

Centerville City Council  
Work Session Meeting  
Monday, June 6, 2022

TIME: 5:30 P.M.

PLACE: Kingseed Law Library

ATTENDANCE:

Mayor Brooks Compton  
Councilmembers Mark Engert  
Duke Lunsford  
John Palcher  
Bill Serr

Acting Clerk of Council Donna Fiori  
City Manager Wayne Davis  
IT Director Ryan Collins  
City Engineer Jim Brinegar  
Police Chief Matt Brown  
Development Director Michael Norton-Smith  
City Planner Mark Yandrick  
Human Resources Director Jen McCormick  
Communications Director Kate Bostdorff  
Municipal Attorney Scott Liberman

Also in attendance were:  
Finance Intern Nicholas Meade  
Finance Intern Jack Ruffolo  
Economic Development Intern Cameron Scholler

Mayor Compton called the Work Session meeting to order at 5:34 P.M.

**Executive Session**

At 5:35 p.m., Mr. Lunsford made a motion to move into Executive Session for personnel to consider the appointment, employment, dismissal, discipline, promotion, demotion, or compensation of a public employee, or official, for a conference with an attorney for the City, concerning disputes involving the City that are the subject of pending or potential court action, and for real estate to consider the purchase of property for public purposes. Mr. Palcher seconded the motion, and it passed 5-0 in a roll call vote.

At 6:07 p.m., after no official business was conducted, Mr. Palcher made a motion to move out of Executive Session. Mr. Serr seconded the motion, and it passed 5-0 in a roll call vote.

*Mrs. Kenley and Mrs. Vogelgesang joined the meeting at this time.*

## **Uptown Parking Easement Update**

Mr. Norton-Smith provided an overview of the efforts to obtain parking easement agreements with property owners in the project area around Virginia Avenue and West Franklin Street. He discussed the City's responsibilities, how parking would be unified, future parking phases, drainage easements and detentions, challenges, and alternative options available.

## **Short-term Rental Unit Recap**

Mr. Norton-Smith provided an update regarding short-term rental units (STRUs) including restrictions imposed by other communities, current properties operating as STRUs in Centerville, and options for regulations.

Council members discussed the STRU options available including banning, creating regulations, and non-regulation. City Council indicated a preference for limiting STRUs to zoning districts outside of residential zoned districts if permitted. Creating regulations similar to those presented by staff would be the next recommendation if the first preference is not permitted.

## **City Manager's Report**

- Stubbs Park Summer Concert attendance.
- Party in the Park. Mrs. Bostdorff discussed the vendor village and movie night.
- Invited Mrs. Bostdorff to make Summer Intern Introductions.
  - Nick Meade, Finance Intern and student at Indiana University Bloomington.
  - Jack Ruffolo, Finance Intern and student at the Ohio State University.
  - Cameron Scholler, Economic Development Intern and student at Clemson University.
    - Each intern reviewed the projects they have been involved in while here.
- Thanked Council for the opportunity to build a robust internship program.
- Swearing in of new police officer Austin Sweitzer.
- \$200,000 in state capital funding for upgrades to Benham's Grove.
- Use of American Rescue Plan Act and CARES Act funds response.
- Centerville School Board approved the sale of property to the City on May 23.
- Mr. Roark and Mrs. Piatt attending the Government Finance Officers Association conference in Austin, Texas.
- Pat Turnbull on vacation.
- Researching portable sound system options.
- Electric aggregation information.

Council members concurred an analysis of the pros and cons for utility aggregation should be completed before choosing a direction.
- Proposed property investment reimbursement (PIR) grant for Desulf-Tek LLC. Mr. Scholler described the company and its operations, along with their investment, and job creation. Mr. Scholler noted staff recommends a PIR grant valued at 20 percent of the company's projected withholdings for five (5) years.


## **City Council Meeting Agenda Review**

City Council reviewed the items on tonight's regular meeting agenda.

**Adjournment**

At 7:17 p.m., the Work Session was adjourned. The next regular Work Session is scheduled for Monday, July 11, 2022, at 5:30 P.M., in the Kingseed Law Library, and prior to the regular meeting set for 7:30 P.M.

  
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Teri Davis, Clerk of Council

Approved:   
Brooks A. Compton, Mayor