

Held February 5,

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The Council of the City of Centerville, County of Montgomery, State of Ohio, met in Regular Session on Monday, February 5, 1979 at 8:00 P.M. in the Council Chambers of the Centerville Municipal Building. The Meeting was opened with an Invocation given by Reverend Nicholas Rachford, Chaplain for City Council, and the Pledge of Allegiance to the Flag with Mayor Victor Green presiding. Councilmembers and City Staff present were as follows:

Deputy Mayor Russell Sweetman

Councilmembers Jeffrey Siler

James Singer

J. V. Stone

Leonard Stubbs

Clerk of Council Marilyn McLaughlin

City Manager Darryl Kenning

Administrative Assistant Joseph Minner

Planner Alan Schwab

Service Director Richard Bishop

City Engineer Karl Schab

Director of Finance William Bettcher

Chief of Police William Randolph

Municipal Attorney Robert Farquhar

Mayor Green advised that Councilwoman Nora Lake was out of town attending the National Association of Regional Councils. Mr. Singer moved that Mrs. Lake 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 Meetings - January 8, 1979.

- January 15, 1979.

Council Work Session Meetings - January 8, 1979.

- January 15, 1979.

- January 22, 1979.

- January 29, 1979.

Mr. Sweetman moved that the Minutes of the foregoing Meetings be approved, as distributed. Mr. Stone seconded the motion. A roll call vote resulted in six ayes in favor of the motion; Mr. Singer abstained from the Minutes of the January 15 Meetings.

Mayor Green welcomed Bernie Steve Dorado from San Jose Costa Rica, a visitor of Mr. Farquhar, to the Council Meeting and to the City of Centerville.

Mrs. McLaughlin announced the receipt of a Notice from the Ohio Department of Liquor Control of an Application for the transfer of a D1 and D2 Permit from Bri Son Enterprises, Inc., DBA LaRosas Pizzeria to Gregg Pancero, Inc., DBA LaRosas Pizzeria, 6090 Far Hills Avenue. Council indicated no objection to this transfer.

Mrs. McLaughlin advised that a letter of resignation had been received from Youth Board Member Robert Sands, Mr. Sands has moved from the City of Centerville.

Mayor Green briefly reviewed the Investment Committee Meeting held prior to this Meeting; monies are being invested which have resulted from the sale of Bonds for future road improvement projects.

Mayor Green announced a Government Officials Breakfast scheduled for

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Tuesday, February 13, 1979 to begin at 7:30 A.M. at the King Cole's Tudor Grille. Guest speaker will be Ms. Jacqueline J. Byers, Ohio State Coordinator, Office of Revenue Sharing, Department of the Treasury; topic to be "The 96th Congress and Revenue Sharing (Prospects for Renewal)".

Mayor Green brought attention to a prize winning valentine he received from Susan Espe, 7825 Raintree Road, winner of the funniest category in a Contest sponsored by the Buckeye Girl Scouts Council.

Mr. Kenning reported the following during his City Manager's Report:

An Intergovernmental Personnel Act Grant has been approved for the Six Cities to explore a possible joint selection process for new employees; this program could result in the Six Cities giving the written, psychological, polygraph and background examinations for police officers together, thus eliminating some of the duplication now occurring and reducing costs.

A Public Hearing has been scheduled for Wednesday, February 21, 1979 at the Kettering Government Center to consider a revision in rates for Cable TV service.

Traffic signals have been installed at the intersection of Clio Road and Centerville Station Road, these lights will not be activated until the roadway improvement is complete.

The activity report of the Service Department was briefly reviewed for the month of January, 1979.

Mr. Stubbs and Mr. Sweetman making reference to a street cut made on Centerville Station Road, requested that completion be pursued as soon as possible.

CENTERVILLE PLACE

Mr. Schwab reviewed Planning Commission's action taken during their Meeting on January 30, 1979 concerning the request of the Beerman Realty Company to amend the Site Plan for Centerville Place, a commercial development north of the Elder-Beerman Store on State Route 48. The amendment adds a trash compacter at the rear of the new Kroger Store in the development. The Planning Commission recommended approval of this amendment subject to the receipt of a letter of agreement from the Montgomery County Sanitary Engineering Department concerning the concrete pad overlapping a portion of the existing water easement. Mr. Stone moved that Council approve the amendment to the Site Plan for Centerville Place contingent upon Montgomery County Sanitary Engineering Department's approval of the concrete pad overlapping a portion of the existing water easement. Mr. Sweetman seconded the motion. A roll call vote resulted in six ayes in favor of the motion.

Mr. Sweetman reviewed progress being made on the construction of proposed I-675.

ORDINANCE NUMBER 1-79 LAND DEDICATION

The Public Hearing was held concerning Ordinance Number 1-79. Mr. Kenning reviewed the proposed Ordinance which dedicates a strip of land belonging to Centerville Steel Products Incorporated which is needed for the improvement of East Franklin Street at Clio Road. Mr. Stubbs sponsored Ordinance Number 1-79, An Ordinance Accepting The Conveyance By A Deed From Centerville Steel Products Incorporated Of A Strip Of Land Containing .094 Acres More Or Less For Dedication To The Public For Use As Public Right Of Way Forever, 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 3-79 HUMAN SERVICES DEPARTMENT

The Public Hearing was held concerning Ordinance Number 3-79. Mr.

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Kenning reviewed the proposed Ordinance, it creates a Human Services Department and provides for the City to expend funds for said Project. Centerville acts as the fiscal agent for the other participating communities. Mr. Sweetman sponsored Ordinance Number 3-79, An Ordinance Establishing A Human Services Department, Appropriating Funds For The Operation Thereof And Adopting Personnel Policies Therefore, and moved that it be passed. Mr. Singer seconded the motion. A roll call vote resulted in six ayes in favor of the motion.

ORDINANCE NUMBER 4-79 SISTER CITY COMMITTEE

The Public Hearing was held concerning Ordinance Number 4-79. Mr. Siler sponsored Ordinance Number 4-79, An Ordinance Appointing Suzanne T. Roach To The Sister City Committee For The City Of Centerville, Ohio, And Establishing A Term Of Office, and moved that it be passed. Mr. Stone seconded the motion. A roll call vote resulted in six ayes in favor of the motion.

ORDINANCE NUMBER 5-79 PARK LAND DEDICATION

The Public Hearing was held concerning Ordinance Number 5-79, an Ordinance which conveys two Centerville Parks to the Centerville-Washington Park District for their use and maintenance. Mr. Stubbs suggested that a provision be included in the proposed Ordinance to provide for the ownership of said parks to revert to the City of Centerville if the land ceases to be used for Park purposes. Mr. Stubbs moved that the proposed Ordinance be amended to include "That if the use of the aforesaid parcels ever ceases to be for park purposes, the ownership of said parcels shall revert to the City of Centerville" and that the amended Ordinance be set for Public Hearing on February 19, 1979. Mr. Sweetman seconded the motion. A roll call vote resulted in six ayes in favor of the motion.

JOES IS A FISH HOUSE

Mr. Schwab reviewed the Site Plan for Joes Is A Fish House, a Restaurant proposed to be located at the north east corner of Far Hills Avenue and Loop Road. Mr. Schab reviewed drainage problems experienced to the north and east of the subject property several years ago. He reviewed the drainage plan for the proposed development; Mr. Schab believes that this will not create more drainage problems than can be expected according to design. This Site Plan has been amended to include changes requested in the landscaping plan. Mr. Stone moved that the corrected Site Plan for Joes Is A Fish House be approved, contingent upon bumper blocks being used in the parking area to stop cars instead of an asphalt curb, that a drain tile be placed under the asphalt approach into Bill Knapps parking area, and that rip rap be placed at both ends of the drain tile. Mr. Stubbs seconded the motion. A roll call vote resulted in six ayes in favor of the motion.

DENNY'S RESTAURANT

Mr. Kenning reviewed the recommendation of the City Engineer that the Performance Bond posted on Denny's Restaurant in the amount of \$5,000.00 be released. The Bond was required to assure that the final layer of asphalt paving in the parking lot as well as the landscaping as shown on the approved Site Plan would be provided at the proper time. Inspections in 1978 revealed that all landscaping items were in place and that the parking lot met specifications. Mr. Singer moved that Council release the Performance Bond posted on Denny's Restaurant located at the southeast corner of Far Hills Avenue and Loop Road, in the amount of \$5,000.00, to assure the final layer of asphalt paving in the parking area and landscaping. Mr. Sweetman seconded the motion. A roll call vote resulted in six ayes in favor of the motion.

RECORD OF PROCEEDINGS

Minutes of

Meeting

~~DATION LEGAL BLANK CO. 10111~~

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Mayor Green brought attention to a letter received from a postman in Centerville requesting that consideration be given to banning plastic bags on doorknobs. Mr. Kenning will further pursue this matter.

There being no further business, the Meeting was adjourned.

Approved: Victor A. Green
Mayor

ATTEST:

Marie J. McDougall
Clerk of the Council