

City of Trotwood

3035 Olive Road
Trotwood, Ohio 45426
937.837.7771
www.trotwood.org



Meeting Agenda - Final

Monday, March 4, 2024

6:30 PM

Executive Session at 6:00 PM

**Trotwood Community and Cultural Arts Center
4000 Lake Center Drive, Trotwood, Ohio 45426**

City Council

Mayor Yvette F. Page
Vice Mayor Tyna R. Brown, Ward 4
Council Member Bettye L. Gales, Ward 1
Council Member Martha H. Clark, Ward 2
Council Member Charles Ron Vaughn, Ward 3
Council Member Rhonda C. Finley, At Large
Council Member Denise Moore, At Large
Clerk of Council Kara B. Landis

I. Call to Order**II. Invocation****III. Pledge of Allegiance****IV. Roll Call****V. Approve the Agenda****VI. Executive Session**

[SR24-08](#) The Trotwood City Council will move into Executive Session pursuant to Section 121.22(G)(1) of the Ohio Revised Code for the purpose of discussing a personnel matter, specifically the reappointment of a public employee; and, pursuant to Section 121.22(G)(3) of the Ohio Revised Code, which allows for discussion with an attorney for the public body concerning pending or imminent court action.

VII. Adjourn Executive Session

VIII. PUBLIC COMMENTS: To comment on a topic not scheduled for a Public Hearing, please fill out a Speaker Form and return it to the Clerk of Council BEFORE the start of the meeting. When called upon, proceed to the microphone, state your name and address, and proceed with your comments. You will have three (3) minutes to speak.

IX. Special Presentations and Recognitions

[PR11-24](#) Black History Month Contest Winners
Presented by Mayor Yvette F. Page

[PR12-24](#) Dayton Metro Library, Trotwood Branch Update
Presented by Yoonmee Hampson, Branch Manager
Attachments: [PR12-24 Calendar](#)

X. Consent Agenda

[SR24-09](#) Minutes from the February 5, 2024 Regular City Council Meeting.
Attachments: [2024-02-05 DRAFT Meeting Minutes](#)

[SR24-10](#) Minutes from the February 26, 2024 Workshop Session.

Attachments: [2024-02-26 DRAFT Meeting Minutes](#)

[Presentation - Planning Department PUD Review](#)

[Presentation - CDBG-DR Funds](#)

[Presentation - At Main](#)

[Presentation - Jalen Lofts](#)

[Presentation - Flats at Wolf Creek](#)

[R24-29](#) A RESOLUTION BY THE TROTWOOD CITY COUNCIL AUTHORIZING THE MONTGOMERY COUNTY AUDITOR TO REMOVE ASSESSMENTS LEVIED AGAINST CERTAIN PARCELS OF PROPERTY FOR THE CITY'S CUTTING, REMOVAL OR DESTRUCTION OF NOXIOUS WEEDS, VEGETATION AND/OR GRASS FROM THE TAX DUPLICATE.

Attachments: [R24-29](#)

[R24-29 Exhibit A](#)

[R24-30](#) A RESOLUTION BY THE TROTWOOD CITY COUNCIL APPOINTING OAKWOOD MAYOR WILLIAM D. DUNCAN TO THE MONTGOMERY COUNTY 9-1-1 PROGRAM REVIEW COMMITTEE PURSUANT TO SECTION 128.06(A)(5) OF THE OHIO REVISED CODE.

Attachments: [R24-30](#)

XI. Open Public Hearings

To comment during a Public Hearing, please fill out a **Speaker Form** and return it to the Clerk of Council **BEFORE** the start of the meeting. When instructed, please stand to be sworn in by the Mayor. When the Mayor calls the Ordinance you wish to speak on, you will be asked to step to the microphone, state your name and address, and proceed with your comments. Only comments relating to that specific Ordinance are permissible. You will have three (3) minutes to speak.

XII. Ordinances**[OR01-24](#)**

AN ORDINANCE BY THE TROTWOOD CITY COUNCIL ACCEPTING THE RECOMMENDATION FROM THE TROTWOOD PLANNING COMMISSION TO APPROVE AN AMENDMENT TO THE OFFICIAL ZONING MAP OF THE CITY AND THE CLASSIFICATION OF APPROXIMATELY 9.98 ACRES OF LAND KNOWN AS 1866 SHILOH SPRINGS ROAD, PARCEL ID NO. H33 01620 0001, FROM BUSINESS - PLANNED UNIT DEVELOPMENT (B-PUD) TO INDUSTRIAL - PLANNED UNIT DEVELOPMENT (I-PUD) FOR THE PURPOSE OF ALLOWING DESIGN, BUILD, AND LIGHT MANUFACTURING.

Attachments: [OR01-24](#)

[OR01-24 Dtr Report](#)

[OR01-24 Staff Report](#)

[OR02-24](#)

AN ORDINANCE BY THE TROTWOOD CITY COUNCIL ACCEPTING THE RECOMMENDATION FROM THE TROTWOOD PLANNING COMMISSION TO APPROVE A FINAL PLANNED UNIT DEVELOPMENT (PROJECT 1), WITH CONDITIONS, ON APPROXIMATELY 4.322 ACRES OF LAND, PARCEL NOS. H33 00214 0014 AND H33 00214 0015 (PARTIAL), FORMERLY KNOWN AS PARCEL NOS. H33 00214 0001 AND H33 00214 0002, FOR THE PROPOSED "AT MAIN" MULTI-FAMILY HOUSING DEVELOPMENT WITH TWO THREE-STORY APARTMENT BUILDINGS CONSISTING OF 63 APARTMENT UNITS WITH ACCESS FROM MAIN STREET.

Attachments: [OR02-24](#)

[OR02-24 Dtr Report](#)

[OR02-24 Staff Report](#)

[OR02-24 Safety and Security Plan](#)

[OR03-24](#)

AN ORDINANCE BY THE TROTWOOD CITY COUNCIL ACCEPTING THE RECOMMENDATION FROM THE TROTWOOD PLANNING COMMISSION TO APPROVE A FINAL PLANNED UNIT DEVELOPMENT (PROJECT 2), WITH CONDITIONS, ON APPROXIMATELY 2.688 ACRES OF LAND, PARCEL NO. H33 00214 0016, FORMERLY KNOWN AS PARCEL NO. H33 00214 0002 (PARTIAL), FOR THE PROPOSED "JALEN LOFTS" MULTI-FAMILY HOUSING DEVELOPMENT WITH ONE FOUR--STORY APARTMENT BUILDING CONSISTING OF 66 APARTMENT UNITS.

Attachments: [OR03-24](#)

[OR03-24 Dtr Report](#)

[OR03-24 Staff Report](#)

[OR03-24 Safety and Security Plan](#)

[OR04-24](#)

AN ORDINANCE BY THE TROTWOOD CITY COUNCIL ACCEPTING THE RECOMMENDATION FROM THE TROTWOOD PLANNING COMMISSION TO APPROVE A FINAL PLANNED UNIT DEVELOPMENT (PROJECT 3), WITH CONDITIONS, ON APPROXIMATELY 4.258 ACRES OF LAND, PARCEL NO. H33 00214 0017, FOR THE PROPOSED "FLATS ON WOLF CREEK" MULTI-FAMILY HOUSING DEVELOPMENT WITH ONE FOUR--STORY APARTMENT BUILDING CONSISTING OF 65 APARTMENT UNITS.

Attachments: [OR04-24](#)

[OR04-24 Dtr Report](#)

[OR04-24 Staff Report](#)

[OR04-24 Safety and Security Plan](#)

[OR05-24](#)

AN ORDINANCE BY THE TROTWOOD CITY COUNCIL REPEALING CURRENT SECTION 1171.05 "MINIMUM LOT AREA AND WIDTH" OF THE TROTWOOD CODES OF ORDINANCES, AND ENACTING NEW SECTION 1171.05 "MINIMUM LOT AREA AND WIDTH" TO CORRECT THE MINIMUM LOT AREA AND WIDTH FOR AGRICULTURAL AND SINGLE-FAMILY USES.

Attachments: [OR05-24](#)

[OR05-24 Exhibit A](#)

[OR06-24](#)

AN ORDINANCE BY THE TROTWOOD CITY COUNCIL REPEALING CURRENT SECTION 1171.06 "MINIMUM LOT FRONTAGE" OF THE TROTWOOD CODES OF ORDINANCES, AND ENACTING NEW SECTION 1171.06 "MINIMUM LOT FRONTAGE" TO CORRECT THE MINIMUM LOT FRONTAGE FOR AGRICULTURAL AND SINGLE-FAMILY USES.

Attachments: [OR06-24](#)

[OR06-24 Exhibit A](#)

[24-09](#)

Affirm, Reverse, or Modify the Decision of the Board of Zoning Appeals in Case #ZV-2023-5. Appeal filed by Christopher Sanders regarding the decision of the Trotwood Board of Zoning Appeals in Case #ZV-2023-5, a variance request from the minimum side yard setback on a corner lot known as 5151 Free Pike, Parcel ID No. H33 01013 0001.

Attachments: [24-09 Petition to Appeal](#)

[24-09 Dtr Report](#)

[24-09 Staff Report](#)

[24-09 BZA FINAL Minutes 2023-10-26](#)

XIII. Close Public Hearings

XIV. Resolutions[R24-31](#)

A RESOLUTION BY THE TROTWOOD CITY COUNCIL TO ENTER INTO AN EMPLOYMENT AGREEMENT WITH QUINCY E. POPE, SR. TO SERVE AS CITY MANAGER FOR A FIVE (5) YEAR TERM.

Attachments: [R24-31](#)

[R24-31 Exhibit A](#)

XV. Old and New Business**XVI. Comments****A. Clerk of Council: Announcements****B. Council Members: Each Council Member will have three (3) minutes to speak about topics relating to the City of Trotwood that are not on the Meeting Agenda.****C. City Manager****D. Mayor****XVII. Adjourn**