

Centerville City Council
Work Session Meeting
July 15, 1996

TIME: 7:30 P.M.
PLACE: Centerville Municipal Building, Law Library
PRESENT: Mayor Sally Beals
Deputy-Mayor C. Mark Kingseed
Councilmembers J. V. Stone
James Singer
Susan Lienesch
James Reppert
Brooks Compton
Clerk of Council Marilyn McLaughlin
Assistant Clerk of Council Peggy Whisman
City Manger Gregory Horn
Assistant City Manager Michael Haverland
Public Works Director Steve Weaver
Assistant to the City Manager Judith Gilleland
Municipal Attorney Robert Farquhar

Mr. Horn reviewed the one bid received for the construction of the Yankee Street underpass. The bid received in the amount of \$639,821.78 was in excess of ten percent of the engineer's cost estimate for the project. In an effort to reduce the cost of the project, fill material can be trucked from the Clyo Road reconstruction project to the project site which would amount to a deduct from the bid of approximately \$57,000.00. Montgomery County has agreed to increase their financial assistance in the project by \$15,000.00, thus making their share \$140,000.00. Due to the fact that the project will probably not be totally completed until 1997, the final layer of asphalt can be incorporated into the 1997 street resurfacing program, thus providing another deduct from the bid price. The City is receiving pressure from Great Traditions Land Development Group for the construction of this underpass in consideration of the fact that it provides the connection between the residential development on the west side of Yankee Street and the Yankee Trace community. Mr. Horn recommended that the bid be accepted in the amount of \$560,000.00.

Mr. Horn reviewed for Council correspondence he received from Great Traditions outlining sections of the Agreement between the City of Centerville and Great Traditions in which the City is alleged to be in default.

Mayor Beals pointed out that a stay has been issued against the City moving forward with the annexation petition of H.R. Investments and Sarah M. Teague for the annexation of 8.222 acres of land from the unincorporated area of Washington Township to the City of Centerville. This item was removed from the Council Meeting Agenda which follows this Work Session.

Mr. Horn advised that information has been received from Montgomery County Administrator Don Vermillion stating their intent to put in place the proposed relief sanitary sewer which will address problems in the Village South area. However, this project has been delayed due to problems encountered in other areas and will probably not take place before 1998-99.

Mrs. Lienesch reviewed a meeting she recently had with the President of the Nestle Creek Homeowners Association and other residents relative to incomplete landscaped areas in Nestle Creek II and III. She indicated that residents may be bringing their discontent before City Council.

Following the Council Meeting, City Council reconvened into Work Session to discuss the following issues.

Discussed were agenda items for the joint City/Township meeting scheduled for Monday, July 29, 1996. Council concurred that the following items be listed for discussion:

- Curfew
- Pending litigation
- Annexation
- Levies
- Next joint entities meeting

Upon questions of Mr. Reppert, Mr. Horn reported the following:

The construction of the Yankee Street underpass is five to six months late due to long gaps between reviews and to engineering firms taking a long time to respond with proposals.

City Staff is reviewing the on-street parking along Loop Road in front of auto dealerships.

City Staff will ^{analyze} ~~analyze~~ time provided for pedestrian crossing on Main Street at Franklin Street during cross walk signals. Mr. Reppert asked for adequate time for pedestrians crossing Main Street when signals are installed at Irongate Park Drive.

No decision has been reached relative to catering at Benham's Grove by the Gallery at Yankee Trace.

The draft of a landscape Ordinance remains in Planning Commission. Council discussed the possibility of a joint meeting between City Council and the

Planning Commission to discuss the preparation of this document as well as a tree preservation Ordinance.

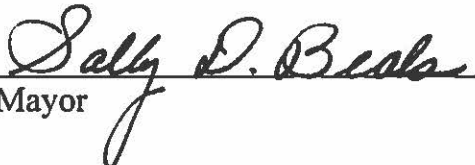
Discussion followed relative to the annexation of 154.8944 acres of land to the City of Centerville and concerns expressed by Attorney Dick Brahm. Council concurred that the following steps be followed concerning the territory in question:

The annexation petition for 154.8944 currently before the Board of County Commissioners, Montgomery County, be withdrawn prior to its public hearing scheduled for July 26, 1996.

The annexation petition of Dr. and Mrs. Ronald Goenner be filed at this time to provide better contiguity for the annexation of property belonging to the Yankee Development Group.

The filing of the 154+ annexation, the deletion of a portion of the territory included in the annexation petition, the addition of other areas, and the inclusion of properties not willing to sign the petition will be reviewed with Dick Brahm; petitions will then be filed upon his recommendation.


Marilyn J. McLaughlin
Clerk of Council

Approved: 
Mayor