

CENTERVILLE CITY COUNCIL
WORK SESSION MEETING
OCTOBER 31, 1988

TIME: 7:30 P.M.
PLACE: Centerville Municipal Building, Law Library

PRESENT: Mayor Shirley Heintz
Deputy-Mayor James Singer
Councilmembers J. V. Stone
Brooks Compton
Sally Beals
Bernard Samples
Jeffrey Siler
Clerk of Council Marilyn McLaughlin
City Manager Darryl Kenning
Administrative Assistant Stephen King
City Planner Alan Schwab

Mr. Schwab reviewed for Council the Record Plan for Centerville Business Park, Section Two, located north of Clyo Road, west of Bigger Road and south of I-675. The zoning of the 31.269 acre parcel is I-PD, Industrial Planned Development. This Record Plan completes the platting of the Centerville Business Park site by creating two lots north and south of the proposed Centerville Business Parkway. This will provide for the dedication of the Parkway to Clyo Road. The Planning Commission, by unanimous vote, recommended approval of this Record Plan subject to the following conditions:

1. The loop street shall be named Centerville Business Parkway and so labeled on the Record Plan.
2. Sidewalks shall be constructed on both sides of Centerville Business Parkway along the edge of the right-of-way line.
3. The plans for water lines and fire hydrants shall be approved by the Washington Township Fire Department.
4. A stormwater drainage plan shall be approved by the City Engineer for the northeast corner of the plat that shows stormwater drainage calculations and incorporating retention and/or detention and erosion control during construction in accordance with the provisions of the Stormwater Drainage Control Ordinance.
5. An easement shall be required to the retention basin to allow emergency access by the City.
6. The final grading plans and stormwater drainage plans shall be approved by the City Engineering Department as complying with the Flood Damage Prevention Ordinance.
7. 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.

Mr. Dick Witt, representing the developer and Mr. Bill Schindler, Lockwood, Jones and Beals, Inc., Engineers for the

project, requested a Special Council Meeting so that this project may proceed as quickly as possible. Council concurred with this request.

Councilmembers Sally Beals and James Singer entered the meeting at this time.

Discussion followed relative to the merits of a joint Meeting between City Council and the Planning Commission. Council concurred that such a Meeting be scheduled by the City Manager in a few weeks.

Mr. Kenning advised that documentation relative to the size of storms in Centerville during the past 20 years will be included in Council packets this week.

Upon previous request of Marian Simmons, Council concurred that the City of Centerville support the establishment of a Water Advisory Committee similar to Montgomery County's Solid Waste Advisory Committee to provide oversight on drinking water. A Resolution for this purpose will be an agenda item for the November 21, 1988 Council Meeting.

Mrs. Beals moved that this Council Work Session Meeting be extended until 9:30 P.M. Mr. Compton seconded the motion. The motion passed by a 5 to 2 vote with Mr. Stone and Mr. Samples voting no.

Mr. Compton asked for more direction from Council concerning Seniors, Inc. Long Range Plan. The majority of Council concurred that minor renovations be explored for kitchen and bathroom facilities at their present location, cost to be paid for by St. Leonards, a portion by the City of Centerville and a portion by Washington Township. Future plans shall be delayed until details are firmed relative to the Recreation Center and a Recreation District.

Council further discussed the request of the Centerville Historical Society for \$8,000.00 so that a part time Administrator may be hired for the Historical Society. Council concurred to support this request to the amount necessary after the Society has approached Washington Township, and that documentation be presented to the City outlining future goals.

Mr. Kenning briefly reviewed for Council a request received from Tom Stolz for additional revenue for the development of the Leonard E. Stubbs Memorial Park for 1988. Council concurred with this request and requested that Mr. Stolz be advised that he must stay within his limit in 1989.

Marilyn J. McLaughlin
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Clerk of Council

Approved: *Shirley F. Heints*
Mayor