

Centerville City Council
Work Session Meeting
August 27, 2001

TIME: 7:00 P.M.
PLACE: The Golf Club at Yankee Trace, Centerville Room
PRESENT: Mayor Sally Beals
Deputy-Mayor James Singer
Councilmembers: Susan Lienesch
C. Mark Kingseed
Roger Krass
Paul Gresham
Douglas Cline
Clerk of Council Marilyn McLaughlin
City Manager Gregory Horn
Assistant City Manager Judith Gilleland
Assistant to the City Manager Jesse Lightle
Head Golf Professional Patrick Bayley
Golf Maintenance Superintendent John Miller

At approximately 5:30 P.M. City Council toured the construction area for the new nine golf holes and residential areas at Yankee Trace. At the conclusion of the tour, following dinner, Mr. Horn outlined the proposed construction schedule for the next several months.

Mr. Horn reviewed a recent meeting with Dr. Thomas relative to the City's purchase of the Thomas farm. He proposed an offer of \$1,850,000.00 with two contingencies (no environmental or pipe line issues). The majority of Council concurred that Mr. Horn continue to pursue the purchase of this farm up to \$2,000,000.00. Mr. Kingseed expressed his displeasure with this purchase in consideration of its potential use in the future.

Miss Gilleland outlined her contact with Dr. Percy relative to the City's purchase of the property he owns adjacent and west of the new Centerville police facility. Dr. Percy has indicated that he is not interested in selling this property. Discussion followed relative to the need for this property for additional parking sometime in the future. The majority of Council concurred that the City continue to pursue the purchase of this property or to take it by emanate domain. Mrs. Lienesch suggested that the City not move so quickly relative to this issue.


Mr. Horn reviewed the Public Hearing held by Washington Township on August 21, 2001, concerning the rezoning of the Ratermann farm at 441 West Spring Valley Road to a multi-family zone classification. Petitions were presented at the Public Hearing and much opposition was expressed. A decision on this issue was tabled for two to three weeks. Discussion followed relative to the City's interest to purchase this property. Mrs. Ratermann has indicated her intent to continue to pursue the rezoning issue. Council concurred that if an offer to purchase this property becomes possible, that the offer be \$31,000.00 per acre.

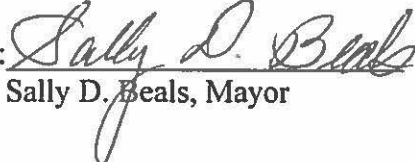
Mayor Beals reviewed her meeting with Teresa Schulte, Clerk of Council for the City of Mason and a member of the Ohio Municipal League Board of Directors. Ms. Schulte indicated Mason's intent not to participate in the Referendum being pursued against Senate Bill 5. Mr. Horn advised that petitions are being circulated by various Cities.

Mr. Horn reviewed correspondence he sent to the Ohio Department of Transportation District 7 relative to Washington Township's request for a traffic signal at the intersection of State Route 48 and Elmwood Drive within the corporate limits of the City of Centerville. ODOT has indicated that they would be willing to fund 50% of this signal if the Township will pay the other 50%. However, it appears that if the City does not agree that this signal is warranted, the State monies will be pulled. Discussion followed relative to the fact that the City Staff has determined this signal is not warranted, that the erection of a light at this intersection would nullify the need for a light at the intersection of Corporate Way and Alexandersville-Bellbrook Road, and that many lights have been requested in various areas of the City and have not been erected. Council concurred with City Staff's determination that a traffic signal at Elmwood Drive and State Route 48 is not warranted.

Mrs. Lienesch advised that she recently attended a meeting of the Centerville-Washington Park District at which time the improvement of the pathway between Braewood Trail and the Black Oak Swim Club in the Black Oak Park was discussed. Their plan is to remove the asphalt, to re-grade the path with topsoil and re-seed. At this meeting, Mrs. Lienesch supported Mr. Horn's letter suggesting that the pathway be improved with a scratch coat and an overlay.

Mr. Horn outlined drainage problems which occurred in the Alexandersville-Bellbrook construction area caused by the heavy rainfall on Sunday, August 26, 2001. Three homes on Ambridge Road experienced flooding from the construction area.


Marilyn J. McLaughlin
Clerk of Council

Approved: 
Sally D. Beals, Mayor