

CENTERVILLE CITY COUNCIL  
WORK SESSION MEETING  
SEPTEMBER 28, 1987

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

PRESENT: Mayor Shirley Heintz  
Deputy-Mayor Brooks Compton  
Councilmembers Jeffrey Siler  
J. V. Stone  
Charles Taylor  
Clerk of Council Marilyn McLaughlin  
City Manager Darryl Kenning  
Administrative Assistant Stephen King  
City Planner Alan Schwab  
Service Director Richard Bishop

Mr. Murray Guttman, Chairman of the Board, Hills Developers, reviewed for Council their request to place a temporary sales trailer at their development in Centerville. The location of the trailer to be along Bigger Road and to remain in place no longer than six months. Mr. Schwab located the trailer on a map and identified the request as a minor amendment to an approved Site Plan. Council concurred with this request.

Mr. Kenning and Mr. Schwab reviewed requests which have been made to the Board of Architectural Review for the placement of banners over Main Street and Franklin Street in the Architectural Preservation District. Discussion followed relative to risks involved and the administration of permits for the erection of these banners. The majority of Council concurred that banner requests be administered at the Staff level, communicating with the Board of Architectural Review.

Mr. Bishop outlined ways by which a new loader system would improve services to residents in the City of Centerville. One man could operate the trash/brush loader system. The equipment would also be used for cleaning ditches and the removal of large accumulations of snow. Mr. Bishop recommended the purchase of the truck, the dump trailer, the mechanized unit and a few attachments for an estimated cost of \$45,000.00. Council concurred to proceed with the purchase of this equipment.

Mr. Bishop explained for Council a new crack sealant system now available which would provide a much improved method of sealing cracks in City streets in Centerville. This will cost the City approximately \$10,000.00. Monies are available in the 1987 budget.

Mr. Kenning reviewed for Council a proposal received from Koogler-Suburban Refuse Removal Company, to offer residents in Centerville a mobile refuse cart program. This would be an optional service for a charge of \$2.50 per cart per month. The

carts have a capacity of at least 90 gallon. Koogler would provide the City with hydraulic-cart dumpers which would eliminate the manual dumping of cans by City employees. In order to protect Koogler's investment if this proposal was accepted by the City, Koogler requests that the City guarantee them the exclusive right to the renting of mobile carts for a period of five years or that the City charge other vendors desiring to provide this same service a license fee equal to the amount spent by Koogler. Comparisons and additional information concerning this type service will be obtained by the City Manager and presented to City Council for further consideration.


Mr. Kenning updated Council on the installation of sidewalk in front of the City's Annex Building on South Suburban Road. Sidewalk will be installed later this year or early in 1988.

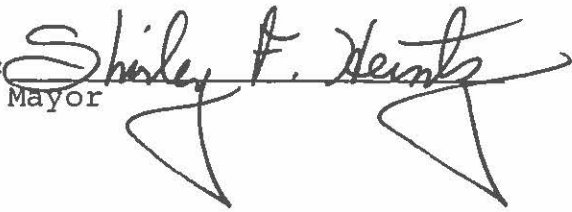
Mr. Kenning reviewed for Council previous plans to locate storage bins to the rear of the Annex Building on South Suburban Road. The ground is loosely compacted upon which the bins would be located. Mr. Kenning suggested that the City pursue the purchase of the nearby properties presently owned by Washington Township and the Centerville City School District in lieu of the present construction of storage bins as planned. Discussion followed relative to the purchase of these two properties, to the relocation of the proposed storage bins and to the City's conformity with zoning requirements in relation to requirements made by the City of neighboring property owners. The majority of Council concurred that the City Manager obtain a purchase price for the two properties mentioned above.

Mr. Schwab reviewed an Appeal filed by Paul J. Striebel & Associates on behalf of Voss Chevrolet, against a condition contained in Planning Commission's approval of a Special Approval Application for a new service addition to an existing building on Loop Road. The condition being appealed is "1. A sidewalk shall be constructed in front of the premises along Loop Road to standards acceptable to the City Engineer." The Applicant objects to the installation of sidewalk due to the fact that properties east and west of the subject property do not have sidewalk and will not because both properties are improved. Discussion followed relative to the City's policy on sidewalks and to the fact that the City spends money each year to install missing links in the sidewalk network.

Mr. Schwab reviewed the Planning Commission Special Approval Application submitted by Anthony F. Staub to construct a new 15,000 square foot office building at 121 and 133 North Main Street in the Architectural Preservation District. The proposed building will be three stories in the rear, two stories in the front with a height of 47 feet. Discussion followed relative to the recommendation of the Board of Architectural Review to the Planning Commission that the overall height of the building not exceed thirty-eight feet, and to Planning Commission's approval of a 47 foot high building. The building design includes a very

high pitched roof, characteristic of Paul Striebel. This matter has been set for Public Hearing before Council on October 19, 1987.

  
Marilyn J. McLaughlin  
Clerk of Council

Approved:   
Mayor