

Centerville City Council
Work Session Meeting
June 3, 2013 ✓

TIME: 7:00 P.M.

PLACE: Centerville Municipal Building

Mayor C. Mark Kingseed

Deputy Mayor Brooks Compton

Councilmembers: John Beals

Doug Cline

Belinda Kenley

Jim Singer

Clerk of Council Debra James

City Manager Gregory Horn

Finance Director Steven Hinshaw

City Planner Steve Feverston

Public Works Director Robert James

City Engineer Douglas Spitler

Assistant to the City Manager Jennifer Wilder

Assistant to the City Manager Kristen Gopman

Economic Development Administrator Nathan Cahall

Residents: Jack and Diane Wysong

Louis Duchesneau

Mr. Mark Yandrick, GIS Analyst, presented an information session regarding the City's geographic information system (GIS). GIS software mapping presents data and integrates, analyzes, shares and displays geographic information. GIS applications are tools that allow employees to do enhanced searches on their own, so they can access information quickly. Mr. Yandrick explained that he has been compiling and editing information over the past five years. The City maintains its own dataset and is constantly updating it to keep it current, although some of the layers were created and distributed by other entities such as the County Auditor' Office and the State Imagery Program.

Mr. Singer and Mr. Compton entered the meeting at this time.

Mr. Horn explained that Mr. Yandrick has been working with staff for the past year and is about a year away from completing the organization of the historical and institutional records for the Golf Course at Yankee Trace to keep track of how these have evolved over the past twenty plus years.

Mr. Brooks Compton recused himself at this time due to a conflict of interest regarding the McDonalds Corporation's Record Plan.

Mr. Feverston reviewed the Record Plan for McDonalds, USA. The zoning of the subject land is B-2, General Business. McDonalds will be replacing the former Talegator's Restaurant as it relocates to 6270 Far Hills Avenue. He pointed out the dual frontages on the Far Hills access road and Fireside Drive and indicated the planned traffic ingress and egress lanes. The existing sidewalk is on private ground, and McDonalds has the option to leave it that way or to create an easement. The Planning Commission recommended approval of this Record Plan to City Council with six conditions. This Record Plan will be before Council on June 17, 2013. Since the building permits are close to being issued; it is anticipated that the new location for McDonalds will open for business around December of 2013.

Mr. Compton reentered the meeting at this time.

Mr. Feverston discussed with Council the Preliminary Development Plan for Cornerstone North. Mr. Oberer had requested that the Planning Commission table for six months a rezoning application of two areas totaling approximately 14.9 acres in the northeast section of the development. The Planning Commission is looking to Council for direction on this issue, because the Rezoning request would increase the size of the residential area and create buffering challenges where the residential zone abuts large commercial retail stores. Mr. Horn and Dr. Hinshaw are meeting with representatives from the School Board on Tuesday, June 4. Mr. Oberer will be talking to the School Board himself. Council concurred that it should not give direction regarding the rezoning issue until a later date.

Dr. Hinshaw reported that he participated in a conference call on this date regarding HB 5, the municipal income tax uniformity bill. He gave Council a brief update on changes being proposed to the net operating loss carry forward. This bill has become tax reform not income tax uniformity. Mr. Horn suggested Council members contact State Representative Jim Butler, since he and Mrs. Peggy Lehner are both opposed to HB 5.

Mayor Kingseed noted that an Advisory Committee meeting will be held on Tuesday, June 11. The committee will be comprised of the political and administrative heads of all the Joint Entities. As of right now, all five entities will be represented.

Dr. Hinshaw distributed the annual CAFR report to Council. It will be online later this month.

Mr. Horn updated Council on progress for the Veterans Memorial Enhancement project. Sponsors ideally would raise \$15,000 to \$20,000, but in the last three months only \$2,000 - \$3,000 has been pledged. Letters recently went out to service clubs. A decision needs to be made shortly as to whether to proceed, because the granite needs to be ordered, so the improvements can be completed for Veteran's Day 2013. Mayor Kingseed proposed that the City put in an additional \$7,500 and ask Washington Township to do the same, as a joint project. Mrs. Kenley will call Mrs. Joyce Young to see if the Trustees would be willing to move forward.

Mr. Cline entered the meeting at this time.

Mr. Horn reported that he had received two emails regarding postcards that were sent out by developer Walt Minch about the rezoning of property bounded by Paragon, Social Row and Sheehan Roads. The postcards had the logos of both the City and Yankee Trace. Mr. Horn explained that Mr. Minch had told him he wanted to send letters to tell his side of the story, if Council approved the rezoning of the property. As soon as Mr. Horn saw the postcard, he called Mr. Minch to tell him he could not use the logos. The Law Director followed-up with a letter to Mr. Minch that afternoon. The City was not aware that he intended to use the logos.

Mr. Beals made a motion to convene into Executive Session to discuss litigation and personnel. Mrs. Kenley seconded the motion. A roll call vote resulted in six ayes. After no official business was conducted, Mr. Compton moved that Council adjourn out of Executive Session. Mr. Cline seconded the motion. A roll call vote resulted in six ayes in favor of the motion.

Council will reappoint Mr. Frank Masterson to the Personnel Appeals Board and Dr. Richard Hoback to the Board of Architectural Review for terms of three years.


Debra A. James
Clerk of Council

Approved 
C. Mark Kingseed, Mayor