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Student Aline Weixler, staying with Mr. and Mrs. Roy Baver, residents of the City of Centerville. Miss Weixler presented to Mayor Heintz a book about her home town, a gift from the Burgermeister of Graz Austria.

SISTER CITY COMMITTEE

Mayor Heintz administered the Oath of Office to Sister City Committee Members Sandra J. Baver and Norman Ilsley.

CITY BEAUTIFUL COMMISSION

Mayor Heintz administered the Oath of Office to City Beautiful Commission Member Jim Hussey.

Mr. Bob Maynes, representing the Sons of the American Revolution, presented to Mayor Heintz a token of their appreciation for the Memorial Day parade in Centerville in 1985.

Mayor Heintz announced the signing of a Proclamation designating September 14, 1985 as American Business Women's Day in Centerville.

Mayor Heintz expressed appreciation to the Washington Township Division of Fire for their excellent Ice Cream Social held on Sunday, August 11, 1985.

Mayor Heintz advised that the Centerville High School Coeds will be marching in the Thanksgiving Day parade in Waterloo, Ontario Canada, Centerville's Sister City, on October 14, 1985.

Mayor Heintz welcomed exchange student Henning Mauhl, a Sister City exchange from Bad Zwischenahn, West Germany. Henning is staying with Sister City Committee Member Karlene Sowder during the 1985-86 school year.

Mr. Kenning advised that the Combined Health District of Montgomery County will again on October 8, 1985 provide influenza vaccinations to senior citizens at the Centerville Municipal Building in the Community Room, between the hours of 1:30 and 4:00 P.M. The cost will be \$3.00 based on each individual's ability to pay. Everyone is eligible for the vaccination except for those having a fever at the time of vaccination, those being allergic to eggs and those having a previous severe reaction to the vaccination.

Mr. Kenning reviewed the progress being made with street improvement projects in the City of Centerville. The State of Ohio has indicated that the first lift of asphalt should be complete on State Route 48 north from Spring Valley Road, during the current week. The second and final lift should be in place in approximately two weeks. Bigger Road is progressing well, motorists should be using new surface yet this fall. The congestion at the intersection of State Route 48 and

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Alexandersville-Bellbrook Road will continue for approximately four weeks.

BOY SCOUT TROOP 516 GARAGE SALE

Mr. Kenning reviewed the Planning Commission Meeting held July 30, 1985 at which time the Commission considered a request of Boy Scout Troop 516 to operate a Garage-Sale-In-A-Tent from August 22 through August 24, 1985 in front of the Centerville Place Shopping Center on South Main Street. Mr. Schwab identified the proposed location on a map being the vacant piece of ground just south of the existing Floral & Hardy Garden Center. The Planning Commission, by unanimous vote, recommended approval of this request subject to the necessary permits being obtained from the Washington Township Fire Department and the City of Centerville.

Mr. Tom Poulton, 7570 Yankee Street and Scoutmaster for Troop 516, concurred with the conditions of the Planning Commission, the necessary applications are in process. Mr. Compton moved that the request received from Boy Scout Troop 516 for a Garage-Sale-In-A-Tent from August 22 through August 24, 1985 in front of the Centerville Place Shopping Center be approved in accordance with the recommendation of the Planning Commission. Mr. Singer seconded the motion. The motion passed by unanimous vote of Council.

ZONING ORDINANCE AMENDMENT OXFORD REZONING

Mayor Heintz advised that the Public Hearing previously scheduled for this Meeting concerning An Ordinance Amending Ordinance Number 15 Dated December 11, 1961, The Zoning Ordinance, By Rezoning 67.773 Acres, More Or Less, From Centerville I-1 Classification to Centerville Entrance Corridor Classification, has been rescheduled for Monday September 9, 1985.

OXFORD DEVELOPMENT CONDITIONAL USE REQUEST

Mayor Heintz advised that the Conditional Use Request submitted By Oxford Development Enterprises, Inc. to develop a 358 unit adult apartment complex on approximately 44.75 acres of land situated along the west side of proposed northern extension of Clio Road has been rescheduled for Public Hearing on September 9, 1985. The Public Hearing had originally been set for this Meeting.

ORDINANCE NUMBER 8-85 ZONING ORDINANCE AMENDMENT TEXT

The Public Hearing was held concerning Ordinance Number 8-85. Mr. Kenning reviewed this proposed Ordinance which would require review and approval of Site Plans in the O-S, R-O-I and I-1 zoned districts. The need for this has become apparent due to the anticipated development of vacant land in the near future with the completion of I-675 and plans for the extension of Clio

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Road.

Mr. Charles Bossi, builder and developer with office located at 72 Westpark Road, believes this Ordinance leads to roadblocks in the construction and reconstruction process. He stressed the need for a contractor to be able to ascertain construction requirements quickly. He suggested that the Ordinance differentiate between requirements for a major site development and a simple building addition. Mr. Bossi suggested that acreage could be the deciding factor.

Mr. Greg Lockhart, Attorney representing Centerville Mill, 7991 Clys Road, questioned the necessity of this Ordinance considering the fact that Mr. Wilson has been required to provide Site Plan amendments previously by the City. He identified the inability of Centerville Mill to apply for amendments to a Site Plan every time there is a change upon the property. Mr. Kenning clarified the fact that Centerville Mill is a retail use, this Ordinance affects industrial uses.

Mr. Richard Call, construction worker in the area, see this Ordinance as overkill, he believes that the time factor involved will hinder the business community in Centerville in the future.

Mr. Kenning identified the time lapse as 60 to 90 days from application to final approval, however, the Zoning Ordinance is being rewritten in order to streamline time requirements. This is a major concern of the Zoning Task Force.

Mr. Robert Mason, owner of Precision Industries Incorporated, 40 Compark Road, pointed out the fact that small business does not have the luxury of long term planning, 60 to 90 days would take him out of the running for new business, time is very important for small business to succeed. He encouraged the deletion of small business additions from the requirements of the proposed Ordinance.

Mr. Samples, Chairman of the Zoning Task Force, recognized suggestions and concerns offered during this Public Hearing as valid. He explained the objective of the Task Force to delete some of the paperwork and minimize time requirements for small projects. The proposed amendment to the Zoning Ordinance should come to the Planning Commission and City Council from the Zoning Task Force in approximately two or three months.

Mr. Taylor explained the fact that this Ordinance has been introduced in anticipation of some major industrial project coming before the City before proper controls are in place. He suggested that Council reconsider the Ordinance as it relates to small projects and additions.

Mr. Singer moved that Ordinance Number 8-85, An Ordinance Amending Ordinance Number 15-61, The Zoning Ordinance, As Amended By Ordinance Number 79-73, Clarifying The Requirement For Development Plan Review By The Planning Commission And Approval By City Council Prior To The Issuance Of Zoning Certificates In The O-S, R-O-I And I-1 Zoning Districts, be tabled for consideration during a future Work Session and until the next Regular Meeting of City Council. Mr. Siler seconded the motion. A roll call vote resulted in 3 ayes in favor of the motion; Mr. Compton, Mr. Samples and Mayor Heintz voted no. The Chair declared the motion failed. Mr. Farquhar clarified the fact

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that, lacking other action, the proposed Ordinance becomes a mute issue. Mr. Compton moved for reconsideration of the previous motion. Mr. Taylor seconded the motion. The motion passed by unanimous vote of Council. A roll call vote on the main motion resulted in six ayes in favor of the motion.

ORDINANCE NUMBER 9-85 LIQUOR CONTROL

The Public Hearing was held concerning Ordinance Number 9-85. Mr. Kenning reviewed this proposed Ordinance, better known as the Keg Ordinance, to amend the existing liquor control provisions in the Centerville Municipal Code to reflect State Law as it relates to liquor sales on election day, and to deem it unlawful for any parent or guardian to knowingly or negligently permit minors to consume alcoholic beverages in their home or on their premises.

Mayor Heintz advised that this Ordinance came to City Council through the Positive Action Committee of the Centerville Schools. Added to the Ordinance could be a sunset clause to provide that the Ordinance automatically stand repealed on the third anniversary of the effective date of the Ordinance unless extended by Ordinance.

Mrs. Carolyn Miller, 7859 Millerton Drive, a resident of the City of Centerville and counselor in the Centerville Schools, believes that parents will welcome this type of Ordinance, they need this support; a strong statement is needed in this community against alcohol coming from local government and law enforcement agencies.

Mr. Adrian Rose, 104 Cushwa Drive, offered his support for passage of this Ordinance.

Mr. Tom Poulton, 7570 Yankee Street and representing the Positive Action Committee, reviewed statistics in support of this Ordinance. This Ordinance gives the message from local officials to adults and youth of this community that under age drinking is unlawful. It gives parents and law enforcement officers a tool; it places the responsibility where it can be most effective.

Police Chief Lickert advised that Municipalities having this same type legislation have experienced voluntary compliance, it has been a good tool.

Mr. Compton and Mr. Samples suggested that a sunset clause be added to the proposed Ordinance to cause the Ordinance repealed on the second or first anniversary of the effective date of the Ordinance due to the newness of this type legislation. Council agreed that Section 7 of the proposed Ordinance be changed to include the following "Section 529.02 (i) of the Centerville Municipal Code as contained in Section 2 of this Ordinance shall automatically expire and stand repealed on the second anniversary of the effective date of this Ordinance unless extended by Ordinance."

Mr. Compton sponsored Ordinance Number 9-85, An Ordinance Amending Chapter 529 Of The Centerville Municipal Code Relative To Liquor Control, and moved that it be passed as amended. Mr. Singer seconded the motion. The motion passed unanimously.

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Bert and Mary Fortlage, 131 Poinciana Drive, appeared before Council to cite a problem with a neighbor's vegetation encroaching upon their property, thus attracting an unusual amount of birds which, in turn, causes other problems. Mayor Heintz suggested that this matter be filed as a complaint with the Centerville Property Review Commission for their review and/or recommendation; if the result is not satisfactory then a civil suite would be the only recourse. Mr. Compton suggested that this type problem be considered by the Zoning Task Force for perhaps inclusion in the Property Maintenance Ordinance recently passed by City Council.

Mr. Jim Peth, a resident of Washington Township and Co-chairman of the Montgomery County Drug Task Force, thanked City Council for the passage of the keg Ordinance.

ORDINANCE NUMBER 11-85 PERSONNEL

Mr. Compton moved that Ordinance Number 11-85, An Ordinance To Amend Section Eight, Paragraph B Of Ordinance Number 43-84 To Establish Class Titles, Pay Grades, Rates Of Pay, And Regulations For Employees Of The City Of Centerville, Ohio, be set for Public Hearing on September 16, 1985. Mr. Samples seconded the motion. The motion passed by unanimous vote of Council.

RESOLUTION NUMBER 23-85 EAST RIDGEWAY ROAD

Mr. Kenning reviewed the following Bids received for the reconstruction of East Ridgeway Road in the City of Centerville:

Butler Asphalt Company, Inc.	\$27,677.95
TdM Construction Company, Inc.	27,997.00
Sycamore Builders, Inc.	30,358.25

Mr. Kenning recommended accepting the lowest and best Bid of Butler Asphalt Company, Inc., in the amount of \$27,677.95. Completion will be within six weeks from the award of the Contract. Mr. Siler sponsored Resolution Number 23-85, A Resolution Accepting The Bid Of Butler Asphalt Company, Inc. To Supply East Ridgeway Reconstruction To The City Of Centerville And To Authorize The City Manager To Enter Into A Contract In Connection Therewith, and moved that it be passed. Mr. Taylor seconded the motion. The motion passed by unanimous vote.

ROCKY ROCOCO'S PAN STYLE PIZZA RESTAURANT

Mayor Heintz reviewed a request received from Franchise Development Corporation that a Public Hearing be set for September 16, 1985 to consider their proposed Conditional Use and Site Plan for the establishment of a Rocky Rococo's Pan Style Pizza Restaurant to be located at Cross Pointe Center, 193 East Alexandersville-Bellbrook Road. Mr. Taylor moved that this Public Hearing be set as requested by Franchise Development Corporation. Mr. Samples seconded the motion. The motion passed unanimously.

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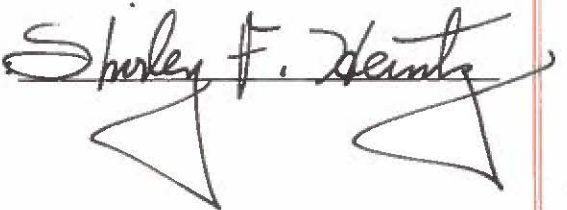
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SISTER CITY COMMITTEE

Mayor Heintz advised that the terms of Linda Hall and Ferne Reilich will soon expire as Members of the Sister City Committee. Mr. Taylor moved that Mrs. Hall and Mrs. Reilich be reappointed to another term of three years on the Sister City Committee. Mr. Siler seconded the motion. The motion passed by unanimous vote of City Council.

There being no further business, the Meeting was adjourned.

Approved
Mayor



ATTEST:

David J. Langlin
Clerk of Council