

Held November 3, 19 75

CENTERVILLE CITY COUNCIL
REGULAR MEETING
NOVEMBER 3, 1975

The Council of the City of Centerville, County of Montgomery, State of Ohio met in Regular Session on Monday, November 3, 1975 at 8:00 P.M. in the Council Chambers of the Centerville Municipal Building. The Meeting was opened with an Invocation given by Reverend Lawrence Fetzer from the Washington Heights Baptist Church and the Pledge of Allegiance to the Flag with Mayor Paul Hoy presiding. Council Members and City Staff present were as follows:

Deputy-Mayor J. V. Stone
Councilwoman Nora Lake
Councilmen Leonard Stubbs
Ralph Spencer
Charles McQueeney
Russell Sweetman
Clerk of Council Marilyn McLaughlin
City Manager Darryl Kenning
City Planner Garth Reynolds
Service Director Richard Bishop
City Engineer Karl Schab
Director of Finance William Bettcher
Chief of Police William Randolph
Municipal Attorney Robert Farquhar
Administrative Assistant John Levermann

The Minutes of the Meeting of October 20, 1975 had been distributed prior to this Meeting. Mr. Stubbs moved that the Minutes of the Meeting of October 20, 1975 as distributed, be approved. Mr. Spencer seconded the motion. A roll call vote resulted in six ayes in favor of the motion; Mayor Hoy abstained.

The Oath of Office was administered to Sister City Committee Member Dale Rodman by Mr. Farquhar.

Mrs. McLaughlin reported that a letter of resignation had been received from City Beautiful Commission Member Elyse Kindler. Mr. Sweetman moved that a Resolution of Appreciation be prepared for Mrs. Kindler for the next Council Meeting. Mr. Stone seconded the motion. A roll call vote resulted in seven ayes in favor of the motion.

Mr. Kenning reported the following during his City Manager's Report: \$393.00 was received during the Police Department Auction; \$43.00 was received from the sale of used street signs; there are additional signs available for \$1.00 each at the Municipal Building.

The response to Centerville's first pumpkin contest was generally satisfactory.

A traffic speed control study has been completed for North Main Street; the next step is to proceed to the State and receive their concurrence. Necessary legislation will be forthcoming to implement the program.

A lighting study has been initiated for Main and Franklin Streets, a report will be forthcoming to Council in a few weeks.

The closing on the South Suburban Road property will be November 21, 1975. The salt storage pad has been laid and some equipment is under cover.

Mr. Kenning has been invited to sit on the Western Ohio Emergency Medical Services Council in behalf of the City of Centerville. The Council will review and coordinate emergency medical facilities in a twelve County area.

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The Police Department in cooperation with the Lions Club distributed on Beggars Night approximately 2,000 boxes of Cracker Jacks; low vandalism during Halloween was reported.

Mr. Kenning reviewed the activities of the Service Department during the month of October, 1975.

Manholes in City Streets are now being adjusted.

As requested by Mr. Stubbs, Mr. Kenning advised that a report on grass cuttings during the summer months on certain properties in the City will be presented to Council during the current week.

Upon question of Mr. Stubbs, Mr. Kenning advised that corrections have been made in the 1975 street resurfacing program.

As questioned by Mr. Stubbs, the City Manager reported that 11 1/2 tons of newspaper were collected in October, separate pick-up has not reached a break even point.

As suggested by Mr. Stubbs, Mr. Kenning did not recommend loading zones at the High School.

Mr. McQueeney suggested that plans be developed for a properly designed Recycling Center.

Mr. Sweetman questioned the enforcement of the "no parking" zone along East Franklin Street. Mr. Kenning will pursue this matter in the Glencroft/East Franklin Street area.

Mr. Sweetman suggested that signalization be considered for the intersection of Bigger Road and Alexandersville-Bellbrook Road; perhaps this could be a 1976 Capital Improvement item; motorists must receive assistance at this intersection. Mr. Sweetman also addressed safety devices for the intersection of Clio Road and Alexandersville-Bellbrook Road, he hopes that the City can find monies for these two intersections.

Planing Commission Member George Schottmiller reported on their Meeting held October 28, 1975. Mr. Sweetman questioned the Variance Application submitted by Haverstick Builders, Inc. for a variation in lot sizes; Mr. Reynolds explained their proposal.

As questioned by Mr. Stubbs, the City Planner explained how Washington Township was advised of the Record Plan for Beacon Hill.

ORDINANCE NUMBER 87-75 SISTER CITY

The Public Hearing was held concerning Ordinance Number 87-75. Mr. McQueeney sponsored Ordinance Number 87-75, An Ordinance To Appoint Members To The Sister City Committee For The City Of Centerville For Terms Of Three Years, and moved that it be passed. Mr. Sweetman seconded the motion. A roll call vote resulted in seven ayes in favor of the motion.

ORDINANCE NUMBER 88-75 EAST FRANKLIN STREET

The Public Hearing was held concerning Ordinance Number 88-75. As questioned by Mr. Sweetman, Mr. Kenning advised that the final cost for the improvement amounted to \$2,600.00 less than the bid price because of delay, this benefit has been given to the property owners. The project has been completed 13% less than the bid estimate. All except some lawn work has been completed; monies have been retained by the City to cover this work. Mr. Stubbs sponsored Ordinance Number 88-75, An Ordinance Levying Special Assessments For The Improvement Of A Certain Portion Of East Franklin Street In The City Of Centerville, Ohio, By The Installation Of Sidewalks, Curbs, A Drainage System And Other Improvements Incidental Thereto, and moved that it be passed. Mr. Stone seconded the motion. A roll call vote resulted in seven ayes in favor of the motion.

ORDINANCE NUMBER 85-75 ZONING ORDINANCE AMENDMENT REZONING

Mr. Farquhar reviewed Deed Restrictions received concerning the

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Harriett Oakes property located on North Main Street. They have been prepared in accordance with the recommendation of the City Planner and as requested by City Council. When the property is used for other than single family residence, the driveway, with a 30 foot turning radius, must be located at the north property line. Mr. Sweetman sponsored Ordinance Number 85-75, An Ordinance Amending Ordinance Number 15 Dated December 11, 1961, The Zoning Ordinance, By Re-Zoning One Acre, More Or Less, From Centerville R-2 Classification To Centerville R-3 Classification, and moved that it be passed. Mr. Spencer seconded the motion. A roll call vote resulted in seven ayes in favor of the motion.

ORDINANCE NUMBER 84-75 ZONING ORDINANCE AMENDMENT REZONING

Attorney John Koverman, representing West Franklin Street property owners, outlined problems he has encountered in preparing Deed Restrictions for the properties in question. As these will require much time and money, Mr. Koverman asked for some indication from Council whether or not to proceed with the preparation of Deed Restrictions.

Mr. McQueeney stated his opposition to the extension of the Architectural Preservation District, he is concerned with business restrictions included in the AP Ordinance.

Mr. Reynolds reviewed requirements to be included in the Deed Restrictions: common curb cuts and some additional roadway along that portion of West Franklin Street not presently four lanes.

Mr. Sweetman and Mr. Spencer supported the proposal.

Mr. Stone sees safeguards build in the AP Ordinance, he supports the proposed Plan.

Mrs. Lake is concerned with the AP Ordinance as it now exists.

Mr. Stubbs sees the Plan as a good proposal.

Mayor Hoy believes that AP zoning provides the greatest amount of protection to the property owners to the north, the properties involved will at sometime become business.

Mr. Koverman will proceed to prepare the Deed Restrictions to accompany this Rezoning Request.

There being no further business, the Meeting was adjourned.

Approved:



Mayor

ATTEST:



Clerk of the Council