

Centerville City Council
Work Session Meeting
August 26, 2002

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

Washington Township Fire Chief Ken Parks was present at this meeting to give Council an update on plans for the Fire Department projected for the next five years. During this period of time two of the five stations will be relocated. Mr. Krass encouraged improved fire safety for the area of Yankee Trace. Upon question of Mr. Singer, Chief Parks advised that they are registered for accreditation. He outlined the procedure and costs involved. The Fire Department is not tying into a joint dispatching system, however, computerized dispatching is their goal.

Joseph Kaufman, Carol Edwards, Mark Kenner and Warren Tripp, were present to discuss with City Council the possibility of locating a dog park in the Leonard E. Stubbs Memorial Park. Mr. Kaufman indicated five sites which he believed to be suitable for the dog park. He outlined the advantages of three of the five sites as opposed to the location of a dog park in the Activity Center. Mr. Kaufman advised that the Centerville-Washington Park District has private dollars for the construction of such a park. Mayor Beals pointed out that Stubbs Park is the only recreation area the City owns, while the Park District has one thousand acres. Copies of the Development Master Plan for Stubbs Park was distributed to City Council and to citizens in attendance. Mr. Horn outlined the many requests the City has had through the years for other uses in the park. Discussion followed relative to future plans for all areas of Stubbs Park and the fact that this Park is funded only by City residents, it is not a joint venture between the City and the Township. The citizens present were encouraged to pursue the location of the dog park in one of the parks owned by the Centerville-Washington Park District.

Council concurred that the following reappointments be made:
Sister City Committee - Marilyn Hoback
Centerville Arts Commission - Thomas Bradrick

Mr. Kingseed gave an update relative to plans for a different war memorial in Stubbs Park. The Committee has met with designers and on Thursday of this week, presentations will be received. Information will be forthcoming to Council at a future meeting.

Mr. Horn outlined some issues being discussed relative to the perpetual lease agreement to be executed between E. G. Lewis and the Centerville City School District or the City of Centerville involving the 9.45 acres of land owned by Mr. Lewis to remain undeveloped on the north side of Loop Road. Discussions continue between Mr. Horn and Centerville City School Superintendent Frank DePalma relative to this matter.

Mr. Horn advised that Great Traditions Land and Development Company has agreed that builder Bob Rhodes develop the undeveloped property in Yankee Trace west of Paragon Road with detached structures.

Mr. Horn explained that new traffic signals on State Route 48 at Bradstreet Road are in the development stage.


Upon request of Mr. Horn, Mr. Feverston reviewed for Council the site plan for a Martial Arts Center proposed to be located on the north side of Clio Road, east of Bigger Road. Discussion followed relative to the exterior design of the building. The site plan was approved by the Planning Commission on Tuesday, August 13, 2002. Council requested a review of this project and requested that City Staff work with the developer to accomplish some architectural changes prior to the Public Hearing which will be set for Monday, September 16, 2002 before City Council.

Mr. Horn brought attention to a memo sent to City Council on August 23, 2002 relative to Mr. Farquhar's concern that the restriction of hours for the new Voss Body Shop would not hold up to a legal challenge. He recommended that if the majority of Council decide to move forward with such restrictions, that they be placed only on the body shop operation and not on the parts area, office, detail areas, etc. Mr. Farquhar feels that the more Council narrows the applicability of any time restriction, the better the chances are that such action would not be overturned by the courts. Mr. Horn also brought attention to a communication from Mr. Farquhar to Councilmember Paul Gresham relative to the potential of Voss litigation. Discussion followed relative to the establishment of hours of operation for the Voss Chevrolet/Voss Dodge facility to be constructed on the north side of Loop Road. Mr. Cline pointed out that businesses in a same area should be consistent with each other. Mr. Farquhar advised that if a nuisance occurs in the future, an Ordinance could be passed to impose the same restrictions on all business establishments. As a result of further discussion, this item will be placed on the Work Session Agenda for Monday, September 9, 2002 at which time both Voss and Village South residents will be asked to respond, each with one presenter. Mr. Kingseed was not present for this item of discussion.

Mr. Krass questioned the colors of brick on the office building on the west side of South Main Street (formerly Friendly's Ice Cream).

Mr. Horn distributed to Council a memo prepared by Finance Director Mark Schlagheck relative to a change in the City's insurance carrier. Legislation to effect this change will be placed on the agenda for the September 16, 2002 Council Meeting.


Marilyn J. McLaughlin, Clerk of Council

Approved: 
Sally D. Beals, Mayor