

CENTERVILLE PLANNING COMMISSION

SPECIAL MEETING
August 10, 1971

A special meeting of the Centerville Planning Commission was held following a work session on August 10, 1971 at the Municipal Building, 100 W. Spring Valley Road, Centerville, Ohio. In attendance were Councilman John Davis, Chairman Harold Wells, Nevin Elliott, Bruce Baker and Robert Ackerman.

A work session preceded the special meeting. In attendance at the work session were developers of Black Oak subdivision, Mr. Black, Mr. Swango and others. Dale Bertsch was present to elaborate on the report presented by MVRPC in regard to Planned Unit Development as applied to Centerville.

At 9:40 P.M. the session was called to order as an official special meeting of the Commission. Present were Wells, Davis, Elliott, Baker and Ackerman.

Z-71-8. On a motion by Mr. Baker and seconded by Mr. Davis it was unanimously voted to deny this application.

Z-71-10 This is an application to rezone 13.62 acres from the present Washington Township zoning to Centerville R-3 and B-2. It was stipulated by the developer that B-1 zoning regulations would be applicable to the area being requested as B-2. In the balance of the land it was agreed that there would be 16 double homes and 4 four family units in the R-3 area. Upon a motion by Mr. Elliott and seconded by Mr. Baker, it was moved to 'accept the proposed plan with restrictions on the B-2, (restricted to B-1 uses) and that there would be no more than 16 doubles and four 4 family units in the R-3 district. with the developer to enter appropriate restrictions in the deed. The time limit on the covenants in the deed to be based on consultation and advice of the City's counsel, Mr. Farguhar. There will be a motion to change the B-2 to B-1 by the Planning Commission at a later date. A roll call resulted in 5 ayes in favor of the motion.

The Planning Commission advised the three members of Council present, Mr. Davis, Mr. Green and Mr. Zengel that the Plan Comm. needed increased funding for professional advice for planning. Mr. Green stated that the best money we, the Council, could spend would be to update the zoning ordinance. It was indicated we should get PUD and similar situations resolved as quickly as possible.

There being no further business before the Commission the meeting was adjourned at 10:00 P.M.

