

Centerville City Council
Work Session Meeting
July 10, 2000

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

Landmarks Foundation of Centerville Washington Township: Martha Boice
James Reppert

Franco Ruffini from the Ohio Historic Preservation Office was present at this meeting to review for Council the process to become a Certified Local Government and the advantages therefor. The purpose of the Certified Local Government program is to involve local governments in the preservation of historic landmarks, buildings, structures, etc. Mr. Ruffini outlined the project types which have been funded through grants from the Federal government through the Certified Local Government program. In Municipalities designated as a Certified Local Government, buildings on the National Register are eligible to receive these grants, said grants are administered by the National Park Service. In some cases the Municipality acts as a pass through for grants, 40% of the project being paid by the property owner and 60% from the Federal government. Mr. Horn pointed out that receiving a grant may not be cost effective depending upon administrative costs. In order to apply to become a Certified Local Government, the following must be in place:

A Historic Preservation Commission must be established.

A Landmark Preservation Ordinance.

Guidelines must be established.

Maintenance of a system to identify historic properties.

The application is reviewed by the Ohio Historic Preservation Office for approval. Thirty three Cities in Ohio are currently Certified Local Governments. Council concurred that City Staff proceed with an application for the City of Centerville to become a Certified Local Government. Mr. Feverston will review the City's Landmark Preservation Ordinance to determine if it is appropriate.

Planning Commission members James Durham, Richard Pluckebaum, Patrick Hansford, Rand Oliver, and Joe Weingarten were present at this meeting to discuss with Council the revised Master Plan for Yankee Trace.

Mr. Feverston reviewed the Community Master Plan For Yankee Trace as revised to include the Urpenbeck product west of Paragon Road and the Big House concept east of Paragon Road both in the area of the additional nine holes of golf at The Golf Club at Yankee Trace.

Mr. Durham, speaking as Chairman of the Planning Commission, expressed his concern with the Big House concept being located with single-family, the lack of buffering, and the potential adverse effect it could have upon Rose Estates.

Mr. Oliver expressed concern with the potential traffic pattern and increase of traffic which could be generated by the many units to be located in the Big House area.

Mr. Horn pointed out that Yankee Trace will end up with a non-dense overall development based upon acreage involved in the entire development and the number of units proposed. He advised that he has encouraged Great Traditions Land and Development Company to develop the property located east of Paragon Road with the Urpenbeck product instead of the Big House concept. However, with the construction of the Big House concept, the overall density will be that which has been agreed to between Great Traditions and the City of Centerville.

As a result of discussion, the Planning Commission during review of the revised Master Plan for Yankee Trace, will attempt to have parkland dedicated adjacent to Rose Estates thus eliminating the continuation of Shawnee Trail, obtain a satisfactory traffic pattern, good landscaping, but they will approve the Big House concept if necessary.

Mrs. Lienesch suggested placing a notice in the newspaper of properties needing maintenance, such as cutting of grass, etc. A draft notice will be prepared by City Staff for review by City Council.

Approved Sally D. Beals
Mayor

Joseph W. Saugli
Clerk of Council