

Centerville City Council
Work Session Meeting
August 20, 2007

TIME: 7:00 P.M.
PLACE: Centerville Municipal Building, Law Library
PRESENT: Mayor C. Mark Kingseed
Deputy-Mayor Douglas Cline
Councilmembers: Brooks Compton
Robert Corbin
Paul Gresham
Susan Lienesch
James Singer
Clerk of Council Debra James
City Manager Gregory Horn
Finance Director Mark Schlagheck
Public Works Director Robert James
City Engineer Douglas Spitler
City Planner Steven Feverston
Management Analyst Kristen Gopman
Economic Development Administrator William Covell
Municipal Attorney Scott Liberman
Intern Brian Watzig

Mr. Horn reviewed an Ordinance Enacting A Hotel-Motel Tax For Property Located In Greene County, Ohio. This three percent tax for guests of hotels and motels would provide revenue for the use of the general fund of the City. The Ordinance will be set for public hearing for September, 17, 2007. This Ordinance is modeled after the ones used by the cities of Beavercreek and Xenia.

Mr. Horn explained that Attorney John Koverman who is representing the Karras Family with regard to County Down Residential Development will be present at tonight's Council Meeting. Crosstowne Properties Ltd., the developer, has filed an appeal of a Planning Commission Special Approval Application seeking relief from Condition No. 3:

3. James Karras Drive and bridge shall be constructed in their entirety as conditioned by City Council in its approval dated April 18, 2005, for the Terry Karras, Karras Family Trust Major Use Special Approval Plan.

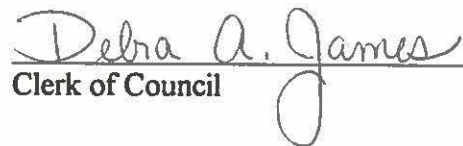
A written agreement between the Property Owner and the City will guarantee that James Karras Drive will be constructed as currently planned when the first parcel in the Office-Planned Development section is developed. The Agreement has not been completed but if the Appeal is granted by Council, it would be subject to the agreement being satisfactory to the City Manager and the City Attorney.

Mr. Horn explained that the Dayton Development Coalition is committed to growing jobs and wealth in our community. The group is requesting the City's participation. Mr. Horn and

Mr. Covell will be meeting with them on Thursday, August 23, 2007. The City's cost for participation would be \$7,500 per year.

Mr. Horn reported that he had received a phone call from Mr. Jim Gallagher concerning the Unified Development Ordinance. Mr. Horn's view is that it will not be ready for awhile (possibly not until next spring). It is Council's pleasure to have Mr. Feverston put together a report outlining the status and giving an estimate of completion. Mr. Horn will let Mr. Jim Gallagher know that this report will be given at the Council Work Session on September 10th.

Mr. Cline made a motion to convene into Executive Session regarding Litigation and Real Estate. Mr. Compton seconded the motion. A roll call vote resulted in seven ayes. At such time, after no official business was conducted, Mr. Cline moved that Council adjourn out of Executive Session. Dr. Gresham seconded the motion. A roll call vote resulted in seven ayes in favor of the motion.


Clerk of Council

Approved 
C. Mark Kingseed, Mayor