

~~WESTON LEGAL BLANK CO. 10/74~~

Held August 15, 19 83

The Council of the City of Centerville, County of Montgomery, State of Ohio, met in Regular Session on Monday, August 15, 1983 at 8:00 P.M. in the Council Chambers of the Centerville Municipal Building. The Meeting was opened with an Invocation given by Reverend Preston Dawes, Pastor of the Heritage United Presbyterian Church and City Chaplain and the Pledge of Allegiance to the Flag with Mayor J. V. Stone presiding. Councilmembers and City Staff present were as follows:

- Deputy-Mayor Charles Taylor
- Councilmembers Bernard Samples
- Jeffrey Siler
- James Singer
- Shirley Heintz
- City Manager Darryl Kenning
- City Planner Alan Schwab
- Service Director Richard Bishop
- City Engineer Karl Schab
- Director of Finance William Bettcher
- Chief of Police William Randolph
- Acting Municipal Attorney Gayle Young
- Administrative Assistant Jon Bormet

Mayor Stone advised that Council Russell Sweetman's absence from this Meeting was due to official business. Mr. Taylor moved that Councilman Sweetman be excused from this Meeting. Mr. Siler seconded the motion. A roll call vote resulted in six ayes in favor of the motion.

The Minutes of the following Meetings had been distributed prior to this Meeting:

- Council Meeting - July 18, 1983.
- Council Work Session Meetings - July 18, 1983.
- August 8, 1983.

Mayor Stone advised that the Minutes of the August 8, 1983 Work Session Meeting should be amended to reflect the presence of Councilman Russell Sweetman. Mrs. Heintz moved that the Minutes of the foregoing Meetings be approved, as distributed and as amended. Mr. Siler seconded the motion. A roll call vote resulted in six ayes in favor of the motion.

Dr. Ronald Helms, Chairman of the Sister City Committee, presented to Council an award received from the Reader's Digest Foundation and the Town Affiliation Association, for the City of Centerville's participation in its youth exchange program with the City of Waterloo, Ontario Canada. A similar award will be presented to Waterloo during the Oktoberfest in Canada this year. Mr. Helms also announced plans for approximately twenty Centerville representatives to visit Bad Zwischenahn, West Germany in 1984. Mayor Stone expressed the City's appreciation for achievements made by the Sister City Committee during recent years.

Mayor Stone read and presented a Certificate of Appreciation to retiring City Planning Commission Member Stanley A. Morrow. Mr. Morrow's current term expired on August 1, 1983.

Chief Randolph's introduction of Police Office William Nimmo was followed by the Oath of Office administered by Mayor Stone.

Mr. John Kessler, Vice President of Seniors, Inc., outlined for Council activities which are and will be happening at the St. Leonard's Senior Citizens Center. Mr. Kessler and Mayor Stone encouraged Membership in this organization, everyone is eligible.

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Mr. Kenning reported the following during his City Manager's Report: The Miami Valley Cable Television Council has hired Coralee Wilson as Executive Director, employment began this date.

Competitive Bids were received and opened for the City's purchase of a computer system, bids ranged from \$30,000 to \$80,000. The eight systems bid by six companies are being reviewed for a report to Council in the near future.

The July, 1983, Police Activity Report and Building Inspection Report were briefly reviewed for the listening audience.

The Combined Health District of Montgomery County will give Influenza Immunizations at the Centerville Municipal Building, Community Room, on October 6, 1983 between the hours of 1:30 to 4:00 P.M. The shot will give protection against A Brazil, A Philippine and B Singapore influenza. The Health District will accept a donation of \$3.00 in order to cover administrative and supply costs.

Mr. Kenning brought attention to the two additional flag poles recently erected in front of the Centerville Municipal Building. Flags from Centerville's Sister Cities: Waterloo, Ontario Canada and Bad Zwischenahn, West Germany flew on the poles when dedicated on the 4th day of July, 1983. Other exterior improvements have been made to the Municipal Building and grounds during this summer of 1983.

WALNUT HILLS ESTATES II SECTION ONE

Mr. Kenning reported on the Planning Commission Meetings held July 26 and August 9, 1983. Mr. Schwab reviewed a proposed Record Plan for Walnut Hills Estates II, Section One, the property being the extension of Rhine Way, south of Centerville Station Road and west of Wilmington Pike. Section One involves approximately 8 1/2 acres of land, and includes 17 lots for development. The Planning Commission unanimously recommended approval of this Record Plan to Council subject to the following conditions:

1. City Council stamp "No Plat Required" on deed transfer of the entire 8.475 acre tract shown on the Preliminary Plan for Walnut Hills II and the applicant be required to record this transfer of ownership prior to recording of the Record Plan for Section One of Walnut Hills Estates II.

2. The street name Park Place be changed to a name acceptable to City Staff.

3. Protective Covenant Number 7 be changed to require Lots 1-6 to have a northwest side yard of ten (10) feet.

4. Protective Covenant Number 8 be changed as follows:

"Year Yards" be changed to "Rear Yards" and "East Side Yard" be changed to "Each Side Yard".

5. The applicant submit a drawing approved by City Staff showing the buildable lot area for each lot.

6. The applicant place a covenant on the deed for the land in Greene County where the off-site storm water drainage improvements are proposed which permits the developer or the City to make these improvements. This deed covenant shall be approved by the City Attorney and recorded prior to recording of the Record Plan.

7. The storm water drainage plan be approved by the City Engineer.

8. In lieu of completion of the public improvements prior to recording of the plat, the applicant shall enter into a Subdivider's Agreement with the City and post a Performance Bond in a dollar amount approved by the City Engineer.

Mr. Schwab advised that the amount of Performance Bond has been set at \$106,000.00. Mr. Singer recommended that this dollar amount be included in Council's approval of the Record Plan. Mr. Singer moved that the Record Plan for Walnut Hills Estates II, Section One, be approved in accordance with the

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recommendation of the Planning Commission, including all conditions and including the amount of a \$106,000.00 Performance Bond be required. Mr. Siler seconded the motion. A roll call vote resulted in six ayes in favor of the motion.

ORDINANCE NUMBER 18-83 PERSONNEL

The Public Hearing was held concerning Ordinance Number 18-83. Mr. Kenning reviewed this proposed amendment to the Personnel Ordinance to provide for a supplemental retirement plan for City Employees. The Plan provides a cost effective way of rewarding Employees that have served the City over an extended period of time. Upon question of Mr. Siler, Mr. Kenning outlined possible costs to the City upon Employees' retirement. Mayor Stone expressed opposition to this proposed Ordinance based upon the fact that Employees now receive sick leave benefits, passage of this legislation rewards Employees for not taking advantage of their sick leave benefits. Mrs. Heintz sponsored Ordinance Number 18-83, An Ordinance To Amend Ordinance 45-82 By Establishing A Supplemental Retirement Plan, and moved that it be passed. Mr. Samples seconded the motion. A roll call vote resulted in four ayes in favor of the motion; Mayor Stone and Mr. Siler voted no.

ORDINANCE NUMBER 19-83 BOARD OF ARCHITECTURAL REVIEW

The Public Hearing was held concerning Ordinance Number 19-83. Mr. Taylor sponsored Ordinance Number 19-83, An Ordinance To Appoint Barbara R. Talmage To The Board Of Architectural Review For The City Of Centerville, Ohio, And Establish A Term Of Office, and moved that it be passed. Mr. Siler seconded the motion. A roll call vote resulted in six ayes in favor of the motion.

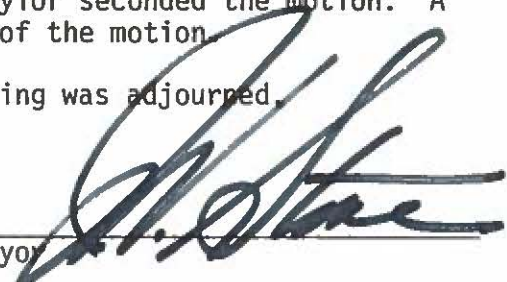
ORDINANCE NUMBER 20-83 STREET NAME CHANGE

Mr. Kenning advised that a petition has been received from all property owners on Pavlak Drive requesting that the street name be changed to Rustic Park Trail. Pavlak Drive is unfamiliar, not typical of the area and is too easily misspelled. Mr. Siler moved that Ordinance Number 20-83, An Ordinance Changing The Name Of Pavlak Drive To Rustic Park Trail, be set for Public Hearing on September 19, 1983. Mr. Taylor seconded the motion. A roll call vote resulted in six ayes in favor of the motion.

There being no further business the Meeting was adjourned.

Approved:

Mayor



ATTEST:

Marie J. McLaughlin
Clerk of Council