

Centerville City Council  
Work Session Meeting  
January 5, 1998

TIME: 7:30 P.M.  
PLACE: Centerville Municipal Building, Law Library  
PRESENT: Mayor Sally Beals  
Deputy-Mayor C. Mark Kingseed  
Councilmembers James Singer  
Susan Lienesch  
James Reppert  
J. V. Stone  
George Smith  
Clerk of Council Marilyn McLaughlin  
Assistant Clerk of Council Peggy Whisman  
City Manager Gregory Horn  
Assistant City Manager Judith Gilleland  
Director of Public Works Steve Weaver  
City Planner Steve Feverston  
Assistant to the City Manager Kelly Fackel

City Council interviewed the following applicants for appointment to the Centerville Arts Commission:

Cheri Williams-Alvarado  
Michael Haase

Council concurred that said appointments be made.

Mr. Virgil Hill, President of Past Commanders, Veterans of Foreign Wars Kettering Memorial Post 9927, was present at this meeting to review for Council his proposal to honor all veterans by naming State Route 48 between Covington, Ohio and Lebanon, Ohio "All Veterans Memorial Way". This proposal has been unanimously approved by the Third District Veterans of Foreign Wars, which has a member post in every City along the way. Mr. Hill outlined the entities who have offered support for this overlay. Council concurred to offer support for this endeavor.

Mayor Beals announced the receipt of correspondence received from Minnie Fells Johnson, Executive Director of the Miami Valley Regional Transit Authority, relative to the request for service along Loop Road at the Cross Pointe Centre. They are currently reviewing this request to determine its possibility. The earliest it could be implemented would be March, 1998.

Mr. Feverston reviewed the Rezoning Request filed by McDougall Associates, Inc. for property located east of Loop Road and south of I-675, property owned by SK Realty. Requested is a change of 13.956 acres from R-PD (Residential-Planned Development) to O-PD (Office-Planned Development) to permit the construction of a technical school and office space.

Mr. Feverston located the subject property on a map and identified adjacent zone classifications and land uses. The Planning Commission, by a vote of 6-1, recommended approval of this Rezoning Request to City Council.

Mr. Horn reviewed a proposed amendment to the Centerville Zoning Ordinance to provide for a space buffer between a commercial entertainment use and any residential building and residential zone district. The Planning Commission, by a vote of 7-0, recommended approval of this Ordinance to City Council.

Mr. Horn explained a proposed amendment to the Centerville Municipal Code to better define a junk motor vehicle. The Ordinance provides that a vehicle must be licensed and operable to be stored on the exterior of a building. Discussion followed relative to the numbering system and language included in Section 660.07 of the current and proposed amendment to the Municipal Code. Council concurred that the proposed amendment to Section 1484.04 (q) Motor Vehicles (1) Residential Areas, include the following sentence: A vehicle of any type shall not at any time undergo a major overhaul, including body work, in a residential district, unless such work is performed in an enclosed building with walls through which one cannot see. Mr. Horn will obtain clarification from Municipal Attorney Robert Farquhar relative to items discussed by Council concerning this particular issue.

Mr. Horn reviewed an Ordinance to provide for the recovery of costs incurred by the City in the removal of garbage, rubbish or junk from private property. Council concurred with this amendment to the Centerville Municipal Code.

Following written ballots by members of Council for the election of Deputy-Mayor, James Singer was selected to fill that position. This will be formalized at the Council Meeting scheduled for January 26, 1998.

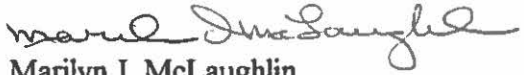
Mr. Horn announced the birthday celebration honoring WDTN-TV2's news anchor Carl Day on Thursday, January 8, 1998 at the Mandalay Banquet Center to begin with a social hour at 5:30 P.M. followed by dinner and a program starting at 7:30 P.M. This is a benefit for The Dayton Area Heart & Cancer Association.

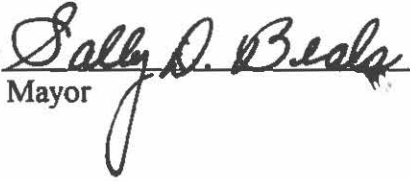
Mr. Horn announced a meeting of the Aircraft Noise Task Force scheduled for Thursday, January 8, 1998 to begin at 7:00 P.M. at the Washington Township Government Center.

Mr. Horn advised that word was received this date that The Franciscan will not be occupying the old K-Mart facility on the east side of South Main Street in Centerville.

Mr. Horn advised that the City of Trotwood will probably be asking for \$1,900,000 from the EDGE program for the construction of a baseball facility. The majority of Council agreed that the City not support this issue.

Mr. Horn reviewed a proposal for the construction of monopole on City owned property. If this monopole is not erected on City property it will probably be placed very near in Washington Township and will be viewed by many as being located in the City of Centerville. The City would generate revenue from this endeavor. The majority of Council concurred that discussions continue relative to this matter.

  
Marilyn J. McLaughlin  
Clerk of Council

Approved:   
Mayor