

Centerville City Council
Work Session Meeting
April 7, 2003

TIME: 7:30 P.M.
PLACE: Centerville Municipal Building, Law Library
PRESENT: Mayor Sally Beals
Deputy-Mayor C. Mark Kingseed
Councilmembers: Paul Gresham
Susan Lienesch
Douglas Cline
Roger Krass
James Singer
Clerk of Council Marilyn McLaughlin
Assistant Clerk of Council Debra James
City Manager Gregory Horn
Assistant City Manager Judith Gilleland
Economic Development Administrator Chris Pozzuto
Public Works Director Robert James
Assistant to the City Manager Jesse Lightle
Municipal Attorney Robert Farquhar

Mr. Pozzuto presented City Council with an update on the Agreement between the City of Centerville and Graeter's Ice Cream to be located at the northeast corner of Main and Franklin Streets. A draft of the Agreement will be placed in Council packets on Friday, April 11, 2003. He also reviewed an Architectural Site Plan for the northwest corner of Main and Franklin Streets defining parking areas, existing buildings, and a proposed building footprint. Discussion followed relative to the elimination of the parking spaces west of the proposed building footprint. Council agreed with costs projected for the proposed building outlined by Mr. Pozzuto.

An Application for Placement of Farmland in an Agricultural District submitted by Victor W. and Mary J. Smith was briefly reviewed by City Council. This 37.072 acre parcel of land is located at 2230 East Centerville Station Road. This Application has been set for Public Hearing on April 21, 2003.

Council concurred that Judy Davis be reappointed as a member of the Centerville Arts Commission and that Judy Stang be reappointed as a member of the Centerville City School District Personnel Appeals Board.

Mr. Horn reported information received from Attorney Robert Curry that Pyper Construction Company has filed bankruptcy. Council concurred that City Staff make an offer on the purchase of the entire parcel of land owned by Pyper in the \$480,000.00-\$490,000.00 range with money held in escrow for environmental issues. The subject property is situated just south of the City's Public Works building.

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

Mr. Horn reviewed consideration being given by State Legislators to the elimination of the Estate Tax. Some members of Council concurred that Mr. Horn draft a letter for Council's signatures, outlining the adverse effect this action will have on the City of Centerville's finances. It was suggested that Senator Jeffrey Jacobson and Representative John White be invited to attend a future Council Work Session Meeting.

Mr. Horn advised that the video tape produced by Ron Fleming, President of Townscape Institute is available.

Mr. Horn announced that Kiwanis Club of Centerville is interested in doing something significant in the downtown area of Centerville; perhaps a clock at the northeast corner of Main and Franklin Streets. The cost of the clock would be in the \$20,000.00-\$30,000.00 range. Council concurred that the City loan Kiwanis a portion of the money to be paid back within a 2-3 year period.

Mr. Horn outlined a new public-private partnership created by the Dayton Chamber of Commerce and the Miami Valley Regional Planning Commission to ensure that transportation needs in the Miami Valley are being heard, addressed and funded. The partnership is called RAMP-up, the Regional Alliance for Mobility Priorities. In order to raise \$60,000.00 from the private sector for each of the next three years, a voluntary investment of \$.20 per capita is needed from communities in the region on an annual basis. Council concurred that Centerville participate in this endeavor.

Mr. Horn advised that City Staff is preparing Community Development Block Grant Applications for handicap ramps at Main and Franklin Streets, crosswalk audio signals at Main and Franklin, handicap improvements in the Centerville Municipal Building, and repairs to some of the bridges in the Leonard E. Stubbs Memorial Park. Council concurred that these Applications be prepared.

Mr. Horn advised that Madeline Iseli, Executive Director of Inventing Flight, has asked Centerville to host a Community Day during the Inventing Flight activities in downtown Dayton. Centerville's day will be July 19, 2003 beginning with a short presentation at 10:30 A.M.

Mr. Cline reminded Council of the Create The Vision Community Planning Workshop scheduled for April 23, 2003, to begin at 7:00 P.M. in the Centerville High School, South Unit. This workshop will focus on land use in the community. As a result of discussion, Mr. Cline will contact Washington Township Trustee Joyce Young relative to placing a moratorium on the development of large parcels of land until the Comprehensive Plan is in place.

Mr. Krass moved that Council convene into Executive Session to discuss pending court action. Mr. Cline seconded the motion. A roll call vote resulted in seven ayes in favor of the motion.

Maril J. McLaughlin
Clerk of Council

Approved: Sally D. Beak
Mayor