

DAYTON LEGAL BLANK CO. 10144

Held September 18, 19 78

The Council of the City of Centerville, County of Montgomery, State of Ohio, met in Regular Session on Monday, September 18, 1978 at 8:00 P.M. in the Council Chambers of the Centerville Municipal Building. The Meeting was opened with an Invocation given by Councilman Leonard Stubbs 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 Nora Lake

Leonard Stubbs

J. V. Stone

Jeffrey Siler

James Singer

Clerk of Council Marilyn McLaughlin

City Manager Darryl Kenning

City Planner Garth Reynolds

Service Director Richard Bishop

City Engineer Karl Schab

Director of Parks and Recreation John Dunathan

Director of Finance William Bettcher

Chief of Police William Randolph

Municipal Attorney Robert Farquhar

Administrative Assistant Joseph Minner

Previous Executive Director of Cable Television, Ron Heroux reviewed for Council advancement made in our Community relative to Cable TV during his tenure. He introduced the new Executive Director Sue Buske, who outlined what residents can expect with Cable TV during the next few months. Mrs. Buske explained community television and invited participation by those who wish to get involved.

Mayor Green announced the Centerville Coeds Invitational to be held Sunday afternoon, September 24, 1978 at the High School.

Mayor Green also announced the Grand Opening of the Sycamore Medical Center to be held Sunday afternoon, October 8, 1978.

Mr. Kenning reported the following during his City Manager's Report:  
Councilmember Nora Lake has been appointed as a Member of the Ohio Municipal League Board of Trustees.

The State Route 725 bridge replacement project will begin during the following two weeks. Weather permitting, the project will be completed by the end of 1978. A standard temporary bridge will be constructed for use during the replacement.

The 701 project: environmental block appraisal for a house and land use data file is complete. Review copies are available for those interested.

Final plans should be in-hand during the next few days for the Black Oak Forest drainage swale.

A Staff report will be given after this Council Meeting concerning the development of land zoned Industrial located on Alexandersville-Bellbrook Road east of Loop Road.

Upon question of Mr. Stubbs, Mr. Kenning advised that the City of Centerville is currently using the Montgomery County Disposal System, however, there is some question as to how long this system will continue to operate. Mr. Stubbs suggested that Centerville be in contact with the Franklin Incinerator in order to use that facility in the future if the need occurs. Mayor Green reviewed what he has done to activate the Solid Waste Advisory Committee to bring pressure upon the County Commissioners to seek a solution to the problem.

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Mr. Sweetman announced the Miami Valley Cable Television Council Meeting scheduled for Wednesday, September 20, 1978 to begin at 3:30 P.M. at the Miamisburg Civic Center.

Mrs. Lake advised that a Task Force appointed by the Miami Valley Regional Planning Commission has reviewed a document entitled "Framework for Change", an equivalent to a regional comprehensive policy. This document will be forwarded to the City of Centerville before adoption by MVRPC, for review. Copies can be received at the Municipal Building. This document forms the basis for MVRPC's actions and reviews over the next several years.

Mrs. Donna Davis, 330 East Whipp Road, appeared before Council questioning Centerville's plans for the curve on East Whipp until the roadway is straightened. Mr. Kenning reviewed improvements being provided by the City and Washington Township.

#### CARRIAGE SQUARE SECTION FOUR

The Public Hearing was held concerning the Conditional Use Request filed by Carriage South Partnership to construct a condominium project in an Entrance Corridor District. Mr. Reynolds located the subject property on a map and reviewed the Preliminary Plan for Carriage Square, Section Four; the property is located along the west side of Bigger Road at the intersection of Bigger Road and Carriage Trace Boulevard. The Plan consists of 5.846 acres of land, 32 units are planned at a density of 5.4 units per acre. The Plan also includes one additional curb cut onto Bigger Road. The Planning Commission approved this Preliminary Plan subject to corrections regarding the parking layout and number of parking spaces; this has been resolved between the City and the Developer. The area in question was originally designated for commercial purposes. Mr. Robert Archdeacon, from the Ralph L. Woolpert Company and representing the Developer, advised that the streets in the Development will be undedicated and will have the same configuration as that Section to the south. As suggested by Mr. Reynolds, Mr. Archdeacon advised that the Developer will submit to the City a letter of agreement with the future widening of Bigger Road. The Plan includes an additional lane along the west side of Bigger Road from the Kettering Corporation Line to the curb cut to provide for turning traffic. Mr. Sweetman moved that the Conditional Use Request filed by Carriage South Partnership to permit the construction of a condominium project in an Entrance Corridor District be approved. Mr. Singer seconded the motion. A roll call vote resulted in six ayes in favor of the motion; Mr. Siler abstained.

#### ORDINANCE NUMBER 47-78 SISTER CITY COMMITTEE

The Public Hearing was held concerning Ordinance Number 47-78. Mr. Stone sponsored Ordinance Number 47-78, An Ordinance Appointing John Spoor To The Sister City Committee Of The City Of Centerville, Ohio And Establishing A Term Of Office, and moved that it be approved. Mr. Sweetman seconded the motion. A roll call vote resulted in seven ayes in favor of the motion.

#### RESOLUTION NUMBER 61-78 UTILITY EASEMENT

Mr. Kenning reviewed a proposed Resolution to grant to the Dayton Power and Light Company a utility easement across the front and west side of Benjamin Archer Park; he recommended that this request be granted. Mr. Sweetman sponsored Resolution Number 61-78, A Resolution Authorizing And Directing The City Manager To Act On Behalf Of The City Of Centerville To Grant An Easement For A Gas Line To The Dayton Power And Light Company, Said Easement To Be 1201 Feet In Length; And 15 Feet Wide Across The Properties Described In Microfiche No. 74-136-B09 And 74-136-B12, Also An Easement 1013 Feet In Length And 13 Feet Wide Across The Property Recorded In Microfiche

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No. 74-136-B12 (Deed Records Of Montgomery County Ohio.), and moved that it be passed. Mrs. Lake seconded the motion. A roll call vote resulted in seven ayes in favor of the motion.

RESOLUTION NUMBER 62-78 PERSONNEL

Mr. Kenning reviewed a proposed Resolution to create the position of Master Mechanic in the Service Department, this is a clean up item left from the 1978 Budget prepared last year. Mr. Siler sponsored Resolution Number 62-78, A Resolution Creating The Position Of Master Mechanic In The Service Department and Authorizing A Pay Scale, and moved that it be passed. Mr. Sweetman seconded the motion. A roll call vote resulted in seven ayes in favor of the motion.

RESOLUTION NUMBER 63-78 EAST FRANKLIN STREET/CLYO ROAD IMPROVEMENT

Mr. Kenning reviewed the following three bids received for the improvement of the East Franklin Street/Clyo Road intersection:

Street Improvement

Carey Paving Company, Inc.		\$70,286.50
	Alternate	4,788.00
Finke Construction Company		92,032.00
	Alternate	3,368.20

Traffic Singal Control

Wagner-Smith Company		26,580.00
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Mr. Kenning and Mr. Schab recommended that Council accept the two low bids with alternate for a total bid price of \$101,654.50, which is approximately \$5,000.00 below the Engineer's estimate. Mr. Singer sponsored Resolution Number 63-78, A Resolution Accepting The Bid Of Carey Paving Company, Inc. To Supply Street Improvement At East Franklin Street/Clyo Road Interseciton 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. Stone seconded the motion. A roll call vote resulted in seven ayes in favor of the motion.

RESOLUTION NUMBER 64-78 EAST FRANKLIN STREET/CLYO ROAD IMPROVEMENT

Mr. Sweetman sponsored Resolution Number 64-78, A Resolution Accepting The Bid Of Wagner-Smith Company To Supply Traffic Signal Controls At East Franklin Street/Clyo Road Intersection 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. Singer seconded the motion. A roll call vote resulted in seven ayes in favor of the motion.

Mr. Stubbs announced the Tax Committee Meeting scheduled for Tuesday, September 19, 1978 to begin at 7:30 P.M. at the South Suburban Annex. He invited interested residents to attend.

There being no further business, the Meeting was adjourned.

Approved: Victor A. Ghee  
Mayor

ATTEST:  
Marilyn J. Laugel  
Clerk of the Council