

Centerville City Council
Work Session Meeting
August 14, 2000

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

Council interviewed John A. Moraites and Carolyn Basford for appointment as members of the Sister City Committee. Council concurred that said appointments be made.

Board Members for the Centerville-Washington Park District Harvey Smith, Michael Rice, Nancy Steinfurth, and Director Carol Kennard were present at this meeting upon invitation of City Council to discuss the possible annexation of 9.796 acres of parkland located along the west side of Yankee Street to the City of Centerville. Mr. Feverston located the subject property on a map. Mr. Horn outlined the advantages to the City and to the Park District if this annexation took place: the City would have full control of Yankee Street, it would provide for uniform speed limits, Yankee Street could be constructed as a City street with medians to match that which already exists in some areas of Yankee Street, dual police protection for the Park, and improved aesthetics in the area of Yankee Trace and the Park. Construction costs for the widening of Yankee Street would be the responsibility of the City of Centerville.

James Durham, Planning Commission Chairman, was present at this meeting to discuss with Council the proposal of Great Traditions Land and Development Company for the construction of apartments (Big Houses) and the Erpenbeck product at Yankee Trace. He asked for direction from Council relative to the Big Houses. In consideration of the opposition expressed by residents in Rose Estates and Yankee Trace, Council concurred that the Big Houses not become a reality.

Mr. Feverston reviewed the Record Plan for Yankee Trace, Section 23 (Partial 12) and located the subject property on a map being situated east of Yankee Street, south and west of Yankee Trace Drive. Proposed is the development of a 30.676 acre parcel of land into 66 lots. The Planning Commission recommended approval of this Record Plan to City Council subject to the following conditions:

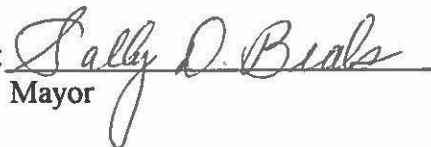
The final grading and stormwater drainage plan shall be subject to approval by the City Engineering Department.

In lieu of completion of the required improvements prior to the recording of the plat, a Performance Bond in an amount acceptable to the City Engineer shall be posted by the developer with the City of Centerville and a Subdivider's Agreement entered into with the City by the developer.

Mayor Beals made reference to a request received from Gerald Woodley that a Special Meeting of Council be scheduled so that their Rezoning Request presently before the Planning Commission can move as quickly as possible through the rezoning process. Mr. Feverston explained the fact that half of the subject property is zoned B-PD, Business-Planned Development and half I-PD, Industrial-Planned Development. The requested rezoning is to change the B-PD to I-PD, thus providing the same zone classification for the entire parcel. Mr. Woodley has a client interested in locating on the property in question. Council concurred that a Special Meeting of Council be scheduled for Monday, September 11, 2000.

Mr. Feverston announced contact he received from Cornelius Martin seeking information relative to the possibility of rezoning the property along the west side of Wilmington Pike north of Planet Ford for the location of a Mercury Auto Dealership. In consideration of the residential properties to the north and west, Council did not support a zoning change for said purpose.


Marilyn J. McLaughlin
Clerk of Council

Approved: 
Mayor