

Centerville City Council
Work Session Meeting
September 28, 1998

TIME: 8:30 p.m.
PLACE: Centerville Municipal Building, Law Library
PRESENT: Mayor Sally Beals
Deputy-Mayor James Singer
Councilmembers: George Smith
C. Mark Kingseed
James Reppert
Susan Lienesch
J. V. Stone
Clerk of Council Marilyn McLaughlin
City Manager Gregory Horn
Assistant City Manager Judith Gilleland
Public Works Director Steve Weaver
City Planner Steve Feverston
Assistant to the City Manager Kelly Fackel

In consideration of the John P. Kalamon Golf Tournament scheduled for Monday, October 5, 1998, Council discussed whether to hold a Work Session that same evening. The majority of Council concurred that a Work Session be held at Yankee Trace to begin at 7:30 P.M. in the Academy Lounge.

Ron Weir, Americana Festival, Inc. President; Betty Ann Perkins, Centerville Historical Commission Chairman; Robert Daley, Centerville-Washington Township Historical Society President; Lynn Russell, Walton House Administrator; and Stevie Hardyal, member of the Centerville Arts Commission were present at this meeting to identify their potential use of the Asahel Wright House. Discussed was the use of this facility to display arts, to provide office and storage space for the different organizations, and to be utilized as a community resource facility. Options outlined by Council were the preservation of the house, the sale of the house, the rental of the house with covenants and how the house could be utilized by four different groups. Also reviewed were costs to continue the preservation and the maintenance of the house by the City of Centerville. Upon suggestion by Mrs. Perkins, the groups will meet to determine how they can jointly utilize the building and report back to City Council their proposal. Council concurred to review the appraisal for the house, to discuss the offers received to purchase and to rent, and the groups proposal during the October 26, 1998 Council Work Session.

Attorney John Koverman, Greg Land, and James Cohen, representing CMC Properties, Inc. reviewed for Council a proposed development for the northeast corner of Bigger Road and Cloy Road. They outlined some difficulties with the development of this 4.5 acre tract. Two variances will be necessary: one for the height of two buildings, and one for an increase in the footprint of the buildings. Proposed is the construction of three story buildings with footprints of 10,000 square feet per building. Mr. Feverston advised that permitted in this zone classification

are two story buildings with a footprint of 500 square feet. Mr. Koverman identified the architecture of the buildings to be in keeping with a residential neighborhood, spaces in the building will be rented to small businesses. Mr. Feverston explained how the buildings could be constructed in depressed areas thus eliminating the need for a height variance. He located the subject property on a map and identified adjacent land uses.

Mr. Feverston reviewed for Council three options Judge Froelich has requested that City Council evaluate for a possible settlement in the Elliott vinyl siding case:

1. The City of Centerville may purchase the Elliott House at 60 South Main Street.
2. The City of Centerville may agree to allow the Elliotts to replace the vinyl siding in the gabled ends with scalloped vinyl siding (previously offered by the Elliotts and rejected by the City Council)
3. The Elliotts may hire a consultant, that is chosen by the City, to quote the cost of removing the vinyl siding and restoring the existing wood siding. The City would pay an equitable amount towards this restoration. This amount would be greater than the \$5,000 offer initially proposed by the City that was rejected by the Elliotts.

Following discussion concerning these options, City Council rejected all three.



Marilyn J. McLaughlin

Clerk of Council

Approved: _____

Mayor

