

Centerville City Council  
Work Session Meeting  
April 14, 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  
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  
City Planner Steve Feverston  
Assistant to the City Manager Jesse Lightle  
Municipal Attorney Robert Farquhar

Mr. Feverston reviewed a Rezoning Request filed by Centerville Storage Inns of America for a change of 0.11 acres of land from B-PD, Business-Planned Development to I-PD, Industrial-Planned Development. He located the subject property on a map being a very small triangle of vacant land at 1881 South Metro Drive. The reason for this request is so that the zoning of this small parcel will match the zoning of the rest of the lot. The Planning Commission, by unanimous vote, recommended approval of this rezoning to City Council.

Mr. Feverston reviewed An Ordinance Amending Ordinance No. 11-86, The Zoning Ordinance Of The City Of Centerville, Ohio To Amend Section 23, The Sign Section Of The Zoning Ordinance In Accordance With The Provisions Of Chapter 713 Of The Ohio Revised Code. This Ordinance was initiated by the Planning Commission to give businesses the opportunity to exchange ground sign allowances for wall signs with restrictions. He cited examples of where this procedure could be of benefit to the property owner.

Mr. Pozzuto outlined four minor issues yet to be resolved between Graeter's Ice Cream and the City of Centerville. Mr. Feverston explained the process to be followed for the demolition of buildings purchased by the City of Centerville on the west side of North Main Street just north of Franklin Street.

Mr. Horn identified problems the City is having with Michael Whitt, President of Michael's Lawn and Mulch Company, relative to disagreements concerning work his company did at the new police facility, as well as their involvement with holiday lighting in the center of town. Due to the fact that Michael's Lawn and Mulch Company failed to remove the lights after


two months, City Staff removed the lights in the Architectural Preservation District. There also remains a disagreement relative to the ownership of the subject lights.

Miss Gilleland reviewed various sections of a proposed Right of Way Ordinance. All utility companies have been involved in the preparation of this document. This Ordinance allows the City to administer its rights of way while not placing undue burden upon the utility companies.

Discussion followed relative to the proposed access road onto North Village Drive and the current access road which runs parallel to State Route 48 ending at North Village Drive. The Library has informed the City that they do not want to get involved with any improvements at this time. Council suggested that a formal presentation relative to this matter be provided during the May 19, 2003 Council Meeting.

Dr. Gresham announced that the National League of Cities Human Development Committee will meet in Dayton the first weekend in October. Council concurred that the City of Centerville host the committee on Thursday evening for dinner.

  
Marilyn J. McLaughlin, Clerk of Council

Approved:   
Mayor