been fully reviewed with Council.

Mr. George Oberer, Jr., had requested an amendment to his Construction Manager at Risk agreement with the City of Centerville. Mr. Liberman explained that the Construction Manager at Risk Agreement for Cornerstone was executed in June of this year. Currently, Mr. Oberer was asking for an extension to delay completion of the installation of landscaping and irrigation for the construction of the phase one interior public improvements for the Cornerstone of Centerville project. An amendment to the Construction Manager at Risk Agreement will be considered at the October 20, 2014 Council Meeting.

Mr. Horn gave a brief update on the progress of the overall construction of the project. The bid opening for the Wilmington Pike Roadway Improvements Phase One is scheduled for Friday, October 17 at 9:00 a.m.

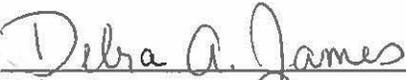
Council was interested in reappointing Mr. Brad Thorp to the Board of Architectural Review for a term of three years. Mrs. James will contact Mr. Thorp to see if he desires to be reappointed to his position.

Mr. Compton gave an update on The Mayor's Committee on Intergovernmental Relations. The next meeting is scheduled for Monday, November 3, 2014 at 5:00 p.m. in the Law Library.

Chief Robertson entered the meeting at this time. He gave Council an update on the Police Department. Chief Robertson answered questions of Council Members and explained that the Centerville Police Department works closely with other police departments. Council concurred to move forward on the purchase of new firearms for the department and the trade-in of old hand guns.

Mrs. Wilder gave a quick update on the stray cat and animal issue.

Mr. Compton moved that Council convene into an Executive Session for Real Estate and Litigation. Mayor Kingseed seconded the motion. A roll call vote resulted in seven ayes in favor of the motion. At such time, after no official business was conducted, Mayor Kingseed moved that Council adjourn out of Executive Session. Mr. Palcher seconded the motion. A roll call vote resulted in seven ayes.


Debra A. James
Clerk of Council

Approved 
C. Mark Kingseed, Mayor