

Centerville City Council
Work Session Meeting
August 11, 2003

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

Residents: Christine Nystrom and husband

Ohio Representative John White was present at this meeting to discuss with Council the following issues which are of concern of members of Council and City Staff.

- Local Government Fund Allocation.
- Future Public School Funding.
- Annexation Reform.
- Estate Taxes.
- Income Tax Reform.
- Three-Mile Jurisdiction.
- Home Rule Residency Requirements.
- Kettering Municipal Court/Centerville-Washington Township Satellite Possibility.
- Deferred Compensation.
- Transportation Funding.
- Prevailing Wage.
- Gas Tax.
- Location of Bureau of Motor Vehicles Office and Title Office.

Mr. Horn announced the receipt of a letter from Phillip Parker, President of the Dayton Area Chamber of Commerce explaining a Living Wage Ordinance passed by the City of Dayton. The City of Dayton will make proposals to suburban jurisdictions to pass similar legislation. The Living Wage Ordinance requires organizations and businesses to pay their employees who work on contracts a living wage if the jurisdiction has over \$100,000.00 in contracts.

Mr. Horn suggested that on September 8, 2003 at 6:30 P.M. a short official dedication be held naming the roadway just east of the Centerville Municipal Building "Officer J. P. Kalamann Way".

Miss Gilleland advised that the City has been contacted by Cricket for the co-location of an antenna on the monopole at the new Centerville Police facility. Sprint has also contacted the City for the location of a monopole on the property the City recently purchased immediately south of the Public Works facility on South Suburban Road. Concern was expressed with this proposal without the City having specific plans for the property in question. Mr. Horn pointed out that the intended use for this property is a few months away.

Mr. Horn outlined the increase of revenue and the cost to homeowners if the Montgomery County Human Services Levy receives a possible vote on Election Day.

Mr. Horn advised that the Board of Greene County Commissioners have passed a Resolution in non-support for the proposed restructuring of the Miami Valley Regional Planning Commission. The City of Centerville will be asked to take a position on this matter. The vote will be taken by the organization on August 27, 2003. Discussion followed relative to the pros and cons of the restructuring proposed. Mr. Horn advised that some changes have been made since the first proposal, and although it is not the best situation, it is now better than it was and perhaps the City should give it support.

Mr. Horn suggested that Centerville along with other Municipalities consider the negotiation of a contract relative to gas aggregation. Mr. Horn will pursue this issue further.

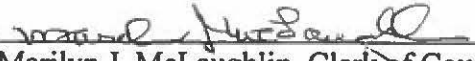
Mr. Horn reviewed a revised concept plan for Divided Ridge, LTD, a development plan for property located south of Social Row Road on each side of Sheehan Road and Paragon Road. A hearing on this proposal will be held on Thursday, August 14, 2003 at 8:30 A.M. by the Montgomery County Planning Commission. A letter concerning this development will be sent by the City of Centerville to the Planning Commission of Montgomery County.

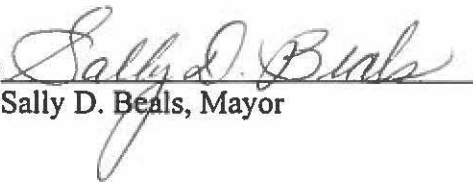
Mr. Horn explained a development plan for property owned by the Turner Family Partnership, LTD, situated on the east side of Paragon Road adjacent to fairway number 7 of the new 9 holes at The Golf Club at Yankee Trace. For the property adjacent to hole number 7 the plan includes a density of 2.78 dwelling units per acre. A letter will be sent to the Montgomery County Planning Commission stating the City's opposition to this transitional zoning.

Mr. Cline moved that Council convene into Executive Session to discuss litigation. Dr. Gresham seconded the motion. A roll call vote resulted in seven ayes in favor of the motion.

Following the conclusion of the Executive Session, Council convened into Regular Session.

Upon question of Mr. Singer, Mr. Horn outlined preliminary activities relative to the proposed access road east of State Route 48 from Fireside Drive to North Village Drive. As a result of discussion, it was determined that a letter be sent to the Villager Apartments relative to property needed for right-of-way.


Marilyn J. McLaughlin, Clerk of Council

Approved: 
Sally D. Beals, Mayor